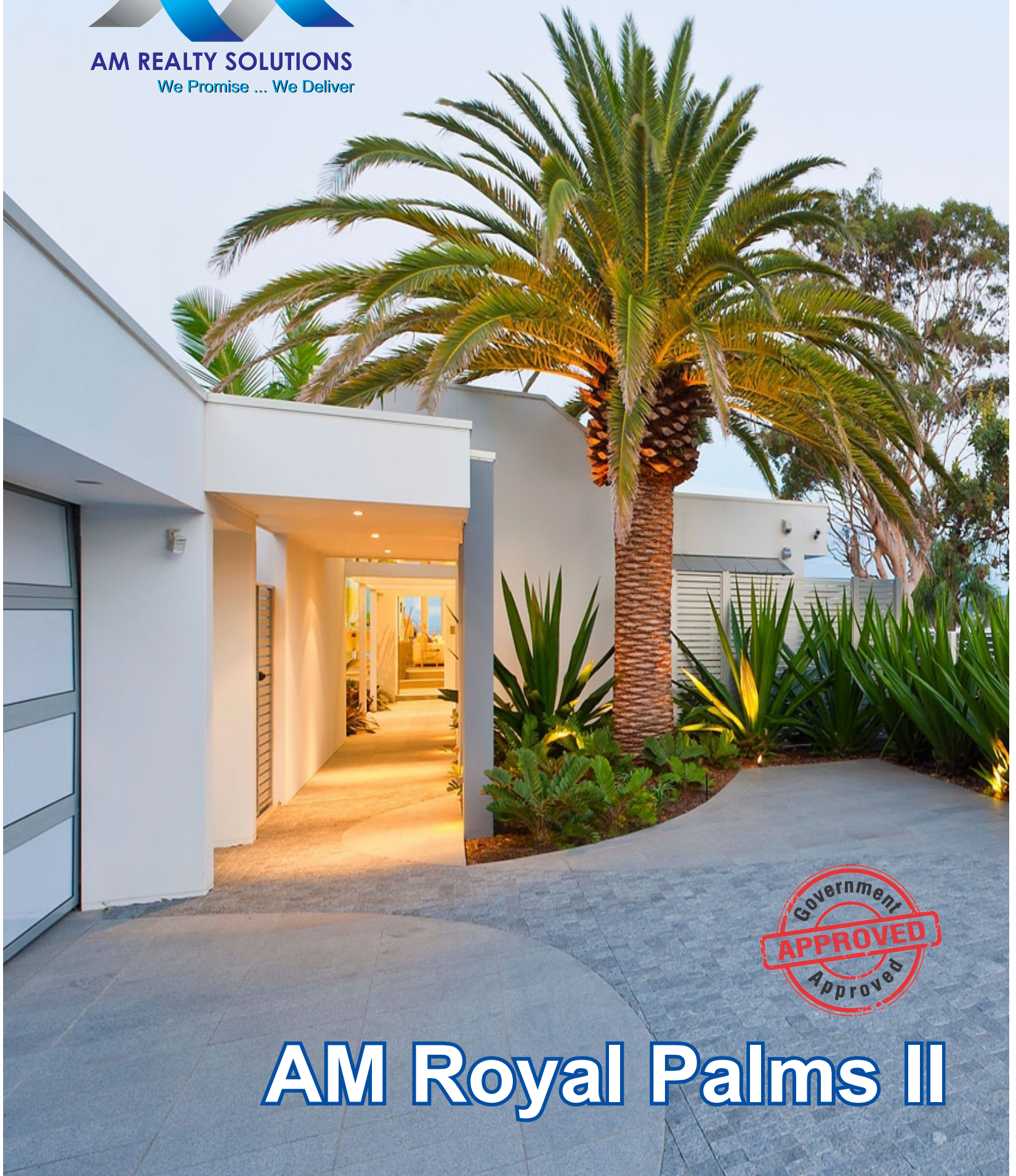




**AM REALTY SOLUTIONS**  
We Promise ... We Deliver



# AM Royal Palms II





After successful projects like "Maple Residency" and "AM Royal Palms", AM Realty Solutions is one of the first developer to launch an aesthetically conceptualized Government Approved township "AM Royal Palms II", residential Project located in Phulera Jaipur.

Architectural excellence, amidst the most serene natural surroundings, carve the true essence of this project. While conveniently reachable via rail, road and air, the AM Royal Palms II is secretly hidden from the polluted chaos of a big town. Spread across an area of 15,428 sq/yards, plot sizes ranging from 100 to 200 Sq yards are available for purchase. Basically if the idea is to cuddle in nature's womb and yet maintain as much contact with the hustle bustle of commercial world, this is perhaps the most enticing offer. coming over to the economic side, this township is one of the most lucrative real estate deals.

