

## E-Auction of Unitech Properties in Gurugram

### Queries raised by interested parties and Explanations thereon

Sr. No.	Query	Response
1.	How to do registration in the e-Auction portal?	<p><b>To register in the e-Auction portal, follow the steps given below:</b></p> <ul style="list-style-type: none"> <li>(i) Go to <a href="http://www.unitechgroup.com">www.unitechgroup.com</a> on your web browser and click on the tab <b>"Marketing and Sales"</b>. E-auction portal will get opened.</li> <li>(ii) At the top right corner, there is a button <b>"Sign Up"</b>.</li> <li>(iii) Click on it and enter all the required mandatory fields and create a username and password. Once having done filled in the required fields, go to <b>Submit</b> and click this button.</li> <li>(iv) Once clicked on <b>Submit</b>, you will receive a confirmation mail on the email address filled in the format and the process of Registration is completed.</li> </ul>
2.	Process for payment of EMD	<ul style="list-style-type: none"> <li>(i) Before initiating the payment, go to the Home page of the E-Auction portal and keep note of the Event Reference number of the property in which you want to bid.</li> <li>(ii) Now click on <b>Login</b> and enter your username and password which you have provided at the time of Registration.</li> <li>(iii) After logging in, click on the <b>Dashboard</b> button at left hand corner on the screen. You will be able to view all the active events which are open for e-Auction under the current events section.</li> <li>(iv) Click on the <b>Bid Here</b> Hammer of the Event Reference Number in which you are interested. Click on the <b>Accept and Continue</b> under Terms and Conditions for Auction.</li> <li>(v) In the next screen Click on the <b>Make EMD Payment</b> button and fill in the details of Account number in which you desire to have the refund of EMD in case you are not the successful bidder.</li> <li>(vi) Click on <b>Make EMD payment</b> button at the bottom center of the displayed page. The portal will redirect you to ICICI Bank page.</li> <li>(vii) Select <b>Payment gateway</b> if you want to make payment using Internet Banking/ Debit/ Credit card. Else for NEFT/RTGS select <b>Challan payment</b>.</li> <li>(viii) Once you have selected Payment Gateway you can further select Debit card, Credit card or Internet banking. Choose your mode of payment and provide details as required by the portal. In these modes of payment, the status of payment will get updated immediately.</li> <li>(ix) For the Challan payment, the system will provide you a challan which you can download in your system. Take a print of the challan. Go to your bank and make NEFT/RTGS payment as per details in the challan. Alternatively, you can</li> </ul>

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		<p>also make NEFT/RTGS through your online banking portal by adding beneficiary as per details in the challan. Generally, you can make payments to newly added beneficiary account only after 24 hours of adding. You shall also check limit of your online NEFT/RTGS before initiating the payment. This mode of payment will need 24-48 hours to update on the portal.</p> <p>(x) Once the payment is updated on the portal the status can be seen on the same screen from where the payment was initiated. Hence, to ensure timely update of status on portal initiate your payment well in advance.</p> <p>(xi) For further guidance refer to the Help Video section.</p>
3.	Is it necessary to register for checking the Reserve and EMD price?	<p>(i) No, for each of the properties being put to E-Auction, as visible on the Home Page.</p> <p>(ii) Click on the Reference Number of the Property in which you are interested to bid. Details related with the E-auction including Reserve Price and EMD are available on the page.</p> <p>(iii) Alternatively, you can also check the details in the file “Final e-Auction Notice” available at the latest news column.</p>
4.	Can multiple retail shops located adjacent to each other be merged into a single unit after e-Auction?	<p>(i) Unitech will be allotting the said shops as individual units and Conveyance Deeds will get executed for each individual unit.</p> <p>(ii) In case the bidder is a successful candidate for two or more adjoining shops, it is for him to merge the same or retain as individual units. However, any such merger will have to be done without removal of any Structural Wall or Column.</p>
5.	How can we know the floors for the retail shops?	<p>The layout plan for the retail shops is mentioned with their specific floor numbers named as FF (that means first floor), SF (means second floor) and so on. In addition, interested parties may visit the site also. For site visit, you may connect with following:</p> <p><b>1. For Uniworld Resort Plots, Sector 33, Gurugram</b> Sh. Bijay Kumar Singh: +91 8800391474</p> <p><b>2. For All other projects</b> Sh. Sandeep Upadhyay : +91 9717291388</p>
6.	From one account can we have multiple bids?	Yes, one can participate in multiple bids from one account for the same property. However, it may be noted that for each E-auction event, the EMD has to be paid separately and bids are to be placed independently.
7.	Which bank will grant the loan and the charges?	ICICI Bank has agreed to grant loan facility for Unitech properties where OC/CC has been received and is being sold against registry. The Loan will be extended as per the standard terms and conditions of the said Bank.
8.	When will be the unit/plot provided to the	Possession of the Unit/ Plot will be made within 30 days after full and final payment of the said property. Similarly, once the

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	allottee after e-Auction?	Possession is offered, the Conveyance Deed can also be executed immediately thereafter.
9.	Can we withdraw unit/plot after allotment?	Yes, one can withdraw unit/plot after allotment within 7 days of the e-Auction, subject to forfeiture of 25% of the EMD (mentioned in the "Payment Terms").
10.	How many number of Bid increments we can make?	One can make any number of Bid increments within the auction start time and auction end time.
11.	Can we modify or delete the Bid after placing it?	Submitted bids cannot be deleted. However, one can resubmit the bids with next increment.
12.	What is the minimum Bid increment?	<p>For every E-auction event/ bid, a Minimum Bid Factor has been defined. Bidders can submit their bids in multiples of Minimum Bid Factor. The minimum bid factor in case of Plots is Rs. 2,000/- per sq yard and it is Rs. 200/- per sq. ft in case of all built-up residential and commercial Units. The bidder is entitled to bid for the minimum amount or in multiples of the Minimum Bid Factor.</p> <p><b>For example:</b></p> <p>In the case of a Plot, where the Reserve price is Rs. 2,00,000/- per sq yard, the Minimum Bid factor being Rs. 2,000 per sq yard, the Bidder can quote – Rs. 2,02,000/- or Rs. 2,04,000/- or further Rs. 2,06,000/- The Bidder can also bid in Multiples of the Minimum Bid factor, such as the first bid could be Rs. 2,02,000/- per sq yard, the next bid could be for Rs. 2,10,000/- per sq yard and still the next bid could be Rs. 2,20,000/- per sq yard.</p>
13.	Whether parking facilities are available for the completed apartments in Harmony?	Two covered car-parks are available in the Basement for parking for each of the apartments at an additional cost of Rs. 6.00 Lakh plus taxes per Car Park.
14.	Is there any brokerage charge by Unitech from Brokers/ Clients	None as far as Unitech is concerned.