



DDA

KARMAYOGI AWAAS YOJANA 2025

EXCLUSIVELY FOR ALL SERVING AND RETIRED GOVERNMENT EMPLOYEES

ON FIRST COME FIRST SERVE BASIS



Launch of DDA Karmayogi Awaas Yojana 2025 for serving and retired employees of Central and State Governments / Public Sector Undertakings (PSUs) / Public Sector Banks (PSBs) / Local Bodies / Autonomous Bodies / Government Universities for sale of 3-BHK, 2-BHK and 1-BHK Category Flats in Pocket 9, Sector A1 to A4, Narela.

1. SCHEME:

- 1.1. The Scheme is titled as “**DDA Karmayogi Awaas Yojana 2025 (FCFS)**” of the Delhi Development Authority for disposal of flats through end-to-end online system. The time-lines of the scheme are as below:

Sr. No.	Event	Date
1.	Date of launch of Scheme	12.12.2025
2.	Help Desk operational for training and information on FCFS	19.12.2025
3.	Brochure ready for download	19.12.2025
4.	Start of registration	19.12.2025
5.	Flat booking starts from	14.01.2026 12.00 Noon
6.	Closure of scheme	31.03.2026 11:59 PM



The unique feature of this Scheme is a flat **25% discount across all categories**, making it an attractive opportunity for Govt. Servants to find an ideal place of residence in Delhi and also a homogeneous neighbourhood. Additionally, the flats are brand new, of top quality construction and situated in a well-planned developing residential hub with excellent connectivity, including proximity to Urban Extension Road II (UER II), GT Karnal Road and dotted with metro stations of the approved Rithala-Narela-Kundli Metro corridor, ensuring easy access to Central Delhi and surrounding areas.



2. ELIGIBILITY:

- 2.1. The applicant must be a citizen of India.
- 2.2. He/ She should have attained the age of majority i.e., an applicant should have completed 18 years of age as on the last date of submission of the application and legally competent to enter into a contract.
- 2.3. He/ She should be a serving or retired Government Servant, including employees of the Central Government, State Governments, Public Sector Undertakings (PSUs), Public Sector Banks (PSBs), Local Bodies, Autonomous Bodies, Universities, and similar institutions etc.
- 2.4. There is no restriction with regard to owning any land/built up property in Delhi or elsewhere. Also more than one house of any category and multiple houses of different categories can be purchased by eligible individuals without any restriction.
- 2.5. The applicant should give particulars of his/her savings account in any Bank in **the name of the applicant only** in the 'Application Form'.
- 2.6. The applicant should give particulars of his/her savings account in any Bank in the name of **the applicant only** in the 'Application Form'.
- 2.7. Applicant must have Permanent Account Number (PAN) allotted under the provisions of the Income Tax Act and the same must be quoted in the Application Form.
- 2.8. In case of joint application under Persons with Disabilities (Divyangjan), the applicant him self/herself should fall within the reserved category and the joint applicant/co-applicant should be from within the Family. Family for this clause means a person or his/her parents or his/her blood relatives or his/her spouse or any of his/her dependent relative/s including unmarried children.
- 2.9. It is advisable that co-allottee, if any, may preferably be added at the application stage rather than at later stage, for easy processing.

3. HOW TO APPLY: -

- 3.1. Interested persons are required to visit DDA's Awaas Portal (<https://eservices.dda.org.in>), create login credentials using PAN and other details, and thereafter log in and register themselves for the DDA Karmayogi Awaas Yojana 2025 by paying a sum of Rs. 2,500/- (inclusive of GST). This amount is to be paid online and is non-refundable. Registration opens with effect from 19.12.2025. Applicants already registered on the Awaas Portal are not required to pay the registration fee again.
- 3.2. Interested persons can check all relevant details such as the size of the flats, location of the pocket, price, and layout plan of the flat/pocket online at <https://eservices.dda.org.in>. All these flats are in **ready-to-move-in condition**.
- 3.3. Desirous persons can apply online at <https://eservices.dda.org.in> and will have the option to book a specific flat on a '**First Come, First Serve**' basis.
- 3.4. Booking will commence from **14.01.2026**. Once a specific flat is selected online, the applicant will get a window of 15 minutes to deposit the booking amount through online mode (Internet Banking, Debit/Credit Card only), in a single transaction. During these 15 minutes, that specific flat will not be available for selection by others. Applicants are therefore advised to ensure availability of required funds in their bank account and enable the necessary transaction limits on their debit/credit cards and internet banking, as applicable.
- 3.5. Once the Booking Amount, as mentioned in para (3.6) below, is successfully deposited by the applicant within the 15-minute window and confirmed by the bank, the selected flat will be reserved/booked for the applicant. The Demand-cum-Allotment Letter will generally be issued within 24 hours.
- 3.6. The booking amount for each flat under various categories is as under:
 - a) For a 3-BHK flat: Rs. 10,00,000/- (Rupees Ten Lakh Only)
 - b) For a 2-BHK flat: Rs. 4,00,000/- (Rupees Four Lakh Only)
 - c) For a 1-BHK flat: Rs. 50,000/- (Rupees Fifty Thousand Only)

Note: The booking amount paid will be adjusted against the price of the flat in case of successful booking but this amount **will be non-refundable and shall stand forfeited in case of surrender/-cancellation/non-payment of rest of the demand as per demand schedule.**

- 3.7. Payment of price of the flat:
 - a) The price of the flat is to be deposited within 60 days from the date of issue of demand-cum-allotment letter.
 - b) The allotment belonging to persons with disability (Divyangjan) will have two options of payment i.e., allotment on hire purchase basis or on cash down basis. The initial payment in case of hire purchase allotment would be 25% of the total price that has to be deposited within 60 days. Rest of the amount would be taken in monthly installments over a period up to 15 years. The rate of interest charged is simple interest @10% p.a. on monthly reducing balance which is similar to how banks charge Housing Loan EMIs.

