

**HRERA
Gurugram**

**Temp Project Id : RERA-GRG-PROJ-
1485-2023**

**Submission Date : 27-12-2023 01:56:54
PM**

Applicant Type : Company

Project Type: NEW

FORM REP-I

Part - A

1. Name and registered
address of the company

EMAAR INDIA LIMITED

(Annex a copy in Folder A)

**EMAAR BUSINESS PARK,
MG ROAD,
SIKANDERPUR, SECTOR
-28, GURUGRAM-122002**

Phone(Landline)

01244421155

Phone(Mobile)

9876888338 (Number
Shared by Promoter in
Public)

Email ID

coordination.IN@emaar.ae

Website

https://in.emaar.com/en/

Pan No.

(Annex a copy in Folder A) XXXX308B

CIN No.

(Annex a copy in Folder A) U45201DL2005PLC133161

2. Managing
Director/HOD/CEO:

Name : **KALYAN CHAKRABARTI YANMENDRA**

Residential Address : **Emaar Business Park MG Road
Sikanderpur Sector 28 Gurugram Haryana**

Phone (landline) **01244421155**

Phone (Mobile) **1244421155** (Number Shared by
Promoter in Public)

Email ID **Coordination.in@emaar.ae**

PAN No. **XXXX883D**

(Annex a copy in Folder A)



3. Director 1:



Name : **HAROON SAEED SIDDIQUI**

Residential Address : **Emaar Business Park MG Road
Sikanderpur Sector 28 Gurugram Haryana**

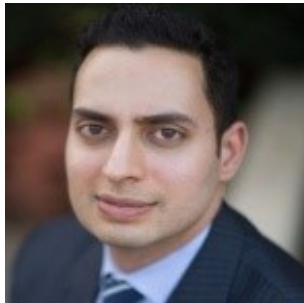
Phone (landline) **01244421155**

Phone (Mobile) **1244421155** (Number Shared by
Promoter in Public)

Email ID **Coordination.in@emaar.ae**

PAN No. **XXXX308B**
(Annex a copy in Folder A)

4. Director 2:



Name : **JASON ASHOK KOTHARI**

Residential Address : **Emaar Business Park MG Road
Sikanderpur Sector 28 Gurugram Haryana**

Phone (landline) **01244421155**

Phone (Mobile) **1244421155** (Number Shared by
Promoter in Public)

Email ID **Coordination.in@emaar.ae**

PAN No. **XXXX477F**
(Annex a copy in Folder A)

5. Director 3:



Name : **SHIVANI BHASIN**

Residential Address : **Emaar Business Park MG Road
Sikanderpur Sector 28 Gurugram Haryana**

Phone (landline) **01244421155**

Phone (Mobile) **1244421155** (Number Shared by
Promoter in Public)

Email ID **Coordination.in@emaar.ae**

PAN No. **XXXX693A**
(Annex a copy in Folder A)

6. Director 4:



Name : **ANIL HARISH**

Residential Address : **Emaar Business Park MG Road
Sikanderpur Sector 28 Gurugram Haryana**

Phone (landline) **01244421155**

Phone (Mobile) **1244421155** (Number Shared by Promoter in Public)

Email ID **Coordination.in@emaar.ae**

PAN No. **XXXX876M**
(Annex a copy in Folder A)

7. Authorised representative for correspondance with Authority:



Name : **KUL BHUSHAN**

Residential Address : **Emaar Business Park MG Road
Sikanderpur Sector 28 Gurugram Haryana**

Phone (landline) **01244421155**

Phone (Mobile) **9876888338** (Number Shared by Promoter in Public)

Email ID **Coordination.in@emaar.ae**

PAN No. **XXXX807C**
(Annex a copy in Folder A)

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

**Signature of the Applicant/
authorised representative**
Stamp _____
Date _____

FORM REP-I

Part - A

Location and Address of the project:

1. Name of the project	THE 88
2. Address of the site of the project (Annex a copy in Folder A)	VILLAGE BAJGHERA, SECTOR 112, GURUGRAM
Tehsil	GURGAON
District	GURUGRAM
3. Contact details of the site office of the project:	
Phone(Landline)	01244421155
Phone(Mobile)	9717776439 (Number Shared by Promoter in Public)
Email	coordination.IN@emaar.ae
4. Contact person at the site office:	
Name	MANOJ SHARMA
Phone(Landline)	01244421155
Phone(Mobile)	9717776439 (Number Shared by Promoter in Public)
Email	coordination.IN@emaar.ae

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

**Signature of the
Applicant / Authorised
Representative**
Stamp _____
Date _____

FORM REP-I**Part - A****Fee Details**

As per sub-rule(2) of rule 3 of the Haryana Real Estate (Regulation and Development) Rules,2017, the fee for registration of the project as has been calculated as follows:

2. The aforesaid fees is hereby deposited vide following Drafts/ Banker's Cheques:-

Sr No.	Draft/Cheque No.	Draft Date	Amount	Payee Bank	Payable To
1	300066	08-12-2023	256000	HSBC BANK	HRERA Gurugram
2	300617	27-02-2024	15000	HSBC BANK	HRERA Gurugram

