



**APPLICATION FORM**  
**MARGALLA ORCHARDS WALK**  
**A Project of DHA Islamabad**

DATE:   -   -

**COMMERCIAL PLOTS**

133.33 Sq Yds ☐  
200 Sq Yds ☐

**PAYMENT PLAN**

Lump Sum ☐ 1 Year ☐  
2 Years ☐  
3 Years ☐

**PERSONAL INFORMATION**

Name of Applicant: \_\_\_\_\_

S/O, D/O, W/O: \_\_\_\_\_

CNIC:      -        -    
(Copy Attached)

Passport No:          
(Overseas Only) (Copy Attached)

Mailing Address: \_\_\_\_\_

Phone No: (Office) \_\_\_\_\_ Res: \_\_\_\_\_ Mobile: \_\_\_\_\_

Email: \_\_\_\_\_

**PAYMENT INFORMATION**

**Processing Fee: (Non-Refundable)**

☐ 133.33 Sq Yds (Comm) (Rs. 40,000/-)  
☐ 200 Sq Yds (Comm) (Rs. 50,000/-)

**Payment Plan:**

☐ Lump Sum ☐ 1 Year  
☐ 2 Years  
☐ 3 Years

DD/Pay Order # \_\_\_\_\_ Total Amount (PKR) \_\_\_\_\_

Dated: \_\_\_\_\_ Drawn on Bank: \_\_\_\_\_ Branch \_\_\_\_\_

❖ How did you hear about this launch?

☐ SMS ☐ Email ☐ Billboard ☐ Newspaper ☐ Social Media ☐  
Other \_\_\_\_\_

❖ FBR active Taxpayers status:

☐ Filer ☐ Non-Filer ☐ Late Filer

The above information is correct and be recorded accordingly.