- c) Further time of 30 days, over and above the period as stated in para 3.7.(a) and 3.7.(b) above, will be available to the allottees subject to payment of interest at the rate of 10% p.a. (simple interest). **It may be noted that the for any shortfall in payment of demanded amount, the interest will be applicable for the entire amount and will be applicable for entire month as computed in the schedule given in the DAL.** Therefore, it is advised that the necessary payment should be made well in advance before the stipulated period to avoid payment of interest as well as to avoid last minute hassles.
- d) If the demanded amount is not paid by the allottee within the time prescribed in demand-cum-allotment letter, the allotment of flat will stand cancelled without any notice and will be made available for allotment to others. In such an event, the entire Booking Amount will be forfeited.
- e) The delay in payment upto 2 days beyond 90 days (i.e. 60 days' interest-free period & 30 days' interest @10%) will be automatically condoned. The delay in payment up to further 90 days may be allowed with the approval of Competent Authority with penal interest @14 % subject to the condition that at least 25% of the disposal price have been received as mentioned above. The delay will be regularized as per the delegation mentioned below:

S. No.	Period of delay	Competent Authority
1.	Up to 2 days	Automatically condoned (with 10% interest) without need of regularisation/restoration.
2.	3 to 90 days	Vice-Chairman, DDA (with penal interest @14 % on the remaining amount subject to the condition that at least 25% of the disposal price has been received as per DAL)
3.	If the last due date is a holiday	The due date will be automatically be extended to the first working day following the last due date.

- f) Beyond the stipulated time as mentioned (in above para's 3.7.(a) to 3.7.(d)) if the demanded amount is not received, it shall be deemed as an automatic cancellation of allotment.
- g) Under no circumstances, request for surrender shall be entertained after receiving full payment as per the demand schedule.
- 3.8. The Demand-cum-Allotment letter will be issued online to successful applicants, generally within 24 hours of realisation of the booking amount. Information to this effect will also be sent via SMS and email to the mobile number and email ID provided by the applicant. It will be the responsibility of the applicant to regularly check the online portal for the same. No request for condonation of delay in depositing the demand amount, on the ground of non-receipt of the Demand-cum-Allotment letter in physical mode, SMS, or email, will be entertained by DDA.

4. DOCUMENTS TO BE SUBMITTED AFTER ALLOTMENT OF FLATS AND BEFORE POSSESSION OF FLAT THROUGH ONLINE MODE ONLY:

- 4.1. Affidavit (duly attested) certifying citizenship, age of majority, etc. as per Annexure 'B' given below (by allottee and co-allottee, if any).
- 4.2. Undertaking (duly attested) declaring to not make any addition/alterations in dwelling unit subject to principles of amalgamation of two adjacent flats as per Annexure 'C' given below and to constitute RWA (by allottee and co-allottee, if any).
- 4.3. Identity proof e.g. Self-attested copy of Passport, Aadhaar card, Government identity card, Election card, Driving license, Ration Card with photo. (Any One)
- 4.4. Address proof e.g. Self-attested copy of Passport, Aadhaar Card, Government identity card, Election card, Ration Card, Driving license, Telephone bill, Electricity Bill, Water bill, House tax receipt etc., of same address as given in application form, Bank Passbook (Page carrying Name and Address).(Any One).
- 4.5. Self-attested copy of PAN Card for allottee (Co-allottee, if any) and spouse (if any).
- 4.6. Copy of Loan Sanction Letter duly attested by bank manager (if any).
- 4.7. Copy of bank statement mentioning the name and account number from which margin money (apart from loan) has been deposited to DDA. (if any).
- 4.8. In addition to above, persons applying under reserved PwBD (Persons with Benchmark Disability) category have to submit an attested copy of the original certificate issued by the Medical Board or a Govt. Hospital in case the applicant is applying under the reserved category of Persons with Benchmark Disability. A self-attested copy of guardianship certificate issued by the competent authority, wherever applicable, be attached. **The certificate may be verified from the issuing authority.**
- 4.9. Copy of TDS Certificate (if applicable).
- 4.10. **In addition to above, the documents mentioned in the Online Portal for Possession needs to be submitted with supporting documents, if any.**



5. DISPOSAL PRICE OF THE FLATS: -

The tentative disposal price of the flats is given at **Annexure "A"**. The disposal price of the flats is calculated as per the plinth area of the flats including common area. The disposal price does not include maintenance charges as stated in para 9 below. The variation in price within category, if any, is due to variation in plinth area including common area of the flats.

Note: The disposal price does not include conversion charges for freehold property, as applicable, and water connection charges of Rs. 2,000/-.

6. METHOD OF PAYMENT OF DEMANDED AMOUNT: -

- 6.1. The Booking Amount/application processing fee may be paid from any account. through NEFT/RTGS/Net Banking through **online challan generation only**. Any charges, of whatever in nature, in this regard shall be borne by the allottee. Applicants should not use the same generated NEFT challan for multiple payments.
- 6.2. The allotment of flats shall be made on cash down basis only except by the applicants belonging to PwBD [Persons with Benchmark Disability (Divyangjan)] category who will have the options of making payment either on "Cash Down" basis or in Equated Monthly Instalments (EMIs) on terms and conditions as applicable in their case. The rate of interest charged is simple interest @10% p.a. on monthly reducing balance.
- 6.3. Demanded amount after issuance of online Demand-cum-Allotment letter should be deposited from Allottee's account or from the account of specified relatives through NEFT/RTGS/Net Banking through online challan generation only. DDA will not bear any service charges on payments done through any mode.

The specified relatives for this paragraph include the allottee's husband/wife, father, mother, sister, brother, son, daughter, grandson, granddaughter, daughter-in-law (wife of the son/grandson), son-in-law (husband of the daughter), or the husband of the granddaughter. For this definition, 'grandson/granddaughter' means the child of the allottee's son or daughter. Furthermore, payment made by a proprietorship firm, where the allottee is the proprietor, shall also be considered.