**Mission** – to create structures that fulfill desires

**Vision** – nurture the idea of luxurious living with premium townships at affordable prices

**Our promise** – Fulfill commitments and surpass expectations

## SALIENT FEATURES

### World's Largest : Ultra-Mega Green Solar Power Project

Structural excellence is at its best when harnessed by the benefits of technology, innovation and energy efficiency. The world's largest solar power plant, with an estimation cost of 30,000 Crores, known as the "Ultra-Mega Green Solar Power Project" is coming up in this part of the country, near the Sambhar Lake. The project will be spread across 23,000 acres of land belonging to the state-run Sambhar Salts Ltd, near the Sambhar Lake, which is about 5 miles away from Phulera . This elite Solar project will have a power generation capacity of 4,000 megawatts, which is more than double the total solar power generation capacity in India. The first phase of the project, will generate 1,000 MW and is likely to be commissioned by the end of 2017. Expected to be a trendsetter, the one of its kind, this solar power project shall not only help the nation with electricity crisis, but will have obvious benefits to the township, located in vicinity.





## MAHINDRA SEZ JAIPUR

Jaipur is a volcano of development erupting at a massive pace and the Mahindra World City has definitely fueled the drive. The stamp of economic revolution as embarked by Mahindra World City on Jaipur is pretty evident. An integrated business city with SEZs (Special Economic Zones), the MWC is spread across 3000 acres and more than 150 companies will be creating 3.5 lakhs new jobs in the next 3 -5 years.. Mahindra World City, Jaipur has already attracted leading corporates including Infosys, JCB, Wipro, Deutsche Bank, State Bank of India, ICICI Bank, Genpact, EXL BPO, Tech Mahindra, QH Talbros, Connexions, Nagarro & Nucleus Software and rapidly continues to expand its Customer base. With residential plots offered at the AM Royal PalmsII, Phulera this certainly is a charming residential - business combo



## DMIC-Delhi Mumbai Industrial Corridor

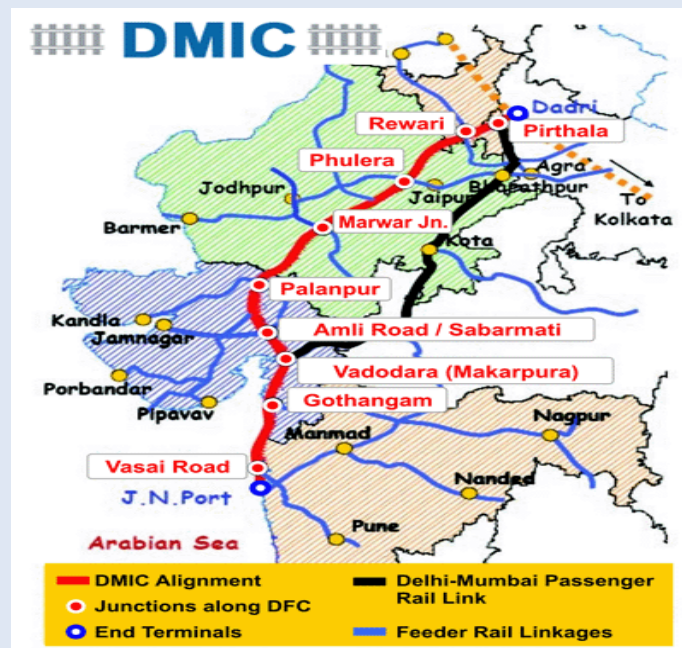
Delhi Mumbai Industrial Corridor is the next big chapter in the Indian infrastructure book. Delhi-Mumbai Industrial Corridor is a mega infrastructure project of USD 90 billion with the financial & technical aids from Japan, covering an overall length of 1483 KMs between the political capital and the business capital of India, i.e. Delhi and Mumbai. This infrastructural program is focused upon developing “Smart Cities”. The projects will generate 2,15,000 direct jobs and 6,18,000 indirect jobs to the Indian economy, the ministry claimed. Japan has committed to invest \$4.5 billion in this project. The Union Cabinet had approved an expenditure of Rs 18,500 crore on development of infrastructure for the project. Strategically located, Phulera is one of the major DMIC junction .