Applicant Signature: \_\_\_\_\_

Date: \_\_\_\_\_

## TERMS & CONDITIONS

- Application:** A single Application Form is valid for one plot booking only. There is no restriction on the number of applications an individual applicant may submit.
- Eligibility:** All applicants holding a valid Computerized National Identity Card (CNIC) are eligible to participate.
- Processing Fee:** The non-refundable and non-adjustable/non-transferable processing fee must be paid via Pay Order, Demand Draft in favour of "Defence Housing Authority Islamabad Margalla Orchards" (NTN # 2291993-7), or online payment via (KUICKPAY) & Roshan Digital account holders of Meezan Bank against DHA Islamabad. The Management reserves the right to reject any application at its sole discretion, without assigning any reason, and in such case, the processing fee shall remain forfeited.
- Allotment:** Plot allotment will be conducted through a **transparent computerized ballot** system.
- Ballot Result:** Ballot results will be communicated electronically to the email addresses provided by successful applicants and uploaded on the official DHA website. A hard copy will be dispatched to the provided postal address. It is the applicant's sole responsibility to ensure contact details are accurate. The Management shall not be held responsible for non-receipt of communication due to incorrect details or technical issues. The publication of results on the official website shall be deemed as valid and final communication. The Management shall not be liable for any delay, loss, or failure in postal dispatch or email delivery.
- Intimation Letter:** Upon confirmation of the ballot result and subject to the successful fulfillment of Clause 7 & 8, an Intimation Letter will be issued after the receipt of the chosen lump sum or down payment, along with all applicable charges and government taxes.
- Booking Down Payment:** The required down payment must be deposited within **45 days** of the ballot date. This payment constitutes **5%** of the total sale price for the **Lump Sum plan & 1, 2, or 3 Year Installment plans**. Payment must be paid via Pay Order, Demand Draft in favour of "Defence Housing Authority Islamabad Margalla Orchards" (NTN # 2291993-7), or online payment via (KUICKPAY) & Roshan Digital account holders of Meezan Bank against DHA Islamabad. Failure to deposit the required payment within this period will result in automatic cancellation and forfeiture of the deposited amount. The stipulated time periods are absolute and shall not be extended under any circumstances except at the sole discretion of the Management, which may levy a late payment surcharge as it deems fit.
- Booking Confirmation Payment:** The **95% Payment** of the total sale price for the **Lump Sum plan & 15% confirmation payment** for the **1, 2, or 3 Year Installment plans** must be deposited within **60 days** of the ballot date. Payment must be paid via Pay Order, Demand Draft in favour of "Defence Housing Authority Islamabad Margalla Orchards" (NTN # 2291993-7), or online payment via (KUICKPAY) & Roshan Digital account holders of Meezan Bank against DHA Islamabad. Failure to deposit the required payment within this period will result in automatic cancellation and deposited amount will be refunded after 20% (includes and is not separate from administrative/processing charges mentioned in Clause 11 below) deduction. The stipulated time periods are absolute and shall not be extended under any circumstances except at the sole discretion of the Management, which may levy a late payment surcharge as it deems fit.
- Sale / Transfer:** Sale / Transfer will be allowed after deposit of **20% Payment** (5% Down Payment & 15% Confirmation Payment) alongwith applicable DHA Charges & Government Taxes through normal transfer procedure and remaining installment plan will be carried forward to the new purchaser.
- Installment Default:** If an allottee fails to pay two (2) consecutive installments, the Management of Margalla Orchards may, at its discretion, issue a final 30-day notice. Failure to clear all outstanding dues within this notice period will result in cancellation of the allotment, with refunds processed as per Clause 11. The allottee shall also be liable to pay a penalty charge on the overdue amount, at a rate to be determined by the Management, for the period of default.
- Refund Policy:** Upon cancellation of an allotment by the Management for any reason stipulated in these Terms, including but not limited to Clauses 7, 8, and 10, or due to the provision of incorrect information by the applicant, the deposited amount will be refunded after a deduction of 20% as an administrative and processing charges. The 20% administrative and processing charge shall be calculated on the total amount deposited by the applicant. The applicant shall have no claim to interest or compensation for the period during which the funds were held. The refund will be processed within 120 business days of the cancellation date via Demand Draft, Pay Order, or Crossed Cheque in the applicant's name.
- Allotment Letter (Title Document):** The Allotment Letter will be issued only after payment of the entire sale consideration, all applicable dues, charges, and taxes. The Allottee is liable for all government taxes as per prevailing laws at the time of each payment, including those introduced or revised after the application date. Without prejudice to these terms, further terms & conditions shall be incorporated on Allotment Letter. The Allotment Letter and the subsequent transfer of rights are conditional upon the Allottee's continued compliance with all terms herein and the project's governing bye-laws. Any breach may result in the suspension or revocation of the Allotment Letter at the Management's discretion.
- Compliance:** All Allottees are bound to abide by the internal Bye-Laws, rules, and policies of the DHA Islamabad.
- Additional Charges:** An additional 10% premium will be applied to **Corner** Category plots. The final category and premium are determined solely by the Margalla Orchards Management.
- Possession:** Possession will be handed over for construction only after (a) Announcement of possession by Margalla Orchards Management (b) Full payment of all dues, and (c) approval of the building design by the Margalla Orchards Management in compliance with all applicable bye-laws and (d) execution of a formal Agreement, which shall incorporate additional terms governing construction, utilities, and community conduct.
- Force Majeure:** The Management shall not be liable for any delay or failure in performance resulting from acts beyond its reasonable control, including but not limited to acts of God, war, terrorism, government regulations, judicial restraints, strikes and non-issuance or delay in requisite governmental approvals, changes in law, market conditions, or any other cause not within the reasonable control of the Management. In such events, all timelines and obligations of the Management under these Terms shall be deemed suspended for the duration of the event, and may be extended accordingly without liability.
- Data Privacy:** The applicant consents to the collection, use, and storage of their personal data for processing this booking, conducting the ballot, and for future communications related to Margalla Orchards project.
- Title and Development:** The Management warrants it has clear title to the land. The Management also reserves the right to make necessary alterations to the project plan, site dimensions, and amenities, subject to regulatory approvals. Such changes shall not form grounds for cancellation or refund. The Management reserves the right to revise the final sale price, development charges, and other ancillary costs at any time before the issuance of the Allotment Letter to account for changes in government levies, taxes, exchange rates, or cost of materials. The applicant/allottee shall be liable to pay such revised amounts as notified.
- Jurisdiction:** Any disputes arising from these terms shall be subject to the exclusive jurisdiction of the courts in Islamabad, Pakistan. Any dispute, controversy, or claim arising out of or relating to these Terms, or the breach, termination, or invalidity thereof, shall first be referred to mediation administered by the Management. The arbitral award by the Management shall be final and binding. Notwithstanding the foregoing, the Management retains the right to seek injunctive relief or specific performance from the courts of Islamabad to protect its property rights and project integrity.
- Amendment:** The Management of Margalla Orchards reserves the right to amend these terms and conditions, at any time, and such amended terms shall be binding upon all applicants and allottees upon publication on the official website. It is the responsibility of the applicant/allottee to regularly review the terms.