7. MORTGAGE/AVAILING LOAN: -

The allottee may avail a housing loan by mortgaging the flat to the following institutions without prior approval of DDA, subject to the condition that the first lien will remain with DDA to the extent of recovery of all outstanding dues, including the disposal/demanded price. However, an intimation regarding the institution to which the flat has been mortgaged must be sent to the concerned Housing Branch, DDA, Vikas Sadan, New Delhi. The applicant should apply for home loan intimation through DDA's online portal at eservices.dda.org.in, and it will be the sole responsibility of the applicant to apply within a reasonable time. **The application for home loan intimation should preferably be submitted within 30 days from the date of issue of the demand-cum-allotment letter. DDA will not be responsible for any delay in processing the loan by the concerned bank. The applicant will be solely responsible for any late payments and will have to bear any additional interest or penalties that may arise.** The loan/mortgage facility can be availed from the following institutions:

- a) Government of India; State Government; Union Territory Administration;
- b) Public Sector Undertakings / Autonomous Bodies;
- c) Nationalised Banks;
- d) Life Insurance Corporation of India; General Insurance Corporation of India;
- e) Housing Development Finance Corporation;
- f) Cooperative Banks;
- g) MCD; NDMC;
- h) All joint sector companies irrespective of the percentage of shareholding;
- i) University of Delhi;
- j) All organizations, private or public, which receive the approval of Govt. of India, State Govt. for the purpose of general mortgage permission and are recognized by RBI as a Housing Finance Company;
- k) All Financial Institutions extending loans to individuals for house building, if they are leading companies with good market standing and repute say with a capital base of Rs. 5 Crores or so;
- l) All Financial Institutions/Banks which are controlled by RBI or the Govt. of India irrespective of the percentage of Govt. shareholding;
- m) All public companies with a capital base of Rs.5 Crores provided they have a Scheme for granting Housing Building Advance/Loan to their employees and the mortgage is required for grant of such advances.

8. MISUSE, ADDITIONS AND ALTERATIONS, ETC.: -

- 8.1. The flat shall be used only for residential purpose and cannot be put to any other use. Further, if one person or his family members buy(s) two adjacent flats on offer in the scheme of **DDA Karmayogi Awaas Yojana 2025**, he/ they have the liberty of amalgamating these two flats by opening a common door through the common wall between them **wherever structurally feasible and also subject to necessary structural approvals from DDA.**

9. RESPONSIBILITY FOR THE MAINTENANCE OF COMMON PORTIONS AND COMMON SERVICES, ETC.: -

- 9.1. Every allottee shall be required to become a member of the Registered Agency/Association of Apartment Owners (RWA) to be formed for the purpose of maintaining common areas and services in these housing pockets, in accordance with the provisions of the law in force, i.e., the DDA (Management and Disposal of Housing Estates) Regulations, 1968, before possession of the flat is handed over. **Only one RWA will be registered for each pocket, which will be considered as one Housing Estate. All allottees of each pocket shall mandatorily become members of the concerned RWA.**
- 9.2. The maintenance charges for these flats comprise two components: a **One-Time Maintenance (OTM) Corpus Fund** and Monthly Maintenance Charges. The OTM Corpus Fund for the various categories of flats is as follows:

- 3-BHK: Rs. 2,50,000/-
- 2-BHK: Rs. 1,50,000/-
- 1-BHK: Rs. 75,000/-

In addition, **monthly maintenance charges** will be levied at the following rates per square feet of plinth area and collected upfront for a period of 12 months:

- 3-BHK: Rs. 2.5/-
- 2-BHK: Rs. 2/-
- 1 BHK: Rs. 1.5/-

It may be noted that these **maintenance charges are not included in the disposal price** reflected in **Annexure 'A'** and shall be communicated separately in the Demand-cum-Allotment Letter.

- 9.3. Individual flat owners shall be fully responsible for the internal maintenance of their flats after taking possession.
- 9.4. Day-to-day maintenance, including upkeep of green areas, cleanliness of the campus/colony/housing pocket, replacement of light fittings in common areas, operation and maintenance of lifts, payment of electricity bills for common areas, etc., shall be the responsibility of the concerned RWA.
- 9.5. For common areas shared by multiple housing pockets/colonies, maintenance responsibility shall rest with the urban body once the area is handed over. Until such handover, maintenance will remain with DDA. At the time of handover, DDA shall clearly demarcate areas to be maintained by the urban body and those to be maintained by the RWAs.
- 9.6. Facilities common to more than one RWA, such as Community Centres, Gyms, etc., shall be maintained by DDA.

10. MIS-REPRESENTATION OR SUPPRESSION OF FACTS: -

- 10.1. If it is established that the applicant has applied although he was not eligible as per conditions laid down in Clause 2 or has falsely claimed any benefit of a specific category or has given false affidavit/information including quoting wrong PAN number or suppressed any material fact at any time whatsoever, the application/ allotment will be rejected/cancelled summarily without issuing any show cause notice for the same and the entire amount deposited by the allottee will be forfeited. This would be without prejudice to DDA's right to take such other action as may be permissible in law, including lodging a police complaint/FIR for misrepresentation to a Govt. Authority, etc.

11. POSSESSION OF FLATS: -

- 11.1. The allottee shall be entitled to take possession only after he/she has paid all the dues and completed all the requisite formalities, and furnished/executed all the required documents mentioned in the scheme brochure /the demand-cum-allotment letter.
- 11.2. **Possession letter will be issued through online mode only, and the allottee has to upload self-attested copies of the requisite documents.**

- 11.3. **After issuance of Possession letter, allottee has to take physical possession.** If the allottee does not take possession of the flat within 3 months from the date of issue of possession letter, he/she shall be liable to pay watch and ward charges at the prescribed rates beyond the period of 3 months from the date of issue of possession letter.
- 11.4. The flats are being offered on “as is where basis”. DDA will not entertain any request for additions or alterations or any complaints whatsoever, regarding property circumstances as defined in Regulation 19 of the DDA (Management and Disposal of Housing Estates) Regulations, 1968. DDA will also not entertain a complaint about price of flat, its design, and the quality of material used, workmanship or any other defects.
- 11.5. **In case allottee has deposited the full price but has not submitted the requisite documents or not completed necessary formalities within 3 months from the date of payment of full price, applicable watch and ward charges will be levied upon him/her for the period delayed beyond 3 months and up to the month in which the complete documents are submitted or formalities are completed. In any case, the possession of flat should be taken over as early as possible, to avoid such watch & ward charges.**