## EDUCATION HUB

At the AM Royal Palms II, not only are there ample work opportunities and stay privileges, there is ample in store for the learners. Educations centers and reputed institutes of learning are located in close vicinity, the top names being:

- Manipal University
- Jyoti Vidhyapeeth University
- Birla International School Pilani
- Government Center University
- (campus spread over an area of approximately 865 acres).
- Jaipur Inst.of Engg. & Management
- NIMS Medical College
- DPS
- JK Lakshmipal University
- Rajasthan Dental College & Hospital
- ITI College



## Location Advantages

- Near proposed Railway division (Phulera) of Rajasthan
- 5 minutes drive to Phulera DMIC junction
- 8 minutes drive to Phulera Railway Station
- 11 minutes drive to Jaipur Ajmer Express Way
- 40 minutes drive to under construction Kishan Garh International Airport
- 20 minutes drive to famous Shakambari Temple
- Located at State Highway No-2
- Next to recently signed tourist destination project worth Rs.250 Cr.
- 25 minutes drive to Birla Int. School
- 5 minutes drive to proposed Sambhar High court
- 4 minutes drive to Main Phulera Bus Stand
- 4 minutes drive to Main Tourist Attraction (Sambhar Lake)
- 25 mins to NIMS Medical College
- 30 mins to J.K. Lakshmipath University
- 20 mins to Rajasthan Dental College



## The Project Highlights

- Architecturally professional landscaping and structural treatment
- Size options, plots available 100 - 200 sq yard dimensions
- Well maintained jogging tracks for the health enthusiasts
- Layout & design in consideration with Vastu recommendations
- Natural surroundings managed by devoted horticulture specialists



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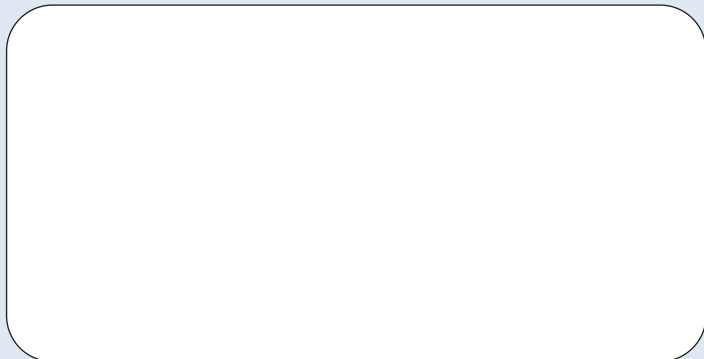
### Corporate Office:

M/s. AM Realty Solutions  
GC-35-36, Gold Crest Tower  
3rd. Floor, Aditya Mega City  
Indirapuram, Ghaziabad 201014  
Tel: 0120-4150640

### Branch Office :

C-384, Jamkripah Tower,  
Behind Crown Plaza  
Vaishali Nagar, Jaipur 302021  
Tel: 0141-4010640  
Website : [www.amrealtysolutions.in](http://www.amrealtysolutions.in)  
E-mail : [info@amrealtysolutions.in](mailto:info@amrealtysolutions.in)

Please Contact :



## PROVISIONAL BOOKING FORM



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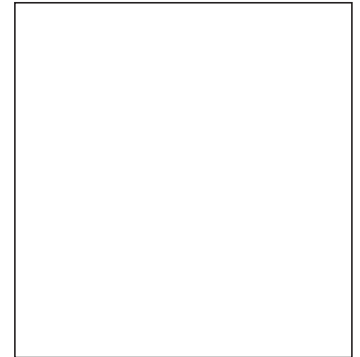
## Personal & Booking Details

GC 35-36, Gold Crest Tower,  
3rd Floor, Aditya Mega City  
Indrapuram, Ghaziabad 201014  
Website : [www.amrealtysolutions.in](http://www.amrealtysolutions.in)  
E-mail : [info@amrealtysolutions.in](mailto:info@amrealtysolutions.in)

### Applicant

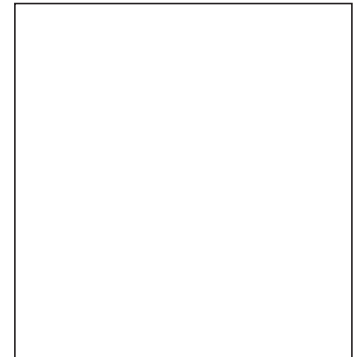
D	D	M	M	Y	Y	Y	Y
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Name \_\_\_\_\_  
S/W/Do. \_\_\_\_\_  
Address \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
Phone/Mobile \_\_\_\_\_  
Date of Birth \_\_\_\_\_ Nationality \_\_\_\_\_  
PAN No. \_\_\_\_\_ Profession \_\_\_\_\_  
E-Mial \_\_\_\_\_



### Co-Applicant

Name \_\_\_\_\_  
S/W/Do \_\_\_\_\_  
Address \_\_\_\_\_  
Phone/Mobile \_\_\_\_\_  
Date of Birth \_\_\_\_\_ Nationality \_\_\_\_\_  
PAN No. \_\_\_\_\_ Professional \_\_\_\_\_