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

Signature of the Applicant

Mobile no. _____

Email ID _____

Licensee 4:	Name	RAMBIR SINGH S/O MANGE RAM	SAKET, NEW DELHI-110017 Address 306- 308, SQUARE- ONE, C-2, DISTRICT CENTRE, SAKET, NEW DELHI-110017
Licensee 5:	Name	PRAMIL	306- 308, SQUARE- ONE, C-2, DISTRICT CENTRE, SAKET, NEW DELHI-110017 Address 306- 308, SQUARE- ONE, C-2, DISTRICT CENTRE, SAKET, NEW DELHI-110017
Licensee 6:	Name	PARDEEP S/O RANVIR SINGH	306- 308, SQUARE- ONE, C-2, DISTRICT CENTRE, SAKET, NEW DELHI-110017 Address 306- 308, SQUARE- ONE, C-2, DISTRICT CENTRE, SAKET, NEW DELHI-110017
Licensee 7:	Name	BHARAT SINGH	306- 308, SQUARE- ONE, C-2, DISTRICT CENTRE, SAKET, NEW DELHI-110017 Address 306- 308, SQUARE- ONE, C-2, DISTRICT CENTRE, SAKET, NEW DELHI-110017
Licensee 8:	Name	KARAMVIR SINGH	306- 308, SQUARE- ONE, C-2, DISTRICT CENTRE, SAKET, NEW DELHI-110017 Address 306- 308, SQUARE- ONE, C-2, DISTRICT CENTRE, SAKET, NEW DELHI-110017
Licensee 9:	Name	SULTAN SINGH S/O UMRAO SINGH	306- 308, SQUARE- ONE, C-2, DISTRICT CENTRE, SAKET, NEW DELHI-110017 Address 306- 308, SQUARE- ONE, C-2, DISTRICT CENTRE, SAKET, NEW DELHI-110017
Licensee 10:	Name	RISHI ROSH	306- 308, SQUARE- ONE, C-2, DISTRICT CENTRE,

**SAKET, NEW
DELHI-110017**

Address **306-
308, SQUARE-
ONE, C-2,
DISTRICT
CENTRE,
SAKET, NEW
DELHI-110017**

Licensee 11:

Name **BIR SINGH S/O PYARE**

7. If the answer to the above is 'No'

i. In what legal capacity the applicant is applying for registration

(Annex copy of all the relevant documents Including collaboration agreements and Power of Attorney etc. in folder B)

Annexure-B- COLLABORATOR

ii. If the applicant is applying by virtue of Collaboration agreement or Power of Attorney:

- o Was the agreement/Power of Attorney made before or after grant of licence. **(State facts in brief or Annex in folder B)**

BY VIRTUE OF COLLABORATION AGREEMENT SIGNED BEFORE GRANT OF LICENSE

iii. Are agreements and Power of Attorney registered with the Registrar

No

iv. Provide a summary of various collaboration Agreements highlighting important clauses of the agreements. **(Annex in folder B)**

THE DEVELOPER AGREES TO COMPLETE THE PROJECT WITHIN VALIDITY PERIOD OF RERA REGISTRATION/ ANY EXTENSION THEREOF (FORCE MAJURE) FROM RECEIPT OF ALL APPROVALS INCLUDING RERA REGISTRATION AND HAND OVER THE OWNER'S SHARE TO THE OWNER'S COLLECTIVELY.

v. Has ownership of the land changed after grant of license **(Annex details in folder B)**

No

vi. Has the fact of the project land being licensed and bonded for setting up of a colony been informed to the Revenue Department for entry in the record of ownership **(Annex details in folder B)**

Yes

vi. Will applicant himself be marketing the project **(Provide details in folder B)**

Yes

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

Signature of the Applicant / Authorised Representative

Stamp _____
Date _____

FORM REP-I**Part - C****Project Details:**

1. Estimated cost of the project: (Annex a copy of the project in Folder C)	12555.50 Lakhs
i. Cost of the land (if included in the estimated cost)	2986.37 Lakhs
ii. Estimated cost of construction of apartments	3823.00 Lakhs
iii. Estimated cost of infrastructure and other structures	4183.00 Lakhs
iv. Other Costs including EDC, Taxes, Levies etc.	1563.13 Lakhs

2. The total land of the project measuring **1.84 Acres** will be utilised in the following manner:

Sr. No.	Land area under usage	Area of land (Acres)
1	PLOTS TO BE SOLD	0.00
2	LAND AREA TO BE USED FOR CONSTRUCTION OF APARTMENTS	0.267
3	CONSTRUCTION OF ROADS	0.750
4	PAVEMENTS	0.00
5	PARKS AND PLAYGROUNDS	0.346
6	GREEN BELTS	0

7	VEHICLE PARKINGS	0.296
8	ELECTRICITY SUB-STATION	0.040
9	CLUB HOUSE	0
10	SEWAGE AND SOLID WASTE TREATMENT FACILITY	0
11	AREA TO BE LEFT FOR TRANSFERRING TO THE GOVERNMENT FOR COMMUNITY SERVICES	0
12	ANY OTHER	0.012
13	STP	0.025
14	UNDERGROUNDWATERTANK	0.062
15	AREAUNDERCOMMERCIALUNIT	0.016
16	AREAUNDERREWS	0.032
	Total	1.846

3.Approvals/ NOCs from various agencies for connecting external services.