12. CONVEYANCE DEED: -

- 12.1. The Conveyance Deed (Free Hold Deed) papers will be issued online after receiving a request by allottee after taking over physical possession of the flat. The allottee may reserve a date for execution of Conveyance Deed online. The expenditure on e-stamping and other expenses on account of registration of Conveyance Deed, etc. in this regard shall be borne by the allottee.
- 12.2. The allottee shall not be entitled to transfer or otherwise part with the possession of the whole or any part of the flat before execution of Conveyance Deed. In the event of sale/ transfer being made without execution and registration of Conveyance Deed, such sale/transfer shall not be recognized by DDA and allotment of such flats will be cancelled.
- 12.3. The Conveyance Deed in the prescribed format transferring the title to the flat shall be executed in favor of the original allottee, only after taking over physical possession of the flat, which shall be registered with the Sub-Registrar as per law, upon receipt of all other dues provided the original allottee has not in any manner sold, transferred or alienated the whole or any part of the flat by any agreement, of whatsoever nature and/or parted with possession thereof.
- 2.4. **Date of execution of Conveyance Deed will be reserved by allottee through online mode only. Allottees are required to upload the copy of e-stamp papers of the requisite value before reservation of date of execution of conveyance deed. On the reserved date, allottees will have to come with all the original documents for the purpose of verification.**
- 12.5. In the event of death of the original allottee prior to execution of Conveyance Deed, the Conveyance Deed shall be executed in favor of the legal heir(s) of the original allottee, as per policy/guidelines of DDA in respect of mutation.

13. STATUS OF THE ALLOTTEE: -

- 13.1. All allotments shall be made on free hold basis. However, the title shall be transferred only when the Conveyance Deed is executed in favor of the allottee and it is registered in the office of the sub-Registrar, GNCTD. For Persons with Benchmark Disability (Divyangjan), Conveyance Deed will be executed after realisation of entire price of flat along with interest and other dues if any in case they choose to get allotment on hire purchase basis.

14. INSPECTION OF FLAT: -

- 14.1. The applicants are advised to visit the site and inspect the flats and satisfy themselves with regard to location, size and price of flats before applying under this scheme.
- 14.2. The following officers may be contacted for facilitation in site inspection:

S. No.	Sample Flat Particulars			Details of concerned site engineers and support staff
	Flat Category	Block No.	Flat No.	
1.	3-BHK	A	204	a) Sh. Umesh Kumar, AE [Mob.: 9149351699] b) Sh. Mahesh Chandra, JE [Mob.: 8210157728] c) Sh. Vikas Malik, DEO [Mob.: 7015008605] d) Sh. Puneet, DEO [Mob.:8860472748]
2.	2-BHK	F	201	
3.	1-BHK	H	124	

- 14.3. A dedicated Call Centre will also start functioning at Vikas Sadan for resolving the issues of general public, if any.

15. BENEFICIAL ALLOTMENT FOR DIVYANGJANS: -

- 15.1. The allotment belonging to persons with benchmark disability (Divyangjan) will have two options of payment i.e., allotment on hire purchase basis or on cash down basis. The initial payment in case of hire purchase allotment would be 25% of the total price. Rest of the amount would be taken in monthly instalments over a period up to 15 years. The rate of interest charged is simple interest @10% p.a. on monthly reducing balance.
- 15.2. 5% rebate in the price subject to a maximum of 1.00 lakh will be given to such allottees who are allotted flat under the above quota. The other conditions of allotment will remain the same. The conveyance deed papers will be executed in the name of original allottees only.
- 15.3. The letter of allotment of such flats would specifically state that alienation of possession of the flat prior to 15 years or payment of price of flats with interest and other dues, whichever is earlier, from the delivery of possession to the allottee would result in automatic cancellation of the flat and under no circumstances such cancellation would be withdrawn. In addition, the Conveyance Deed for all such cases would also include the following specific clause which would be included in the letter of allotment itself and the allottee should by way of affidavit specifically agree to the same being a part of the conveyance deed before the possession of the flat is delivered to the allottee.

15.4. The proposed clause would be as follows:

“That the allottee/vendee specifically agrees that he shall not part with possession of the whole or any part of the flat at any time prior to the expiry of 15 years or payment of price of flats with interest and other dues, whichever is earlier, from the date of actual delivery of possession thereof by the vendor to the allottee/vendee and to that limited extent, the title in the property shall be deemed to continue to vest in the vendor. It is further specifically agreed that in the case the allottee/vendee violates terms of the present conveyance deed, the entire conveyance deed shall be deemed to be void and, in that eventuality, the vendor shall be entitled to take back possession of the demised property from the allottee/vendee”

15.5. In case the allottee/vendee dies prior to the expiry of the stated period of 15 years, his/her legal representatives and heirs shall be bound to honor the stated condition, but shall be entitled to occupy the said flat.

15.6. The concession shall be applicable to persons who come within the meaning of disability as defined in the Persons with Disabilities (Equal Opportunities, protection of Rights and Full Participation) Act 2016 and duly certified by a Medical Board.

15.7. The permissible benefit under this clause will be given only to those applicants who have applied under Person with Benchmark Disability (Divyangjan) category. If the flat is allotted under general category, the above benefit will not be extended to them in any case or manner whatsoever and they will neither claim such benefits nor any requests in this regard will be entertained by the DDA.

16. OTHER GENERAL CONDITIONS: -

16.1. DDA reserves the right to alter any terms and conditions/clause of the Scheme brochure at its discretion as and when considered necessary.

16.2. DDA reserves the right to increase or decrease the number of flats on offer under the scheme. DDA also reserves the right to withdraw some/all flats depending on the circumstances.

16.3. The allotment under this scheme shall be on the terms and conditions contained in this brochure, demand cum allotment letter and the DDA (Management and Disposal of Housing Estates) Regulations, 1968 as amended from time to time.

16.4. As per the provisions contained in Regulation 17 of the DDA (Management and Disposal of Housing Estates) Regulations, 1968, all rates, fees, taxes, charges, assessments of municipal taxes, and levies of whatsoever nature shall be borne by the allottee or the Registered Agency/Association of Apartment Owners, as the case may be, and shall be payable by the allottee or the Association of Apartment Owners/Registered Agency within the specified period.

