



**HARERA  
GURUGRAM**

**CONDITIONS OF REGISTRATION**

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

- (i) The promoter shall enter into an agreement for sale with the allottees as prescribed by the Government.
- (ii) The promoter shall inform to the revenue department for entry in record of ownership about the project land being licensed and bonded for setting up of Group Housing colony.
- (iii) The promoter shall offer to execute and register a conveyance deed in favour of the allottee or the association of the allottees, as the case may be, of the unit/ apartment, plot or building as the case may be.
- (iv) 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.
- (v) 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 (1) of sub-section (2) of section 4.
- (vi) 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.
- (vii) The promoter shall not contravene the provisions of any other law for the time being in force as applicable to the project.
- (viii) The promoter shall comply with all other terms and conditions as conveyed by the Authority.

**VALIDITY OF REGISTRATION**

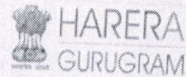
The registration shall be valid for the period commencing from October, 2018 and ending with 30<sup>th</sup> June, 2023 unless extended by the Authority in accordance with the Act and rules made thereunder subject to compliance of provisions of rule 5(1) of the Haryana Real Estate (Regulation and Development) 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.

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

**HARYANA REAL ESTATE  
REGULATORY AUTHORITY  
GURUGRAM**



NO. RC/REP/HARERA/GGM/2018/	22
DATE	23-10-2018

**REGISTRATION CERTIFICATE  
REAL ESTATE PROJECT  
ASHIANA MULBERRY**

**Phase-II**

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	Ashiana Mulberry, Phase-II	
2	Location	Sector-2, Sohna, Gurugram.	
3	Total licensed area of the project	10.25 Acres of License No. 16 of 2014 issued in the name M/s Ashiana Dwellings Pvt. Ltd.	
4	Area of project for registration	10.00 Acres out of total site area 10.00 Acres	
5	Type of Project	Group Housing Colony	
6	Total FAR of the phase registered	11,416.320 Sq. Mtrs.	
7	Number of Towers	3+Convenient shopping	
8	Number of Units	180	
9	Height of Building/No. of Storeys	Towers	No. of storeys Height of the building
		Tower 4	G+13 49.85 m
		Tower 5	G+17 62.05 m
		Tower 6	G+13 49.85 m

NAME OF THE PROMOTERS/		
S.N.	Particular	Detail
1	Promoter /A.license holder	M/s Ashiana Dwellings Pvt. Ltd.
PARTICULARS OF THE PROMOTER / DEVELOPER		
S.N.	Particular	Detail
2	Name	M/s Ashiana Dwellings Pvt. Ltd.
3	Registered Address	5F, Everest, 46/C, Chowringhee Road, Kolkata-700071, West Bengal, India
4	Corporate Office Address	3H, Plaza M6, Jasola District Centre, Jasola, New Delhi-110025
5	Local Address	Sector-2, Sohna, Gurugram, Haryana
6	CIN	U45400WB2014PTC201892
7	PAN	AAMCA6551D
8	Status	Active
9	Mobile No.	+91-9711548289
10	Landline No.	011-40564056
11	Email-Id	cs@ashianadwellings.com
12	Authorized Signatory	Mr. Rohit Raj Modi

FINANCIAL STATEMENTS		
S.N.	Particular	Amount (in Crores)
1	Estimated Cost	₹ 120.67
2	Amount spent up to date	₹ 20.00
3	Balance to be spent on the project	₹ 100.67
4	Cost of infrastructure for the phase	₹ 59.07
5	No. of units sold	0

This registration certificate is based on the information supplied by the promoter and an authenticated brief of which is annexed herewith.

Dated: 23.10.2018  
Place: Gurugram



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

*Revised  
Ashiana Dwellings Pvt. Ltd.  
05/11/2018*