Facility	External/ connecting service to be provided by (Name the agency)	Whether Approval taken from the agency concerned. Yes/No (Annex details in folder C)
ROADS	GMDA	No
WATER SUPPLY	GMDA	Yes
ELECTRICITY	DHBVN	Yes
SEWAGE DISPOSAL	GMDA	Yes
STORM WATER DRAINAGE	GMDA	Yes

4.Details of services and facilities which will be provided inside the project area as per service plan estimates and/or the project report:

Sr. No.	Name of the facility	Estimated cost (In Lakhs) (Within the project area only)	Remarks: Yet to be prepared / Submitted to HUDA, Town & Country Planning Department/ as per project report etc. (Annex relevant documents showing costing details etc. in folder C)
1	INTERNAL ROADS AND PAVEMENTS	250	AS PER PROJECT REPORT
2	WATER SUPPLY SYSTEM	37	AS PER PROJECT REPORT
3	STORM WATER DRAINAGE	41	AS PER PROJECT REPORT
4	ELECTRICITY SUPPLY SYSTEM	144	AS PER PROJECT REPORT
5	SEWAGE TREATMENT & GARBAGE DISPOSAL	48	AS PER PROJECT REPORT
6	STREET LIGHTING	125	AS PER PROJECT REPORT
7	SECURITY AND FIRE FIGHTING	120	AS PER PROJECT REPORT
8	PLAYGROUNDS AND PARKS	108	AS PER PROJECT REPORT
9	CLUB HOUSE/COMMUNITY CENTRE	0	AS PER PROJECT REPORT
10	SHOPPING AREA	0	AS PER PROJECT REPORT
11	RENEWABLE ENERGY SYSTEM	0	AS PER PROJECT REPORT
12	SCHOOL	0	AS PER PROJECT REPORT
13	HOSPITAL/DISPENSARY	0	AS PER PROJECT REPORT

14	ANY OTHER	0	AS PER PROJECT REPORT
15	ELECTRICAL SUB STATION	600	AS PER PROJECT REPORT
16	UNDERGROUND WATER TANK	16	AS PER PROJECT REPORT
17	EXTRA COST CLUB HOUSE EWS	154	AS PER PROJECT REPORT
18	PARKING	67	AS PER PROJECT REPORT
19	STP	16	AS PER PROJECT REPORT
20	MISCELLANEOUS UPGRADE COST CONTINGENCIES LC GST	2121	AS PER PROJECT REPORT
21	ELECTRIFICATION COST	336	AS PER PROJECT REPORT

5. (a) Date of approval of latest layout plans granted by Town & Country Planning Department on the basis of which the project will be executed.

30-01-2024
(date)

6. Date of approval of Building Plans

09-02-2024 (date)

7. New projects:

- i) Likely date of starting the construction work **01-04-2024**
- ii) Likely date of completing the project **31-03-2029**
- iii) Sizes of the plots to be offered in the project

Plot Area(In Square Meter)	Number of plots in the project
0	0

- iv. Type of apartments to be constructed in the project:

Type	Carpet area(In Square Meter)	Number of apartments	Number of towers
Apartment/Shops/Other Buildings	72.14	22	2
Apartment/Shops/Other Buildings	72.23	22	2
Apartment/Shops/Other Buildings	72.18	20	2
Apartment/Shops/Other Buildings	72.10	2	2
Apartment/Shops/Other Buildings	98.49	10	2
Apartment/Shops/Other Buildings	98.49	10	2
Apartment/Shops/Other Buildings	98.56	2	2
Apartment/Shops/Other Buildings	17.55	16	0
Apartment/Shops/Other Buildings	9.44	1	0
Apartment/Shops/Other Buildings	8.99	1	0
Apartment/Shops/Other Buildings	9.38	1	0

(vi) Quarterly schedule of development of whole/remaining part of the project:**(c) Apartments/Shops/Other Buildings****Expenditure incurred till the date of application (In Lakhs)**

Particulars	Expenditure
Apartments	0
Shops	0
Plots	0

Expenditure to be made in each quarter (In Lakhs)

Particulars	Year-2024			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Apartments	201	201	201	402
Shops	0	0	0	0
Plots	0	0	0	0

Particulars	Year-2025			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Apartments	402	603	603	402
Shops	0	0	0	0
Plots	0	0	0	0

Particulars	Year-2026			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Apartments	402	201	201	201

Shops	0	0	0	0
Plots	0	0	0	0

(d) Infrastructure

Expenditure incurred till the date of application (In Lakhs)

Particulars	Expenditure
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Expenditure to be made in each quarter (In Lakhs)

Particulars	Year-2024			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Roads & Pavements	0	0	0	0
Water Supply System	0	0	0	0.7
Sewerage treatment & garbage disposal	0	0	0.9	0.5
Electricity Supply System	0	0	0	0
Storm Water Drainage	0	0	0	0.8
Parks and Playgrounds	0	0	0	0
Clubhouse/community centres	0	0	0	0
Shopping area	0	0	0	0
Other	0	0	0	0
Miscellaneous Upgrade Cost Contingencies LC GST	5.6	6	3	16.2
Electrification Cost				6.7
Electrical sub station				12.0