16.5. Except pricing, any dispute pertaining to the scheme shall be subject to the jurisdiction of Courts/Consumer Court at Delhi/New Delhi only.

16.6. In all correspondence with DDA regarding allotment and related matters, applicants are advised to quote their Application Number, File Number, etc. Such correspondence should be addressed to the concerned Deputy Director, D-Block, Vikas Sadan, DDA, New Delhi – 110023.



- 16.7. In case of any grievance, the applicant can contact Director (H)-I/Director (H)-II, Commissioner (Housing), Principal Commissioner (Housing) or the Vice Chairman, DDA during their Public Hearing days. However, on financial issues, the applicant is advised to first contact Financial Advisor (Housing), D-Block, 1st Floor, Vikas Sadan, New Delhi-110023.
- 16.8. It is not possible to verify the eligibility of applicants at the time of accepting the application. Therefore, applicants are advised, in their own interest, to carefully read and understand the eligibility conditions before submitting their application. Applicants who do not meet the eligibility criteria will not be considered for allotment, if found ineligible at any later stage under the Scheme.
- 16.9. The Demand-cum-Allotment Letter shall be issued based on the information/documents provided by the applicant in the Application Form for allotment of a flat. If, at any stage, it is found that the documents/information submitted are incorrect, false, or misleading, the allotment shall stand automatically cancelled without any prior notice, and no claim of the applicant shall be entertained in such cases. The entire amount paid, including the booking amount, shall be forfeited.

ANNEXURE 'A'

Sl. No.	Pocket, Sector, Location	Category	Number of Flats*	Plinth Area Range (including common area and balcony) in Sqm.**		Cost Range excluding maintenance charges (Rupees in Lakhs)***		Disposal Price excluding maintenance charges (Rupees in Lakhs) after 25% discount****	
				Min.	Max.	Min.	Max.	Min.	Max.
1	Pkt-9, A1-A4, Narela	1-BHK	320	61.17	61.65	45.37	45.71	34.03	34.28
2		2-BHK	576	126.53	140.56	106.42	117.55	79.81	88.16
3		3-BHK	272	163.76	183.36	152.76	169.48	114.57	127.11
Total			1168						

Note: -

* Number of flats may change at the time of launching of the scheme and number of flats at particular locality/zone may be changed subject to availability.

** Plinth Area includes common area and balcony area and it may vary from flat to flat. Also, there is parking area available with each flat. [1-BHK: 5.76 sqm, 2-BHK: 11.52 sqm and 3-BHK: 23.04 sqm]

*** The demand letter will be issued as per actual plinth area and parking area of the individual flat and therefore the disposal price of flats may vary depending on such area. The tentative cost does not include water connection charges and conversion charges, which will be conveyed separately in the Demand-cum-Allotment Letter.

**** The tentative disposal price also does not include the maintenance charges, which will be conveyed separately in the Demand-cum-Allotment Letter.

For locality of Pocket 9, Sector A1-A4, Narela, scan the following QR code:

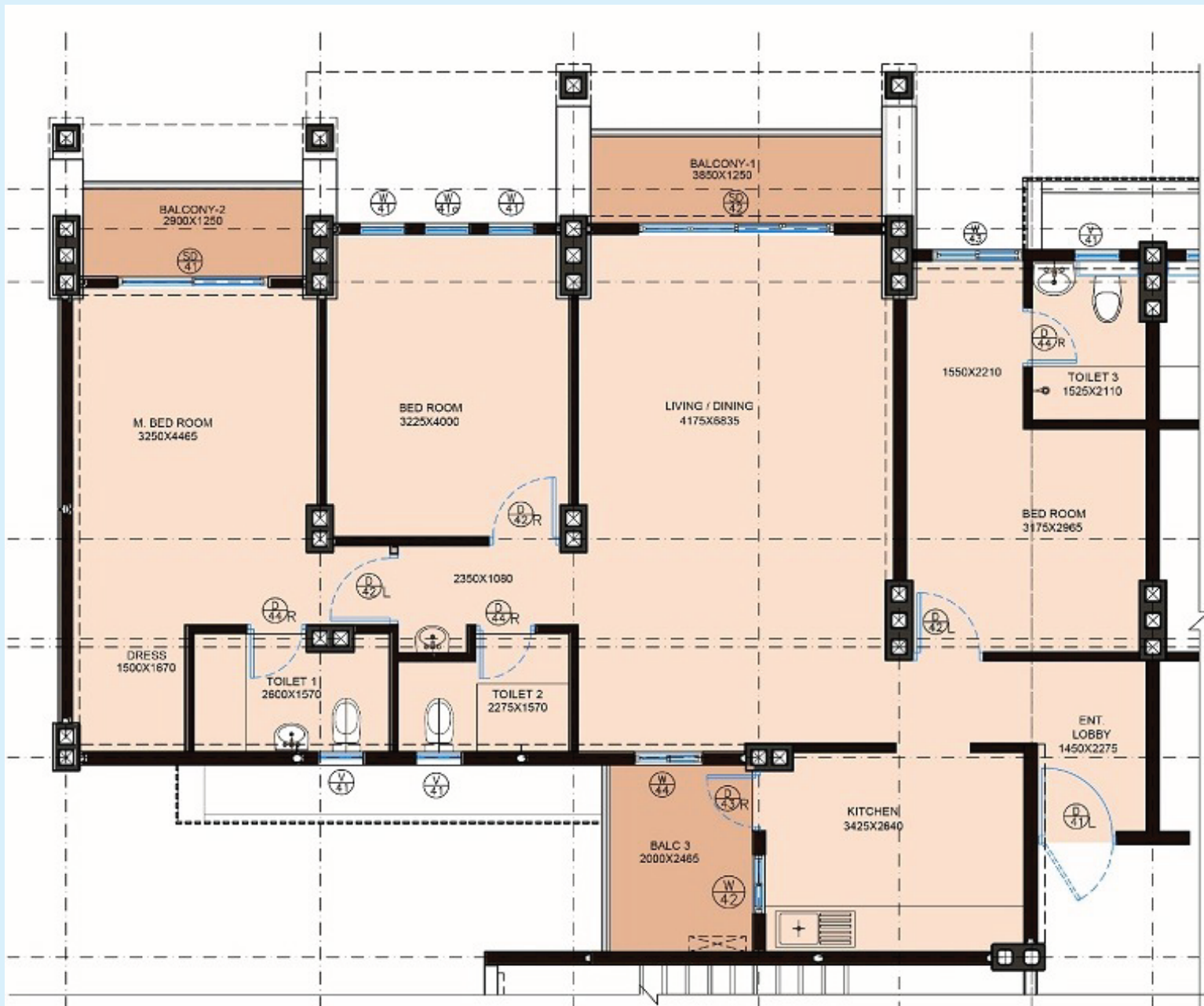


Layout Plans of 3-BHK Flats [Pocket 9, Sector A1-A4, Narela]



