

ABIJO G.R.A, LAGOS

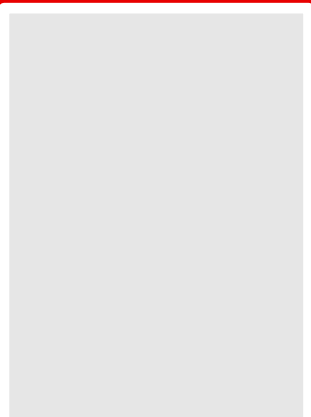


LUSH
HAVEN
SUBSCRIPTION FORM

LUSH HAVEN ESTATE (ABIJO G.R.A)

Commercial and Residential Plots| S U B S C R I P T I O N F O R M

TYPE OF PLOTS: RESIDENTIAL COMMERCIAL(ATTRACTS 10%) 600SQM
 PAYMENT PLAN: OUTRIGHT INSTALLMENT 300SQM
 NUMBER OF PLOTS CORNER PIECE PLOT(S)(ATTRACTS 10%)



SECTION 1: PERSONAL DETAILS ** Please fill appropriately & tick where necessary

Title Name(s)

NAME*

Title (MR, MRS, DR)
 Other Names

NAME OF SPOUSE*
 Title (MR, MRS, DR)

ADDRESS*

DATE OF BIRTH* GENDER* MALE FEMALE

MARITAL STATUS* NATIONALITY *

OCCUPATION EMPLOYER'S NAME*

COUNTRY OF RESIDENCE LANGUAGE SPOKEN

EMAIL ADDRESS*

TELEPHONE NUMBER MOBILE NUMBER

SECTION 2: NEXT OF KIN

NAME ADDRESS
 PHONE NUMBER
 EMAIL ADDRESS

SECTION 3: SUBSCRIBERS DECLARATION

I.....y.declare that hereb all the information provided on this subscription form is for the purpose of obtaining properties is true and correct to the best of my knowledge.

DATE*SIGNATURE OF THE SUBSCRIBER*.....

REFERRAL DETAILS

NAME
 PBO. ID
 PHONE NO
 EMAIL



FREQUENTLY ASKED QUESTIONS/TERMS & CONDITIONS

Q1. WHERE IS LUSH HAVEN ESTATE ?

A. Lush Haven Estate is located at Abijo G.R.A Lagos.

Q2. WHO ARE THE OWNERS/DEVELOPERS OF LUSH HAVEN ESTATE?

A. PWAN Haven Investment and Realtors Ltd a Leading Real Estate Company.

Q3. ARE THERE ANY ENCUMBRANCES ON THE LAND?

A. As At The Time Of Sale, This Land is free from every known government acquisition or interest and adverse claims.

Q4. WHAT IS THE SIZE OF THE PLOT?

A. 600SQM & 300SQM

Q5. IS THE ROAD TO THE ESTATE MOTORABLE?

A. Yes. The Road to the estate is Motorable

Q6. WHAT OTHER PAYMENTS DO I MAKE APART FROM THE PAYMENT FOR THE LAND

A Deed Of Assignment: N200,000 Per Plot B. Survey Plan Fee: N750,000 Per Plot (Commercial Entities are double charged)

C. Plot Demarcation: N70,000 Per Plot D. Development Fee: (Covering Drainage Construction, Gate House, Perimeter Fencing, Interlocked Road, Estate Beautification & street light: **N4,500,000 Per Plot**

N.B The Cost On Documentation Is Per Plot

N.B Development Fee Would Be Reviewed Upward, When There Is A Surge In Cost Of Construction Materials

N.B A Default In Payment Of The Purchase Price Within The Specified Payment Period Shall Result In The Following:

A. 10% Default Fee Charged On The Current Price Of The Subscribed Plots(s)

NB. The Price Of Plot(s) And Or Documentation Fee May Be Reviewed By The Company Due To Change In Government Policy

B. Note That Payment For Deed Of Assignment, Survey Plan And Plot Demarcation Applies Irrespective Of The Plot Size.

Q7. WHEN DO I MAKE THE OTHER PAYMENTS?

A. Other payments can be made before the physical allocation exercise

Q8. WHAT DO I GET AFTER INITIAL DEPOSIT ?

A. Letter of Acknowledgment of subscription and receipt of payment.

Q9. WHAT DO I GET AFTER COMPLETING FULL PAYMENT FOR THE LAND?

(A) Full Payment Receipt. (B) Contract Of Sale. (C) Payment Notification Letter.

Q10. WHEN DO I GET MY ALLOCATION ?

A. We Give Paper Allocation Based On LayOut.

B. Physical Allocation Exercise would be done upon completion of full payment for the land, After which a mail would be sent inviting for Physical allocation (usually conducted during the dry season)

Q11. IS THERE ANY RESTRICTION REGARDING THE TYPE OF BUILDING I CAN CONSTRUCT IN THE ESTATE

A. Yes, The Estate Layout Is In Sections And You Are Limited To Build Houses On Each Section Based. On Designated Use Or Plan For That Section(Commercial Or Residential) I.e Bungalow, Block Of Flats Detached Houses(duplex). Note: "face-me- I-face-you"(tenement Building) And High-rise Houses Will Not Be Permitted. All Building Design Must Conform To The Set Back Of Building Control Of The Estate And Such Designs Would Be Approved By The Comapany And With The Lagos State Government Afterwards.

FREQUENTLY ASKED QUESTIONS/TERMS & CONDITIONS

Q12. CAN I PAY CASH TO YOUR AGENT?

A. We Strongly advise that cash payment or cheque(s) be made to or in favor of PWAN HAVEN INVESTMENT & REALTORS LTD at its designated banks. We shall not accept any responsibility for any liability that may arise as a result of a deviation from the above instructions.

Q13. CAN I RE-SELL MY PLOT/PROPERTY ?

A subscriber who has completed payment of the purchase price and documentation fee for his/her plot(s) can resell the same to a third party.

However, 10% of the purchase price will be charged as agency fee for every plot resold by the company on behalf of the client, while N20,000 will be charged as administrative fee for every plot resold by the client.

Q14. WHAT HAPPENS IF I CANNOT CONTINUE WITH THE PAYMENT? CAN I GET A REFUND?

A. Yes less an administrative fee of 10% of the purchase price and agency fee of 30% of the purchase price. In event of a refund, you are required to give the company, Ninety(90) days notice to process your refund request and a further sixty(60 days) if the process isn't completed after the first 90 days.

PAYMENT PLAN STRUCTURE

PROPERTY TYPE	600SQM	300SQM
OUTRIGHT	N25,000,000	N12,500,000
6 MONTHS	N25,850,000	N12,925,000
12 MONTHS	N26,300,000	N13,150,000

I WANT TO BE ALLOCATED MY PLOT AT THE FRONT PART OF THE ESTATE, AS I CONFIRM THAT I WILL BE DEVELOPING MY PROPERTY, WITHIN SIX MONTHS OF PURCHASE

THEREFORE, THE INFORMATION PROVIDED, FAQ AND TERMS HEREWITH IS ACCEPTABLE AND CONSENTED BY ME, I ACKNOWLEDGE RECEIVING A COPY OF IT.

NAME: Signature Date

ALL PAYMENTS SHOULD BE MADE IN FAVOUR OF

**PWAN HAVEN
INVESTMENTS &
REALTORS LTD.**



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