



FORM 'REP-III' (See rule 5 (1))

HARYANA REAL ESTATE REGULATORY AUTHORITY GURUGRAM



CONDITIONS OF REGISTRATION

This registration is granted subject to the following conditions, namely: —

- The promoter shall submit the approved service plan estimates, Electrical load availability connection within 3 months from the date of grant of registration certificate.
- The promoter shall enter into an agreement for sale with the allottees as prescribed by the Government;
- The promoter shall offer to execute a registered conveyance deed of the apartment, plot or building, as the case may be, in favour of the allottee along with the undivided proportionate title in the common areas to the association of allottees or competent authority, as the case may be, as provided under section 17 of the Act;
- The promoter shall convey/allow usage of common areas as per Rule 2(1)(f) of the Haryana Real Estate (Regulation and Development) Rules, 2017.
- The promoter shall deposit seventy percent of the amounts realized by the promoter in a separate account to be maintained in a schedule bank to cover the cost of construction and the land cost to be used only for that purpose as per sub-clause (D) of clause (i) of sub-section (2) of section 4;
- The promoter shall comply with the provisions of the Real Estate (Regulation & Development) Act, 2016 and the Haryana Real Estate (Regulation and Development) Rules, 2017 and regulations made thereunder and applicable in the State;
- The promoter shall not contravene the provisions of any other law for the time being in force as applicable to the project.
- The promoter shall comply with all other terms and conditions as mentioned in the attached brief and as conveyed by the Authority from time to time. Additional terms and conditions given at the end of the attached brief and if any observation same may be rectified within three months.

VALIDITY OF REGISTRATION

The registration of this phase shall be valid for the period commencing from 19.07.2019 and ending with 24.02.2024 unless extended by the Authority in accordance with the Act and rules made thereunder subject to compliance of provisions of rule 5(1) of the Haryana Real Estate (Regulation and Development) Rules, 2017.

REVOCATION OF REGISTRATION

If, the above-mentioned conditions are not fulfilled by the promoter, the Authority may take necessary action against the promoter including revoking the registration granted herein, as per the Act and the rules and regulations made thereunder.

REGISTRATION NO. 42 of 2019

RC/REP/HARERA/GGM/348/80/2019/42	DATE: 19.07.2019
UNIQUE NO. GENERATED ONLINE	RERA-GRG-PROJ-274-2019

REGISTRATION CERTIFICATE REAL ESTATE PROJECT SPRING VALLEY

This registration is granted
under section 5 of
the Real Estate (Regulation & Development) Act, 2016
to the following project under project registration number
as mentioned above

PARTICULARS OF THE NEW PROJECT

S. N.	Particular	Detail
1.	Name of the project	Spring Valley
2.	Location	Sector- 35, Sohna, Gurugram
3.	Total licensed area of the project	9.0625 acres
4.	Area of phase for registration	9.0625 acres
5.	Nature of the project	Affordable Plotted Colony Under DDJAY
6.	Number of Blocks	7(A1 to A7)
7.	Number of Plots	162

NAME OF THE PROMOTERS

S.N.	Particular	Detail
1.	Promoter 1/License holder	Lion Infra Developers LLP, Vibhor Home Developers Pvt. Ltd.

PARTICULARS OF THE PROMOTER 2 / DEVELOPER

S.N.	Particular	Detail
1.	Name	Vibhor Home Developers Pvt. Ltd.
2.	Registered Address	Flat No. 11, DDA Janta Flat, Panchsheel Park, Shivalik Road, South Delhi, New Delhi 110017
3.	Corporate Office Address	277A-217B, 2 nd Floor, Suncity Business Tower Sector-54, Golf Course Road, Gurugram, Haryana
4.	Local Address	277A-217B, 2 nd Floor, Suncity Business Tower Sector-54, Golf Course Road, Gurugram, Haryana
5.	CIN	U70101DL2005PTC140996
6.	PAN	AACCV1383J
7.	Status	Company
8.	Mobile No.	9811000240
9.	Landline No.	0124-4274045
10.	Email-Id	customercare@pyramidinftratech.com
11.	Authorized Signatory	Dinesh Kumar

This registration certificate is based on the information supplied by the promoter and an authenticated brief of which is annexed herewith, which shall be read as part of this registration certificate.

Dated: 19.07.2019
Place: Gurugram



HARERA
GURUGRAM

(Dr. I. K. Khandelwal)
Chairman
Haryana Real Estate Regulatory Authority
Gurugram