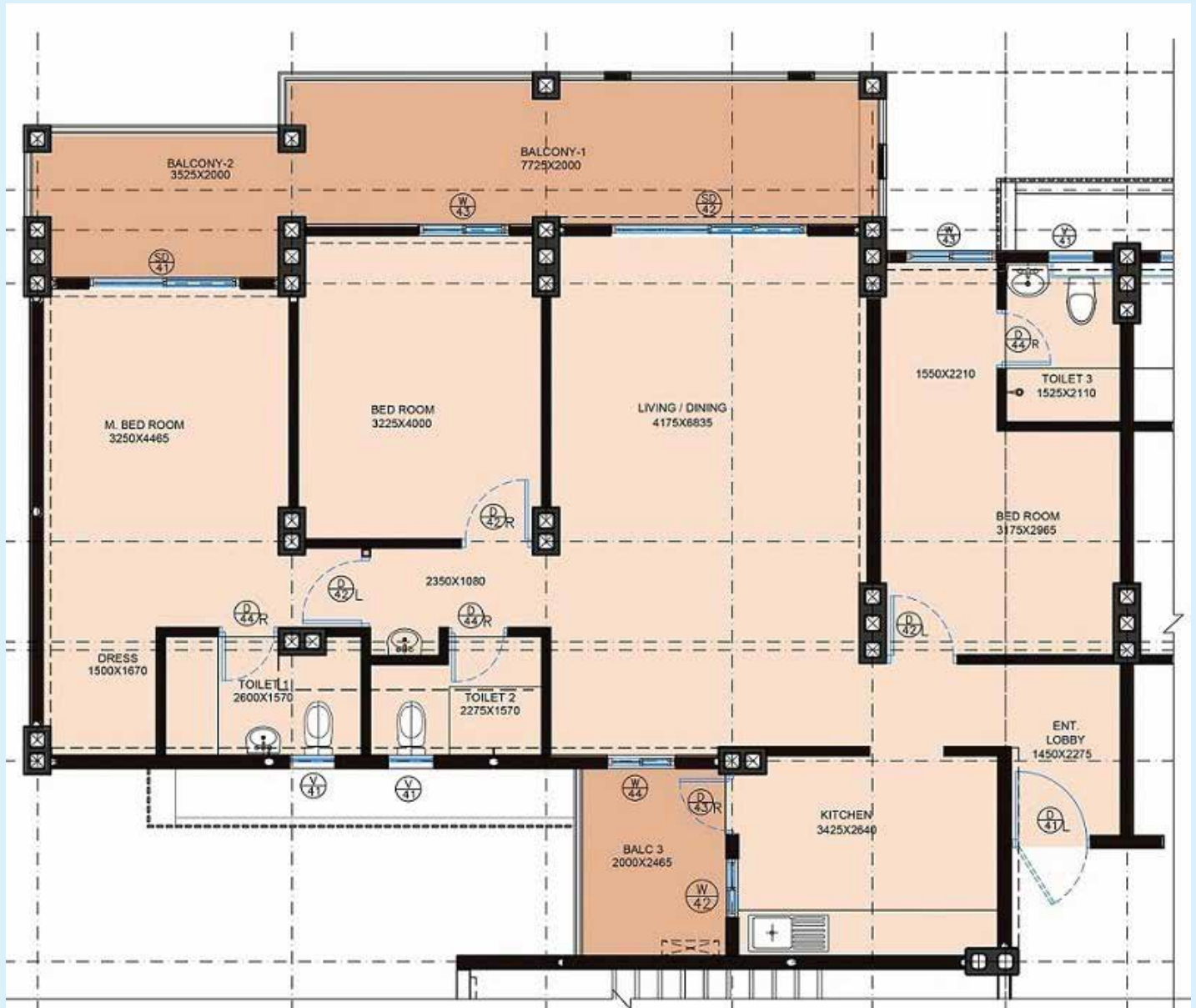
Balcony Type 1

Layout Plans of 3-BHK Flats [Pocket 9, Sector A1-A4, Narela]