Particulars	Year-2025			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Roads & Pavements	0	12.5	12.5	12.5
Water Supply System	0.3	2.6	1.8	1.8
Sewerage treatment & garbage disposal	3.3	2.4	2.4	4.8
Electricity Supply System	7.2	7.2	14.4	14.4
Storm Water Drainage	0.4	2.8	2.0	2.0
Parks and Playgrounds	0	0	0	5.4
Clubhouse/community centres	0	0	0	0

Shopping area	0	0	0	0
Other	0	0	0	0
Security and fire fighting	2.4	3.6	6.0	12.0
Parking		0.7	1.3	1.3
STP		0.2	0.3	0.3
Underground water tank		0.2	0.3	0.3
Electrical sub station	30.0	18.0	30.0	30.0
Extra Cost Club House EWS		3.1	4.6	7.7
Electrification Cost	16.8	10.1	16.8	16.8
Miscellaneous Upgrade Cost Contingencies LC GST	39.6	46	55	59
Street Lighting				6.2

Particulars	Year-2026			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Roads & Pavements	12.5	25.0	25.0	12.5
Water Supply System	3.7	3.7	3.7	3.7
Sewerage treatment & garbage disposal	4.8	4.8	4.8	2.4
Electricity Supply System	7.2	14.4	7.2	21.6
Storm Water Drainage	4.1	4.1	4.1	4.1
Parks and Playgrounds	0	0	0	0
Clubhouse/community centres	0	0	0	0
Shopping area	0	0	0	0
Other	0	0	0	0
Street Lighting	6.2	12.5	12.5	18.7
Extra Cost Club House EWS	15.4	15.4	15.4	7.7
Underground water tank	0.8	0.8	0.8	0.8
Electrical sub station	30.0	30.0	90.0	30.0
STP	0.8	0.8	0.8	0.8
Miscellaneous Upgrade Cost Contingencies LC GST	128	108	96	94

Electrification Cost	16.8	16.8	50.4	16.8
Parking	3.3	3.3	3.3	3.3
Security and fire fighting	12.0	6.0	12.0	6.0
Play grounds and Parks	5.4	10.8	10.8	16.2

Particulars	Year-2027			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Roads & Pavements	12.5	12.5	12.5	25.0
Water Supply System	1.8	1.8	1.8	0.7
Sewerage treatment & garbage disposal	2.4	2.4	1.0	3.9
Electricity Supply System	7.2	7.2	7.2	7.2
Storm Water Drainage	2.0	2.0	2.0	0.8
Parks and Playgrounds	0	0	0	0
Clubhouse/community centres	0	0	0	0
Shopping area	0	0	0	0
Other	0	0	0	0
Play grounds and Parks	5.4	16.2	5.4	5.4
Extra Cost Club House EWS	7.7	7.7	7.7	15.4
Street Lighting	6.2	18.7	6.2	6.2
Security and fire fighting	18.0	6.0	6.0	6.0
Parking	3.3	3.3	3.3	1.3
STP	0.8	0.8	0.8	0.3
Underground water tank	0.8	0.8	0.8	0.3
Electrical sub station	30.0	30.0	60.0	60.0
Electrification Cost	16.8	16.8	33.6	33.6
Miscellaneous Upgrade Cost Contingencies LC GST	86	87	211	216

Particulars	Year-2028			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec

	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Roads & Pavements	25.0	25.0	25.0	0
Water Supply System	2.9	1.1	0.7	1.8
Sewerage treatment & garbage disposal	1.5	1.0	2.4	2.4
Electricity Supply System	7.2	7.2	7.2	0
Storm Water Drainage	3.2	1.2	0.8	2.0
Parks and Playgrounds	0	0	0	0
Clubhouse/community centres	0	0	0	0
Shopping area	0	0	0	0
Other	0	0	0	0
Electrification Cost	6.7	10.1	16.8	16.8
Miscellaneous Upgrade Cost Contingencies LC GST	180	202	178	137
Extra Cost Club House EWS	15.4	15.4	15.4	
Electrical sub station	12.0	18.0	30.0	30.0
Underground water tank	0.5	0.8	1.6	3.1
STP	0.5	0.8	1.6	3.1
Parking	2.0	3.3	6.7	13.3
Security and fire fighting	6.0	6.0	6.0	6.0
Play grounds and Parks	5.4	5.4	5.4	5.4
Street Lighting	6.2	6.2	6.2	6.2

Particulars	Year-2029			
	Jan-Mar	Apr-June	July-Sep	Oct-Dec
Roads & Pavements	0			
Water Supply System	1.8			
Sewerage treatment & garbage disposal	0			
Electricity Supply System	0			
Storm Water Drainage	2.0			
Parks and Playgrounds	0			

Clubhouse/community centres	0			
Shopping area	0			
Other	0			

It is hereby stated and declared and the above information is correct and true and nothing has been concealed or misrepresented.

