



HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

CERTIFICATE FOR REGISTRATION OF PROJECT

The Haryana Real Estate Regulatory Authority, Panchkula has registered the real estate project of an Industrial Plotted Colony namely "ROF I CITY" to be developed on land measuring 33.75 acres, situated at Village-Murthal Tehsil and District- Sonapat vide

Registration No.HRERA-PKL-SNP-363-2022

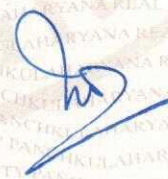
Dated: 19.10.2022

2. The promoter of the project is ROF Housing and Infrastructure Private Limited, M-18 (M Block Market) Greater Kailash-II New Delhi-110048. The promoter is a Private Limited Company registered with Registrar of Companies, N.C.T of Delhi and Haryana with Corporate Identity Number-CIN-U45400DL2010PTC198652 having PAN No. AAECR7744P.

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3. The information submitted by the promoter about the project may be viewed in the PDF uploaded alongwith this certificate on the web portal of the Authority www.haryanarera.gov.in.
4. This Registration is being granted subject to the 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 plot, 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) 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 quarter, including the information relating to plots sold/booked and expenditure made in the project.
 - v) submit a copy of the brochure and each advertisement(s) immediately after publication.



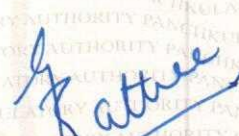
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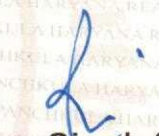
- vi) adopt and strictly abide by the model agreement for sale as provided in Rule 8 of the RERA Rules dated 28.07.2017.
- vii) submit the quarterly schedule of expenditure from the date of registration upto the date of completion of the project.
- viii) publish this certificate in the printed brochure inviting applications from the prospective buyers for allotment of plots.
- ix) complete the project by 5th May, 2027.

Special Condition

- a. The 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.
- b. The promoter shall submit duly approved building plans in respect of commercial pocket measuring 1.66 acre to the Authority along with deficit fee, if any. Till then, the promoter shall not sell/dispose of any part/unit in the commercial pocket.


Dr. Geeta Rathee Singh
Member


Nadim Akhtar
Member


Dilbag Singh Sihag
Member Chairman