

GENERAL TERMS & CONDITIONS

1. The name of the project shall be 'Airport Enclave' and the plots will be offered to buyers on first come first served basis. The prices of plots include development charges.
2. All applications for booking / allotment shall be submitted on the prescribed form duly filled in and signed by the applicant along with a pay order/ demand draft drawn in the name of Land Linkers.
3. The project shall offer plots of various sizes in Airport Enclave a project of Land Linkers.
4. All Pakistani citizens and non-resident Pakistanis living abroad are eligible to apply for plots.
5. All payments related to the cost of the plot will be paid by pay order/ demand draft drawn in the name of Land Linkers.
6. In case any buyer desires to cancel the booking / allotment of the plot and get the refund of the amount deposited towards the cost, the amount shall be refunded after re-booking and deduction of 15% of the total cost as service charges.
7. The allottee shall not sub-let, transfer or sell the plot to anyone else without the prior permission of the Developer. However the plot may be transferred after clearance of outstanding dues payable on the date of allotment.
8. The Schedule fixed for each and every installment for the payments shall be the essence of the contract. A demand notice of (15) fifteen days shall be served to the buyer by registered AD.post. This will be followed by another reminder after (30) thirty days for the payment of the installment at the address provided in the application form. If the payment is not received within the stipulated period, the Land Linkers (Airport Enclave) shall serve a final notice and then cancel the booking / allotment. The amount received by the Land Linkers (Airport Enclave) till that time will be refunded when the said plot is re-booked by a new buyer, after deduction of 15% of the total price as service charges. All late payments shall result in the imposition of a 5% late payment penalty.
9. The allottee shall abide by the existing rules and regulations prescribed by the Developer, Rawalpindi Development Authority and all other concerned authorities.
10. The Developers undertake to complete and deliver the project within the targeted period except for reasons of Force Majeure, which includes Acts of God, War (declared or undeclared), civil commotion, natural disaster, hostilities, fire, flood, earthquake, explosions, blockades and any other causes beyond control of the Developer. The allottee shall bear any escalation in costs as a result of depreciation of the national currency value, inflation or any other reason.
11. The area of plot mentioned is approximate. If actual measurement of the area is found more or less, the buyer shall be charged on the actual allocated area on proportionate basis.
12. The allottee shall pay all taxes etc. levied by Federal and Provincial Governments.
13. The construction on the plot shall be strictly in accordance with applicable town planning and architectural (control) Rules and Regulations of the concerned authorities and bylaws of the society.
14. The provisional allotment letter shall be issued by the Developer after receiving 30% of the total cost of the plot.
15. The Developer reserves the right for any change in location, size and dimension of plot due to any changes in layout plan, without any prior notice.

Authorised Signature

Read, Understood & Signed

A Project of:



Land Linkers

Date: _____

Date: _____

Registration No.: _____ Application Form No.: _____

Street No.:

Photo

Size:

Name: _____

Father's/Husband's Name: _____

Postal Address:

Residential Address: _____

Phone Off #: _____ Res #: _____ Mobile : # _____

Email:

Occupation : _____ Age : _____ Nationality : _____

C.N.I.C. #

Name of Nominee :

Relation: _____

Address of Nominee: _____

Nominee

[illegible]

DECLARATION:

(i) I, hereby declare that I have read and understood the terms and conditions of the allotment of the plot in the project and accept the same.

(ii) I further agree to pay regularly the installments and dues etc, and abide by all the existing rules and regulations and those, which may be prescribed by Land Linkers Islamabad from time to time.

I enclose herewith a sum of Rs. _____ By Bank draft/Pay order No. _____

Dated _____ drawn on _____ On account of _____

booking of the above plot.

Date: _____

Signature of Applicant