Signature of the Applicant / Authorised Representative
Stamp _____
Date _____

FORM REP-I**Part - D****Accounts related information:**

1. Annex copy of the balance sheet of last 3 years **Yes**

2. In case of on-going projects, cash flow statement since start of the project up-to-date in folder D.
Total receipt of funds, sources of funds and deployment of funds should be stated in tabulated form. **Yes**

3. Bank account to which the deposits received from apartment buyers will be credited

Bank and Branch address

RBL BANK LIMITED, GROUND FLOOR, BLOCK A, ABW TOWER, IFFCO CHOWK, GURGAON

Bank Account number

409000449570

IFSC code

RATN0000116

MICR code

110176003

Branch code

116

4. Name and address of the person/persons who would ordinarily be operating the account (Change at any time must be intimated to the Authority) **RAHUL BINDLE Emaar Business Park, Sector 28, MG Road, Gurugram, Haryana -122002**

5. Attach certificate issued by a Chartered Accountant that the applicant has not defaulted in its debt liabilities in the past five years in folder D. (In case of default, give details)

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

**Signature of the Applicant /
Authorised Representative**

Stamp _____
Date _____

FORM REP-I

Part - E

Details of the statutory approvals:

1. Annex copies of the following in Folder E:

i. Lay out Plan	Yes
ii. Demarcation Plan	Yes
iii. Zoning Plan	Yes
iv. Building Plan	Yes
Site Plan	Yes
Floor Plan	Yes
Apartment Plans	Yes
Elevation Section	Yes
Detail of Permissible FAR	Yes
Detail of covered area achieved FAR	Yes

2. Annex copies of the following in Folder E:

I. ROADS AND PAVEMENT PLAN	Yes
II. ELECTRICITY SUPPLY PLAN	Yes
III. WATER SUPPLY PLAN	Yes
IV. SEWERAGE AND GARBAGE DISPOSAL PLAN	Yes
V. STROM WATER DRAINAGE	Yes
VI. 10% LAND TO BE TRANSFERRED TO THE GOVT. FOR COMMUNITY FACILITY	Yes
VII. STREET LIGHTING PLAN	Yes
VIII. PARKING PLAN	Yes

3. Statutory Approvals Status

Statutory Approvals	Statutory Approvals Status	Date
I. LICENCE NO. 04 OF 2013	ALREADY BEEN OBTAINED	18-02-2013
II. AAI NOC	ALREADY BEEN OBTAINED	02-08-2023
III. FOREST NOC	ALREADY BEEN OBTAINED	23-07-2021
IV. ENVIRONMENTAL CLEARANCE	ALREADY BEEN OBTAINED	24-12-2013
V. BR-III	ALREADY BEEN OBTAINED	09-02-2024
VI. APPROVAL OF SERVICE PLAN ESTIMATES	ALREADY BEEN OBTAINED	29-02-2024
VII. APPROVAL OF FIRE FIGHTING SCHEME	ALREADY BEEN OBTAINED	28-02-2024

It is undertaken that the project shall be completed within the time schedule given in Part C and the same will not be delayed on account of non- receipt of any of the statutory approval. The liability for the non-receipt of any of the statutory approval shall be that of the promoter and in case of delay, compensation as per law may be given to the allottees.

Signature _____

Seal _____

Date _____

FORM REP-I

Part - F

1. A copy of the draft allotment letter by which the apartment shall be allotted/ booked in favour of the apartment buyers.

Yes

(Annex a copy in Folder F)

2. A copy of the Draft Agreement which shall be made before seeking any deposit exceeding 10% of the cost of the apartment. (Based on the model agreement prescribed in the Rules)

Yes

(Annex a copy in Folder F)

3. Gist of the important provisions of the Draft Agreement

As per draft prescribed by RERA Authority.

(Annex a copy in Folder F)

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

**Signature of the
Applicant / Authorised
Representative
Stamp _____
Date _____**

FORM REP-I**Part - G****Projects launched by the promoter in last five years:**

1. Name and location of the project **PALM HEIGHTS, SECTOR-77, GURUGRAM**
2. Particulars of the project in brief:
- i. Total area of the project **5.5**
- ii. Total number of apartments **297**
- iii. Total number of plots **0**
3. The number of plots/ apartments booked/sold to the allottees:
- (a) Apartments **297**
- (b) Plots **0**
4. Details of the expenditure incurred upto date:

	Initially estimated cost (In Lakhs)	Revised cost (In Lakhs)	Expenditure incurred upto the date of application (In Lakhs)
Total cost of the project (Other than cost of land)	20001	20001	17408
Cost of the apartments	17993	17993	15238
Cost of the infrastructure	80	80	80
Others costs	986	986	1149

5. Total amount of money collected from current allottees of the apartments/ plots upto the date of **24605 Lakhs** filing this application.

6. Remaining amount of sale price money to be **9477 Lakhs** collected from the current allottees of the

apartments.

