



## HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Haryana Real Estate Regulatory Authority, Panchkula has registered the real estate project of a Commercial Plotted Colony namely "Karnal Shopping Arcade" on land measuring 3.13 acres situated in the revenue estate of Village Jhanjhari, Sector-45, Karnal vide

**Registration No. HRERA-PKL-KRL-306-2022**

**Dated:06.05.2022**

2. Promoter of the project is ARV Builders, having its registered office at Shop No. 110, Main Market, Sector 8, Urban Estate, Karnal. Promoter is a Partnership Firm having PAN No ABUFA5943M.

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3. Information submitted by the promoter about the project may be viewed in the PDF uploaded along with this certificate on the web portal of the Authority [www.haryanarera.gov.in](http://www.haryanarera.gov.in).

4. This Registration is being granted subject to following conditions that the promoter shall:

i) strictly abide by the provisions of the Real Estate (Regulation and Development) Act, 2016 and The Haryana Real Estate (Regulation and Development) Rules, 2017 and The Haryana Real Estate Regulatory Authority, Panchkula (Registration of Projects) Regulations, 2018, and all such other orders that may be issued by the Authority from time to time and will not enter into any agreement with the buyer in breach of the said provisions.

ii) strictly abide by the declaration made in form REP-II.

iii) apart from the price of the Shop/Apartment, the Promoter shall not demand or receive from the allottees any other cost, fee or charge under any name or definition except reasonable charges for maintenance of essential services and common facilities.

iv) Promoter shall create his own website within a period of one month containing information as mandated under Regulation 14 of the Regulations and update the same periodically but not later than every

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quarter, including the information relating to Shop/Apartment sold/booked and expenditure made in the project.

- v) a copy of the brochure and each advertisement(s) shall be submitted to the Authority immediately after publication.
- vi) adopt and strictly abide by the model agreement for sale as provided in Rule 8 of the RERA Rules dated 28.07.2017.
- vii) that the promoter shall submit the quarterly schedule of expenditure from the date of registration upto the date of completion of the project.
- viii) publish this certificate in the printed brochure inviting applications from the prospective buyers for allotment of Shops/Apartments.
- ix) the said project shall be completed by 22.12.2026.

## Special Conditions

- i) Promoter shall submit a copy of demarcation plan, zoning plan and service plans to the Authority immediately after its approval by Town & Country Planning Department.

  
**Dilbag Singh Sihag**  
Member

  
**Rajan Gupta**  
Chairman