



o/c

PUNJAB REAL ESTATE REGULATORY AUTHORITY
1st Floor, Plot No. 3, Block B, Madhya Marg, Sector 18A, Chandigarh
Website: www.rera.punjab.gov.in Email: help@punjab.gov.in
Telephone: 0172-5139800

Memo No.RERA/2024/ 59

Date: 02/05/2024

To

1. M/s. Altus Sapce Builders Pvt. Ltd.
SCF-22, First Floor,
Phase-10, SAS Nagar- 160062.
2. M/s. Greater Punjab Officers Co-operative House Building Society Ltd.
SCF-22, First Floor,
Phase-10, SAS Nagar- 160062.
Contact No: 9501025407
Email.ID: Altusofficemohali@gmail.com

Subject: Registration of Real Estate Project-"ABNEY SQUARE 1".

This is to inform you that this Authority has accepted your application for registration of Real Estate Project, with details as follows:-

Project Name	:	ABNEY SQUARE 1
Location	:	Sector-20, New Chandigarh, Mullanpur, SAS Nagar, Punjab-140901.
Type of Project	:	Commercial (Plotted)
Total Area	:	1214.06 Sq.mtrs.
No. of Commercial Booths	:	021 Units
Registration No.	:	PBRERA-SAS80-PC0205
Valid Upto	:	14-December-2028

The registration certificate of the project will be issued to you subsequently, in accordance with the provisions of The Real Estate (Regulation and Development) Act, 2016 and Rules made there under by the Govt. of Punjab. You shall also be liable to pay the deficient registration fee, if any GST or any other taxes, as applicable, levied by Government of India/State Government in this regard, within 30 days from the issue of demand notice by this office, regarding the same.

Your attention is also drawn to Chapter III (Section-11 to 18) of The Real Estate (Regulation and Development) Act, 2016 in which the functions of a Promoter have been prescribed. You are required to comply with these provisions.

Note 1:- The promoter is directed to comply with all the terms and conditions as laid down in the approval letter of the layout plan issued vide letter No. 5566CTP(PB)MPM-141 dated 27.12.2022 by the Competent Authority i.e. CTP, Punjab, in letter and spirit without fail.

Note 2: The promoter is directed to comply with all the statutory provisions contained in the RERA Act/Rules, in respect of development of this project and all the statutory provisions contained in the approvals of project imposed by the respective competent Authorities.

Note 3: The promoter shall provide all the pending NOCs as provided in the License to Develop colony within a period of 6 months positively in accordance with the decision of the Authority dated 10.04.2024, from the date of issue of registration failing which necessary action under the provisions of RERA Act shall be initiated against you.

Note 4:- The promoter shall submit the PAPRA exemption within 6 months from the date of issue of this registration letter.

Note 5:- The promoter shall strictly abide by the conditions as mentioned/referred in the letter no. 448-76 CTP(PB) dated 01.02.2024 by the Directorate of Town & Country Planning, Punjab regarding project land falling under land pooling agreements or any other instructions/direction issued by the concerned Competent Authority in this regard.



PUNJAB REAL ESTATE REGULATORY AUTHORITY
1st Floor, Plot No. 3, Block B, Madhya Marg, Sector 18A, Chandigarh
Website: www.rera.punjab.gov.in Email: helprrera@punjab.gov.in
Telephone: 0172-5139800

Note 6:- The application for registration of the project was approved by the Authority till validity of registration of project as mentioned in the Form-B, subject to the condition that the extension in validity of implementation period of the Mega Project shall be submitted to this Authority from time to time till completion of the project.

Note 7:- The promoter will complete the project before 14.12.2028 and keep all the approvals and requisite permissions valid till completion of the project.


Secretary
Real Estate Regulatory Authority,
Punjab

CC: M(F&A) for N/A