7. Loan sanctioned by the banks/ other financial institutions against the project. **0 Lakhs**

8. Amount drawn from the banks/ other financial institutions till the date of filing this application. **0 Lakhs**

9. Whether any litigation is pending against the Project:
Yes/No **No**
(If yes-give Annex details in folder G)

10. Initial date of completion of the project. **28-02-2023**

11. Likely date of completion of the project. **28-02-2024**

**EMAAR BUSINESS DISTRICT
(EBD) 114, SECTOR-114,
GURUGRAM**

1. Name and location of the project

2. Particulars of the project in brief:

i. Total area of the project **6.40625**

ii. Total number of apartments **0**

iii. Total number of plots **86**

3. The number of plots/ apartments booked/sold to the allottees:

(a) Apartments **0**

(b) Plots **80**

4. Details of the expenditure incurred upto date:

	Initially estimated cost (In Lakhs)	Revised cost (In Lakhs)	Expenditure incurred upto the date of application (In Lakhs)
Total cost of the project (Other than cost of land)	11286	11286	9330
Cost of the apartments	0	0	0
Cost of the infrastructure	2822	2822	2538
Others costs	4268	4268	2661

- | | |
|--|----------------------|
| 5. Total amount of money collected from current allottees of the apartments/ plots upto the date of filing this application. | 2198.73 Lakhs |
| 6. Remaining amount of sale price money to be collected from the current allottees of the apartments. | 0 Lakhs |
| 7. Loan sanctioned by the banks/ other financial institutions against the project. | 0 Lakhs |
| 8. Amount drawn from the banks/ other financial institutions till the date of filing this application. | 9330 Lakhs |
| 9. Whether any litigation is pending against the Project:
Yes/No
(If yes-give Annex details in folder G) | No |
| 10. Initial date of completion of the project. | 11-03-2026 |
| 11. Likely date of completion of the project. | 11-03-2026 |

- | | |
|--|---|
| 1. Name and location of the project | MARBELLA PHASE 2, SECTOR 65 & 66, GURUGRAM |
| 2. Particulars of the project in brief: | |
| i. Total area of the project | 66.059 |
| ii. Total number of apartments | 0 |
| iii. Total number of plots | 86 |
| 3. The number of plots/ apartments booked/sold to the allottees: | |
| (a) Apartments | 0 |
| (b) Plots | 80 |
| 4. Details of the expenditure incurred upto date: | |

	Initially estimated cost (In Lakhs)	Revised cost (In Lakhs)	Expenditure incurred upto the date of application (In Lakhs)

Total cost of the project (Other than cost of land)	43432	43432	42880
Cost of the apartments	0	0	0
Cost of the infrastructure	0	0	0
Others costs	6532	6532	6244

5. Total amount of money collected from current allottees of the apartments/ plots upto the date of **2239.09 Lakhs** filing this application.

6. Remaining amount of sale price money to be collected from the current allottees of the apartments. **0 Lakhs**

7. Loan sanctioned by the banks/ other financial institutions against the project. **0 Lakhs**

8. Amount drawn from the banks/ other financial institutions till the date of filing this application. **42880 Lakhs**

9. Whether any litigation is pending against the Project:
Yes/No **No**
(If yes-give Annex details in folder G)

10. Initial date of completion of the project. **31-12-2027**

11. Likely date of completion of the project. **31-12-2027**

1. Name and location of the project **EMAAR BUSINESS DISTRICT (EBD) 99, SECTOR-99, GURUGRAM**

2. Particulars of the project in brief:

i. Total area of the project **3.26875**

ii. Total number of apartments **0**

iii. Total number of plots **35**

3. The number of plots/ apartments booked/sold to the allottees:

(a) Apartments 0

(b) Plots 9

4. Details of the expenditure incurred upto date:

	Initially estimated cost (In Lakhs)	Revised cost (In Lakhs)	Expenditure incurred upto the date of application (In Lakhs)
Total cost of the project (Other than cost of land)	9463	9463	7177
Cost of the apartments	0	0	0
Cost of the infrastructure	1831	1831	773
Others costs	2876	2876	1671

5. Total amount of money collected from current allottees of the apartments/ plots upto the date of filing this application. **983.65 Lakhs**

6. Remaining amount of sale price money to be collected from the current allottees of the apartments. **0 Lakhs**

7. Loan sanctioned by the banks/ other financial institutions against the project. **0 Lakhs**

8. Amount drawn from the banks/ other financial institutions till the date of filing this application. **7177 Lakhs**

9. Whether any litigation is pending against the Project:
Yes/No **No**
(If yes-give Annex details in folder G)

10. Initial date of completion of the project. **17-08-2026**

11. Likely date of completion of the project. **17-08-2026**

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

**Signature of the Applicant /
Authorised Representative**
Stamp _____
Date _____

FORM REP-I**Part - H**

SPECIFICATION OF CONSTRUCTION		
Specification of apartments and other buildings including the following:		
1	FLOORING DETAILS OF VARIOUS PARTS OF HOUSE	GOOD QUALITY ,STANDARD MAKE
2	WALL FINISHING DETAILS	GOOD QUALITY ,STANDARD MAKE
3	KITCHEN DETAILS	GOOD QUALITY ,STANDARD MAKE
4	BATHROOM FITTINGS	GOOD QUALITY ,STANDARD MAKE
5	WOOD WORK ETC	GOOD QUALITY ,STANDARD MAKE
6	DOORS AND WINDOS FRAMES	GOOD QUALITY ,STANDARD MAKE
7	GLASS WORK	GOOD QUALITY ,STANDARD MAKE
8	ELECTRIC FITTINGS	NA
9	CONDUCTING AND WIRING DETAILS	BEC/POLYPACK/AKG
10	CUPBOARD DETAILS	NA
11	WATER STORAGE	NA
12	LIFT DETAILS	NA
13	EXTERNAL GLAZINGS	NA
13.1	WINDOWS/GLAZINGS	NA
14	DOORS	NA
14.1	MAIN DOORS	NA
14.2	INTERNAL DOORS	NA
15	AIR CONDITIONING	NA
16	ELECTRICAL FITTINGS	NA