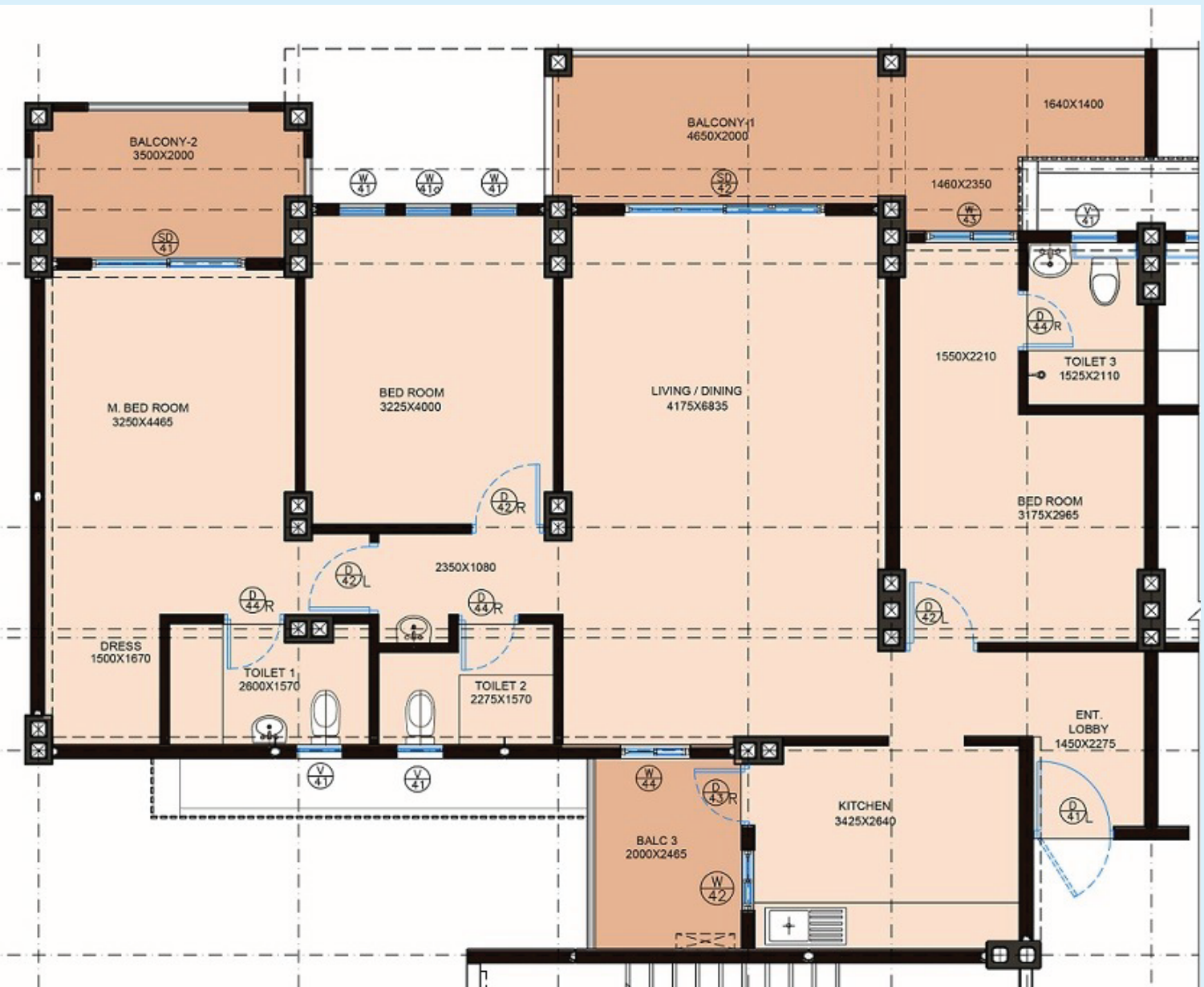
Balcony Type 2

Layout Plans of 3-BHK Flats [Pocket 9, Sector A1-A4, Narela]



Balcony Type 3

Layout Plans of 3-BHK Flats [Pocket 9, Sector A1-A4, Narela]



Balcony Type 4

Layout Plans of 3-BHK Flats [Pocket 9, Sector A1-A4, Narela]



Balcony Type 5

Layout Plans of 2-BHK Flats [Pocket 9, Sector A1-A4, Narela]



Balcony Type 1

Layout Plans of 2-BHK Flats [Pocket 9, Sector A1-A4, Narela]



