



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/ 326-329

Date: 1/7/24

To

1. M/s ABS Infra Developers
HB No 43 Village Singhpura near Eden city, Zirakpur
Distt. SAS Nagar, Mohali - 140603
Mobile No. 9063000047
Email.ID: goyalinfra0047@gmail.com
 2. Smt. Manpreet Kaur
 3. Sh. Jaswinder Singh
 4. Sh. Jannat Singh
- } House No. 1309, Sector – 19, Panchkula

Subject: Registration of Real Estate Project-“Golden Era Home”.

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

Project Name	:	Golden Era Home
Location	:	Village Singhpura, HB No 43 Distt. SAS Nagar, Zirakpur, Punjab - 140063
Type of Project	:	Residential (Builtup)
Area of Project	:	13634.991 Sq.mtrs (Out of total area 19870.56 sq. mt.)
No. of Residential Flats	:	284 Units
Registration No.	:	PBRERA-SAS79-PR0996
Valid Upto	:	04-January-2029

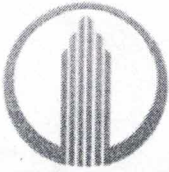
The registration certificate of the project will be issued to you subsequently, in accordance with the provisions of The Real Estate (Regulation and Development) Act, 2016 and Rules made there under by the Govt. of Punjab. You shall also be liable to pay the deficient registration fee, if any GST or 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.

Note 1: Residential Flats 068 flats (Block No. 10,11,12,14,23-26 (8x8)=64 flats, Block -9 Flat No. 201-204) are not owned by the promoter and are not allowed to be sold.

Note 2: The promoter directed to comply with all the terms and conditions as laid down in the License to Develop Colony issued vide License No. LDC/CA-ADC(UD)/2024/02 dated 05.01.2024 by the competent authority i.e. Additional Deputy Commissioner (Urban Development), SAS Nagar, Punjab in letter and spirit without fail.

Note 3: The promoter shall strictly comply with all the statutory/mandatory provisions prescribed under RERA Act, Rules and Regulations made thereunder and that the promoter shall also comply with all the statutory provisions and conditions imposed by the respective Competent Authorities while granting the license(s)/approvals/NOCs in letter and spirit without fail.



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Note 4: 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 5: The promoter will complete the project before 04.01.2029 and keep all the approvals and requisite permissions valid till completion of the project.


Secretary

Real Estate Regulatory Authority,
Punjab

CC: Dy. Director (F&A) for N/A

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