17	CNG PIPE LINE	NA
18	PROVISION OF WIFI AND BROADBAND FACILITY	NA
19	EXTERNAL FINISHING/COLOUR SCHEME	NA
20	INTERNAL FINISHING	NA

SPECIFICATION UNIT WISE		
1 . LIVING/DINING/FOYER/FAMILY LOUNGE		
1 . 1	FLOOR	GOOD QUALITY ,STANDARD MAKE
1 . 2	WALLS	GOOD QUALITY ,STANDARD MAKE
1 . 3	CEILING	GOOD QUALITY ,STANDARD MAKE
2 . MASTER BEDROOM/DRESSROOM		
2 . 1	FLOOR	GOOD QUALITY ,STANDARD MAKE
2 . 2	WALLS	GOOD QUALITY ,STANDARD MAKE
2 . 3	CEILING	GOOD QUALITY ,STANDARD MAKE
2 . 4	MODULAR WARDROBES	GOOD QUALITY ,STANDARD MAKE
3 . MASTER TOILET		
3 . 1	FLOOR	GOOD QUALITY ,STANDARD MAKE
3 . 2	WALLS	GOOD QUALITY ,STANDARD MAKE
3 . 3	CEILING	GOOD QUALITY ,STANDARD MAKE
3 . 4	COUNTERS	GOOD QUALITY ,STANDARD MAKE
3 . 5	SANITARY WARE/CP FITTINGS	GOOD QUALITY ,STANDARD MAKE
3 . 6	FITTING/FIXTURES	GOOD QUALITY ,STANDARD MAKE
4 . BED ROOMS		
4 . 1	FLOOR	GOOD QUALITY ,STANDARD MAKE
4 . 2	WALLS	GOOD QUALITY ,STANDARD MAKE
4 . 3	CEILING	GOOD QUALITY ,STANDARD MAKE
4 . 4	WARDROBES	GOOD QUALITY ,STANDARD MAKE
5 . TOILET		
5 . 1	FLOOR	GOOD QUALITY ,STANDARD MAKE
5 . 2	WALLS	GOOD QUALITY ,STANDARD MAKE
5 . 3	CEILING	GOOD QUALITY ,STANDARD MAKE
5 . 4	COUNTERS	GOOD QUALITY ,STANDARD MAKE
5 . 5	SANITARY WARE/CP FITTINGS	GOOD QUALITY ,STANDARD MAKE

5 . 6	FIXTURES	GOOD QUALITY ,STANDARD MAKE
6 . KITCHEN		
6 . 1	FLOOR	GOOD QUALITY ,STANDARD MAKE
6 . 2	WALLS	GOOD QUALITY ,STANDARD MAKE
6 . 3	CEILING	GOOD QUALITY ,STANDARD MAKE
6 . 4	COUNTERS	GOOD QUALITY ,STANDARD MAKE
6 . 5	FIXTURES	GOOD QUALITY ,STANDARD MAKE
6 . 6	KITCHEN APPLIANCES	GOOD QUALITY ,STANDARD MAKE
7 . UTILITY ROOMS/UTILITY BALCONY/TOILET		
7 . 1	FLOOR	GOOD QUALITY ,STANDARD MAKE
7 . 2	WALLS & CEILING	GOOD QUALITY ,STANDARD MAKE
7 . 3	TOILET	GOOD QUALITY ,STANDARD MAKE
7 . 4	BALCONY	GOOD QUALITY ,STANDARD MAKE
8 . SIT-OUTS		
8 . 1	FLOOR	GOOD QUALITY ,STANDARD MAKE
8 . 2	WALLS & CEILING	GOOD QUALITY ,STANDARD MAKE
8 . 3	RAILINGS	GOOD QUALITY ,STANDARD MAKE
8 . 4	FIXTURES	GOOD QUALITY ,STANDARD MAKE

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

Signature of the Applicant / Authorised Representative
Stamp _____
Date _____

List of Uploaded Documents

Sr. No.	Document Description	Date of Document Upload	View Document
1	COPY OF LICENSE ALONG WITH SCHEDULE OF LAND	26-12-2023	View Document
2	IN CASE OF GROUP HOUSING/ COMMERCIAL SITES, A COPY OF THE APPROVED SITE PLAN	26-12-2023	View Document
3	SERVICE PLANS SHOWING THE SERVICES ON THE LAYOUT PLAN	26-12-2023	View Document
4	DEMARICATION PLAN	26-12-2023	View Document
5	CASH FLOW STATEMENT OF THE PROPOSED PROJECT	26-12-2023	View Document
6	CERTIFICATE FROM A CHARTERED ACCOUNTANT CERTIFYING THAT THE INFORMSTION PROVIDED BY THE APPLICANT IN FORM REP-1-C-X IS CORRECT AS PER THE BOOKS OF ACCOUNTS/ BALANCE SHEET OF THE APPLICANT	26-12-2023	View Document
7	IN CASE OF PLOTTED COLONY, THE LATEST LAYOUT PLAN	26-12-2023	View Document
8	A COMPLETE SET OF THE LAST APPROVED BUILDING PLANS	27-12-2023	View Document
9	NON DEFAULT CERTIFICATE FROM A CHARTERED ACCOUNTANT	22-05-2024	View Document
10	ENVIRONMENT CLEARANCE	22-05-2024	-----
11	CA CERTIFICATE COST AND FUNDS	22-05-2024	-----
12	APPROVAL LETTER OF SERVICE PLAN ESTIMATES	22-05-2024	-----
13	ASSURANCE FOR SEWERAGE CONNECTION FOR DISPOSAL OF 80 KLD SURPLUS_10.744 DT.24.11.2023	22-05-2024	-----
14	ASSURANCE FOR SUPPLY OF 50 KLD STP TREATED WATER FOR CONSTRUCTION_10.744	22-05-2024	-----