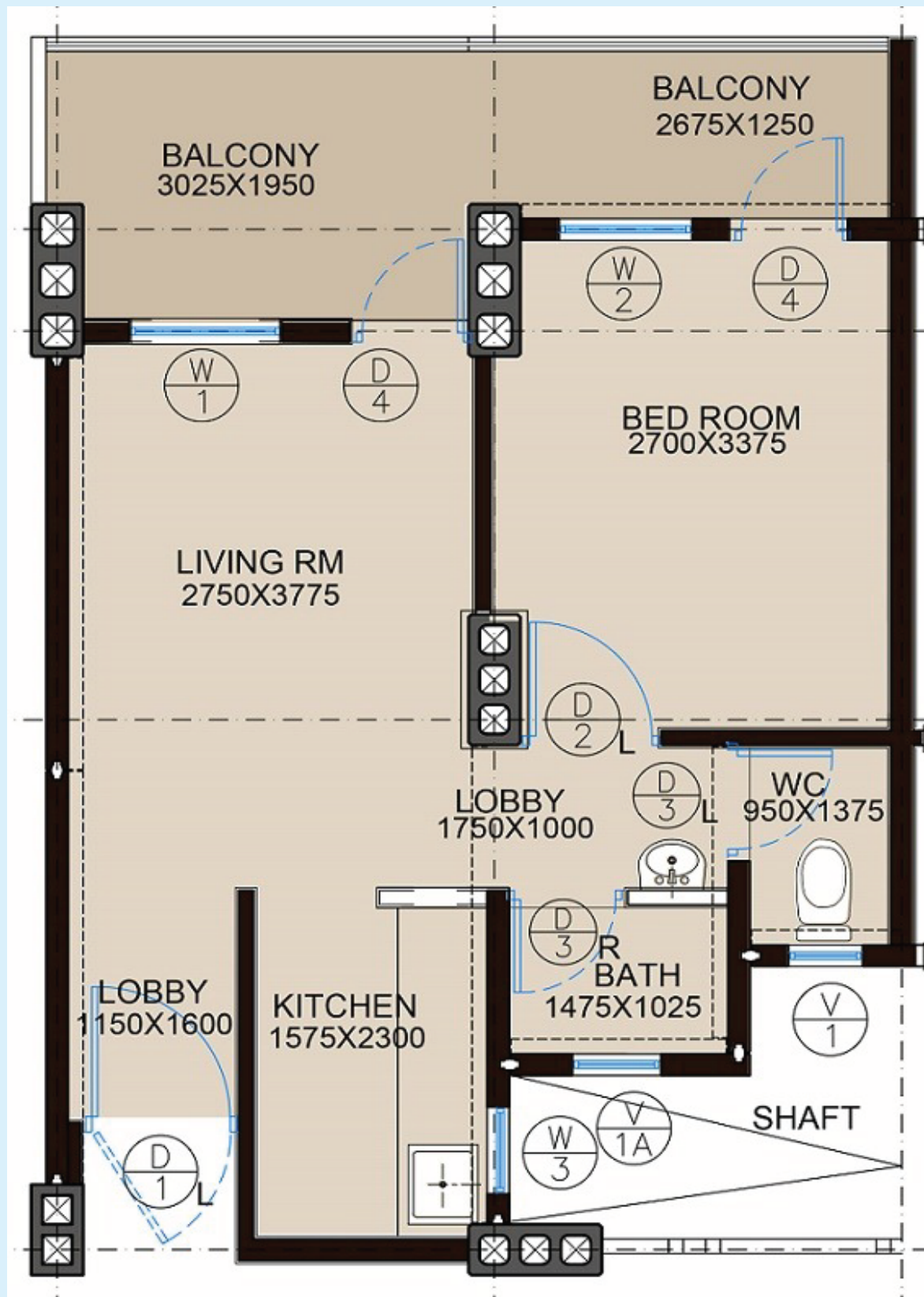
Balcony Type 2

Layout Plans of 2-BHK Flats [Pocket 9, Sector A1-A4, Narela]



Balcony Type 3

Layout Plans of 1-BHK Flats [Pocket 9, Sector A1-A4, Narela]



Balcony Type 1

E-Stamp Certificate No:

AFFIDAVIT

(NOTE: This affidavit should be on a non-judicial stamp paper/e-stamp paper of Rs.10/-and shall be attested by Magistrate/Sub-Judge/Notary Public and an extra stamp worth Rs.5/-should be affixed thereon.)

Affidavit of Sh. /Smt. _____ s/o/d/o/w/o Shri _____
r/o _____ solemnly affirm and state as under:

1. I am a citizen of India.
2. I have attained the age of majority at the time of applying under **DDA Karmayogi Awaas Yojana 2025**. My Date of Birth is _____.
3. That the joint applicant under the Scheme is my _____
(relationship), as per provision of Clause 2.7 of the Scheme Brochure.
4. I have not sold, transferred, assigned or parted with the possession of the whole or any part of the residence at No. _____ allotted to me against my Application No. _____. That I have not executed any Sale Agreement, Power of Attorney or Agreement to Sale in favor of anybody.
5. That, _____ S/oD/oW/oShri _____
r/o _____ applied for allotment of 1-BHK/2-BHK/3-BHK flat under DDA Karmayogi Awaas Yojana 2025 vide Application No. _____ and that I have been allotted a flat No. _____, Pkt. _____ Sec. _____, Locality _____ vide allotment letter No. _____ dated _____. That I am entitled for possession of the flat.
6. That Sh./Smt. _____ s/o/d/o Shri _____ is my legally wedded wife/husband.
7. I have read, understood and before filling the Application Form I have accepted all the terms and conditions of **DDA Karmayogi Awaas Yojana 2025** and I have inspected the flat allotted to me and satisfied with the general condition of the flat/area.

DEPONENT

VERIFICATION:

I, _____, do hereby verify that the facts mentioned in Paras 1 to 7 above are correct to the best of my knowledge and belief and nothing is false therein and nothing material has been concealed.

DEPONENT

Place.....

Date.....

E-Stamp Certificate No:
UNDERTAKING

(NOTE: This undertaking should be on a non-judicial stamp paper/e-stamp paper of Rs. 10/- shall be attested by Magistrate/Sub-Judge/Notary Public and an extra stamp worth Rs. 5/- should be affixed thereon.)

WHEREAS, I, _____ S/o/D/o/W/o
Shri _____ R/o _____ on an application made to
the Delhi Development Authority under the Delhi Development Authority (Management and Disposal of Housing Estates) Regulations,
1968 (hereinafter called the said Regulation) have been allotted a _____ (hereinafter called the flat).

AND WHEREAS under the said Regulation, it is obligatory on my part to form a registered agency with the Vice-Chairman, DDA for
the management and administration of the common portions and common services attached to the flats, execute the conveyance
deed for the flat and joint lease deed for the land, under the appurtenant to the flats before the possession of the flat is handed over
to me.

AND WHEREAS I in my own interest have applied to Delhi Development Authority for the possession of the flat allotted for immediate
occupation, before the completion of the various formalities required to be performed by me under the said regulations and execution
and Application of the documents provided in the Regulations.

I, _____ S/o/ D/o/ W/o Shri _____ R/o _____ hereby undertake in the event of
possession of the flat allotted being given to me that, I shall abide by all the terms and conditions that are set forth in the DDA (Man-
agement and Disposal of Housing Estates) Regulations, 1968, including the documents containing therein, or may be set forth in the
Conveyance Deed for the flat and the joint lease deed for the land under the appurtenant to the flats by the Delhi Development Authori-
ty and shall sign and execute the same with the Delhi Development Authority and get the same registered at my own cost and expens-
es in the manner prescribed under the said Regulations within 90 days from the date of handing over the possession of the flat or such
extended period as may be permitted by the Vice Chairman of Delhi Development Authority from time to time and that during the said
period of 90 days of such extended period as may be permitted, I shall be responsible for looking after the maintenance of the common
service attached to the flat allotted.

I, further undertake that we shall constitute and become, a member of the Registered Agency prescribed under the said Regulation
and abide by the constitution, a model form of which I have read and understood.

I, also undertake not to make any addition and alteration in the dwelling unit allotted to me without obtaining prior and written permis-
sion from the DDA. It will be open to DDA to cancel the allotment and resume the possession of the dwelling unit, if I fail to fulfill the
undertaking given herein.

I also understand that if I/we buy two adjacent flats in offer in the scheme of DDA Karmayogi Awaas Yojana 2025 or buy a flat which
is adjacent to a flat which is purchased by or owned by my immediate family members, I/we have the liberty of amalgamating these
two flats by opening a common door through the common wall between them wherever structurally feasible and also subject to neces-
sary structural approvals from DDA.

Signed by me _____ on _____ day of _____

In the presence of witnesses: -

1.

ALLOTTEE



DELHI DEVELOPMENT AUTHORITY

Vikas Sadan, INA, New Delhi-110023
www.dda.gov.in

Helpline Contact Number: 1800 110 332