### Booking Details

Basic Rate \_\_\_\_\_ Development Charge \_\_\_\_\_  
Area of Plot \_\_\_\_\_ Unit No. \_\_\_\_\_ Payment Plan \_\_\_\_\_  
PLC \_\_\_\_\_ PLC Amount \_\_\_\_\_  
Registration Amount \_\_\_\_\_ Total Cost \_\_\_\_\_  
Cash/Cheque/DD No. \_\_\_\_\_ Bank Details \_\_\_\_\_  
Amount ₹ \_\_\_\_\_ Dated \_\_\_\_\_

Your receipt and acknowledgment will be delivered to you within 15 days from the date of booking. In case of delay, contact our office.





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# AM Royal Palms II

## Terms & Conditions for Registration and Allotment

1. The Intending Buyer has applied for the registration of Plots with full knowledge and subject to all laws, notifications and rules applicable to this area, which have been explained by the company and understood by him/her
2. The intending buyer has fully satisfied himself/herself about the interest and title of the company in the land, understands all limitations and obligations in respect of it and does not have any objection.
3. For preferential situated plots extra charges as applicable will be payable by the intending buyer.
4. The cost of Development Charges for a plot whatever is applicable will be payable by the customer.
5. If any applicant wants to cancel his/her registration once they have applied for a plot under this scheme, then the company will refund his/her registration money after deducting 50% of the same.
6. If any applicant wants to cancel the ownership of the plot after submitting the total amount of the plot, then the company will refund his/her amount after deducting 50% of the total cost.
7. The applicant has to pay the maintenance & Security charges as applicable.
8. In case if any client fails to pay the maintenance & security charges on time, then the company is not responsible for the security of his/ her property or not be responsible if anyone encroaches his/her property and the client can not blame the company for any loss what so ever. Moreover the company will not provide the maintenance services for common area to such clients.
9. The company reserves the right to cancel the registration / allotment of the plot in case if any cheque for the Registration Amount or the Balance Amount for that plot bounced/ dishonored due to customer's fault.
10. The applicant/ allottee shall before taking possession of the residential plot, must clear all the dues towards the residential plot and have the Conveyance Deed for the said residential plot executed in his favour by the Company after paying stamp duty, registration fee and other charges/ expenses.
11. The company will start giving facilities like concrete road, water supply & Electricity only when at least 10% allottees will make their houses in the township.
12. The company can change its scheme at any time and the applicants are not supposed to show any objection on the same.
13. It is made clear that it is not possible to check the eligibility of applicant at the time of acceptance of the Registration form. There fore, those who are not eligible would register their name at their own risk and wouldn't be entitled for allotment of plots if at a later stage it is detected that they are not eligible under the scheme.
14. All allotments shall be made on free hold basis. However, the title shall be transferred only when Sale Deed/Registry is executed in favour of the allottee and is registered in the office of Sub-Registrar.
15. The Company reserves the right to alter/amend/modify any of the terms & conditions of application eligibility and allotment at its sole discretion or as desired /directed by the Govt, of the State / India. The consequences of such alteration/amendment/modification will be automatically binding on all applicants, without any further reference of them.
16. If any misrepresentation/concealment/suppression of material facts are found to be made by the applicant / allottee, then the allotment of the given plot will be cancelled at the immediate effect and the total amount of the plot will be refunded after deducting 50% of the same.
17. Cheque/DD/Payorder to be in the name of AM Realty Solutions.
18. If cash is given, do take a receipt for the same.
19. Cheque bouncing will be charged Rs. 2000/- as penalty, and delay in payment at 18% interest
20. Possession will be given 6 months after booking. In case possession is not given, 18% interest will be paid to the buyer on the booking amount.

## Declaration

1. I/We declare that I/We have read & understood the above mentioned terms and conditions of the project and shall abide by them.
2. The Plots allotted to me by the company under the rules shall be acceptable to me/us. I/We shall have no objection.
3. In case of cancellation of registration done by me/us. I/We shall accept the deduction made by the company as per rules.
4. I agree that the measurement and area of Plot required by me/us can vary at the time of allotment as per the Govt. Rules and availability.
5. I/We hereby declare that all information on the application form have been given by me/us are true to the best of knowledge and belief.

Date \_\_\_\_\_

Place \_\_\_\_\_

Signature \_\_\_\_\_ Applicant

Name in Block letter \_\_\_\_\_

Signature \_\_\_\_\_ Co-Applciant

Name in Block letter \_\_\_\_\_

For Office Use:  
Form Received by  
Serial No. Issued


Associate's Code

--

Associate's Name

--

Remarks : \_\_\_\_\_

Approved by Mktg. Dept.

--



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