	ACRES DT.24.11.2023		
15	TOWER 2 TYPICAL 11TH FLOOR	23-05-2024	-----
16	APPROVED ESTIMATE REPORT THE 88	22-05-2024	-----
17	TOWER 2 GF 1ST	23-05-2024	-----
18	SITE PLAN FIRE LAYOUT PHASE-1	23-05-2024	-----
19	ZONING PLAN	22-05-2024	View Document
20	LAND TITLE SEARCH REPORT	22-05-2024	-----
21	NON ENCUMBRANCE	22-05-2024	-----
22	POWER ASSURANCE	22-05-2024	-----
23	TOWER 1 ELEVATION B D	23-05-2024	-----
24	WATER SUPPLY SHEMATIC	23-05-2024	-----
25	ROAD LAYOUT PHASE-1	23-05-2024	-----
26	AFFIDAVIT BANK ACCOUNT 4(2)(L)(D)	22-05-2024	-----
27	TOWER 1 SHOPPING GROUND 1ST FLOOR AREA COMP	23-05-2024	-----
28	NO DUES CERTIFICATE	22-05-2024	-----
29	DECLARATION SUPPORTED BY AFFIDAVIT DULY SIGNED BY THE PROMOTER TO BE ENCLOSED.	23-05-2024	View Document
30	SEWER LAYOUT	23-05-2024	-----
31	TOWER 11 TYPICAL FLOOR	23-05-2024	-----
32	TOWER 2 ELEVATION A B	23-05-2024	-----
33	LOI 10.744 ACRES	22-05-2024	-----
34	PART SITE PLAN PHASE1 - 2	22-05-2024	-----
35	REPORT & ESTIMATE	23-05-2024	-----
36	EWS FLOOR PLAN	22-05-2024	-----
37	DOCUMENTS RELATING TO THE ENTRY OF LICENSE AND COLLABORATION AGREEMENT IN THE REVENUE RECORD	22-05-2024	View Document
38	SITE STORM WATER PLAN PHASE-1	23-05-2024	-----
39	TYPICAL FLOOR PLUMBING	23-05-2024	-----
40	ASSURANCE FOR STORM WATER CONNECTION FOR 10.744 ACRES DT.29.11.2023	22-05-2024	-----
41	IRRIGATION WATER LINE	22-05-2024	-----

42	LICENSE RENEWAL	22-05-2024	-----
43	PART SITE PLAN PHASE1 - 1	22-05-2024	-----
44	SECTION TOWER 2	23-05-2024	-----
45	SIJRA	23-05-2024	-----
46	TREE CUTTING PERMISSION	23-05-2024	-----
47	WATER SUPPLY LAYOUT	23-05-2024	-----
48	ASSURANCE FOR DOMESTIC WATER SUPPLY	22-05-2024	-----
49	BANK UNDERTAKING THE 88	22-05-2024	-----
50	FIRE FIGHTING SCHEME	22-05-2024	-----
51	SITE SEWAGE PLAN PHASE-1	23-05-2024	-----
52	APPROVAL LETTER OF SPE	22-05-2024	-----
53	CONSTRUCTION WATER NOC 10.744 ACRES	22-05-2024	-----
54	PART SITE PLAN PHASE1	22-05-2024	-----
55	RENEWAL OF LICENSE	23-05-2024	-----
56	SECTION TOWER 1	23-05-2024	-----
57	AIRPORT HEIGHT CLEARANCE	22-05-2024	-----
58	FOREST NOC	22-05-2024	-----
59	SITE SERVICES	23-05-2024	-----
60	TOWER 2 C D ELEVATION	23-05-2024	-----
61	SITE PLAN ELECTRICAL LAYOUT PHASE-1	23-05-2024	-----
62	BASEMENT PLAN & AREA DIAGRAM	22-05-2024	-----
63	APPROVED BUILDING PLAN BR III LETTER	22-05-2024	-----
64	TOWER ELEVATION A C	23-05-2024	-----
65	SITE WATER SUPPLY LAYOUT PHASE-1	23-05-2024	-----
66	STORM LAYOUT	23-05-2024	-----

I hereby declare that the above information and particulars are based on record and are true to the best of my knowledge and belief and nothing has been concealed.

Signature of the Applicant / Authorised Representative
Stamp _____
Date _____