## PAYMENT PLAN

| Plot Size                 | Processing Fee<br>(Non-Refundable) | Lump Sum Price |                                                   |                                                       | 1 Year Price<br>(4 x Quarterly Installments)                                                                                                             |                                                   |                                                            | 2 Years Price<br>(8 x Quarterly Installments) |                                                   |                                                            | 3 Years Price<br>(12 x Quarterly Installments) |                                                   |                                                            |
|---------------------------|------------------------------------|----------------|---------------------------------------------------|-------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------|------------------------------------------------------------|-----------------------------------------------|---------------------------------------------------|------------------------------------------------------------|------------------------------------------------|---------------------------------------------------|------------------------------------------------------------|
|                           | Along with<br>Application Form     | Sale Price     | 5% Down Payment<br>within 45 Days<br>after Ballot | 95% Balance<br>Payment within 60<br>Days after Ballot | Sale Price                                                                                                                                               | 5% Down Payment<br>within 45 Days<br>after Ballot | 15% Confirmation<br>Payment within 60<br>Days after Ballot | Sale Price                                    | 5% Down Payment<br>within 45 Days<br>after Ballot | 15% Confirmation<br>Payment within 60<br>Days after Ballot | Sale Price                                     | 5% Down Payment<br>within 45 Days<br>after Ballot | 15% Confirmation<br>Payment within 60<br>Days after Ballot |
| 133.33 Sq Yds<br>(LG+G+5) | 40,000/-                           | 91,000,000     | 4,550,000                                         | 86,450,000                                            | 96,000,000                                                                                                                                               | 4,800,000                                         | 14,400,000                                                 | 100,000,000                                   | 5,000,000                                         | 15,000,000                                                 | 105,000,000                                    | 5,250,000                                         | 15,750,000                                                 |
| 200 Sq Yds<br>(LG+G+5)    | 50,000/-                           | 140,000,000    | 7,000,000                                         | 133,000,000                                           | 147,000,000                                                                                                                                              | 7,350,000                                         | 22,050,000                                                 | 154,000,000                                   | 7,700,000                                         | 23,100,000                                                 | 160,000,000                                    | 8,000,000                                         | 24,000,000                                                 |
| Note:                     |                                    |                |                                                   |                                                       | * 15% Confirmation Payment will required to be paid within 60 days after Ballot.<br>* Prices are Exclusive of Applicable DHA Charges & Government Taxes. |                                                   |                                                            |                                               |                                                   |                                                            |                                                |                                                   |                                                            |

## DECLARATION

I/We hereby read and understood the above terms and conditions of Application Form and hereby agree & undertake to abide by these terms & conditions with my free consent.

Left for Male & Right for Female

Date: \_\_\_\_\_

Signature & Thumb Impression of the Applicant



UAN: 051 111-555-400  
DHA Islamabad Main Office:  
Defence Avenue, Phase - I,  
DHA- Islamabad.  
Ph: 051-5788515,  
Fax: 051-5788086  
[www.DHA1.com.pk](http://www.DHA1.com.pk)

Booking Officer

Manager Sales & Operations



OFFICE COPY

**MARGALLA ORCHARDS WALK**  
**APPLICATION & PAYMENT**  
**ACKNOWLEDGEMENT RECEIPT**

Name of Applicant: \_\_\_\_\_

CNIC: [ ][ ][ ][ ][ ][ ] - [ ][ ][ ][ ][ ][ ][ ][ ] Mobile: \_\_\_\_\_

**PAYMENT PLAN**

☐ Lump Sum ☐ 1 Year ☐ 2 Years ☐ 3 YearsProcessing Fee (Non-Refundable) ☐ (133.33 Sq Yds Rs. 40,000/-) ☐ (200 Sq Yds Rs. 50,000/-)

Application No. M1026 \_\_\_\_\_ DD/Pay Order # \_\_\_\_\_

Total Amount (PKR) \_\_\_\_\_ Dated: \_\_\_\_\_ Bank Name: \_\_\_\_\_

Depositor Name: \_\_\_\_\_ Mobile No: \_\_\_\_\_

Depositor Signature: \_\_\_\_\_ Booking Officer: \_\_\_\_\_

Stamp &amp; Signature &amp; Date

CUSTOMER COPY



**MARGALLA ORCHARDS WALK**  
**APPLICATION & PAYMENT**  
**ACKNOWLEDGEMENT RECEIPT**

Name of Applicant: \_\_\_\_\_

CNIC: [ ][ ][ ][ ][ ][ ] - [ ][ ][ ][ ][ ][ ][ ][ ] Mobile: \_\_\_\_\_

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Depositor Signature: \_\_\_\_\_ Booking Officer: \_\_\_\_\_

Stamp &amp; Signature &amp; Date

**Defence Housing Authority Islamabad**

Defence Mall, Defence Avenue, DHA Phase-I, Islamabad, 44000, Pakistan

UAN: +92 - 51- 111-555-400 Extn: 1301-5, 1244, 1258 &amp; 1381, Mobile No. 0321-5081777 &amp; 0321-5082777