

Fitiá

Gardens Estate



OFF OMI-IDO RD, IBADAN

CLIENT SUBSCRIPTION FORM



a development by



Let Us Guide You Home
www.homelink.ng



HOMELINK
— Global Realty —

CLIENT SUBSCRIPTION FORM

Personal Information

Reference Number

Title: Surname:

First Name:

Other Names

Residential Address:

.....

.....

Phone Number(s): Gender: Male ☐ Female ☐

Email Address: Date of Birth: / /

Nationality: Marital Status:

Occupation: Place of Work:

..... Address (Work/Office):

.....

Name of Referral:

Email: Phone No.:

Means of Identification: ☐ National ID Card ☐ International Passport ☐ Driver's License

☐ Perm. Voter's Card Identification No.

Next of Kin Information

Name of Next of Kin

Relationship: Phone Number:

Address:

Email:

Property Information

Property Purchase Options (Indicate the number of plots & size of interest by ticking ☒ the appropriate box provided)

☐

Number of Plots

☐

300 SQM

☐

500SQM

Payment Plan: (please indicate by ticking ☒ the appropriate box provided)

☐

Full Payment

☐

3 Months Installment

☐

6 Months Installment

☐

12 Months Installment

Type of Plots (please indicate by ticking the ☒ appropriate box provided)

☐

Commercial plot (attracts 10%)

☐

Corner piece plot(s) attracts 10% of land cost

Reason For Purchase (please indicate by ticking ☒ the appropriate box provided)

☐

Primary Residence

☐

Investment Property

☐

Retirement Home

☐

Second Home

☐

Others

Profession/industry (please indicate by ticking ☒ the appropriate box provided)

☐

Public/Civil Service

☐

Independent Business Owner/Private Sector

Declaration: I hereby declare that the information given in this application is correct. Any inaccurate or false information may invalidate my request.

Name

Signature

Date

All payments should be made in favour of

FITILAR-HOMES
0102344089



For official use only

Reference No

Applicant's name:

Work Status: ☐ Paid employment ☐ Entrepreneur ☐ Both:

Mode of payment ☐ Cash ☐ Chq ☐ Others Deposit: (N) Balance: (N)

Approved Signatory

Approved Signatory

3rd floor, Theodolite House, New State Hospital Road Adeoyo Ring Road, MKO Abiola Way, 200001, Ibadan

contact@homelink.ng www.homelink.ng homelink.ng

TERMS & CONDITIONS/FREQUENTLY ASKED QUESTIONS

Q1. WHERE IS FITILA GARDENS ESTATE LOCATED?

OFF OMI-IDO ROAD, IDO LGA, IBADAN.

Q2. WHO ARE THE DEVELOPERS OF FITILA GARDENS ESTATE?

FITILA GARDENS ESTATE IS DEVELOPED BY HOMELINK GLOBAL REALTY COMPANY LTD, (a privately held, Ibadan-based real estate investment and development firm focused on identifying opportunities to create value for our clients through strategic investments.)

Q3. WHAT TYPE OF TITLE DOES FITILA GARDEN CITY HAVE?

REGISTERED SURVEY AND DEED OF ASSIGNMENT. CERTIFICATE OF OCCUPANCY IN PROGRESS

Q4. ARE THERE ANY ENCUMBRANCES ON THE LAND?

THE LAND IS FREE FROM EVERY KNOWN GOVERNMENT ACQUISITION OR INTEREST AND ADVERSE CLAIMS.

Q5. IS THE ROAD TO THE ESTATE MOTORABLE? YES THE ROAD TO THE ESTATE IS MOTORABLE

Q6. WHAT PLOT SIZE(S) IS AVAILABLE? 300SQM, 500SQM & 1000SQM

Q7. WHAT IS THE PAYMENT STRUCTURE FOR THE PLOT SIZES?

PLOTS SIZE	OUTRIGHT	DEED OF ASSIGNMENT	REGISTERED SURVEY FEE	DEVELOPMENT/ INFRASTRUCTURE	OUTRIGHT PAYMENT
300SQM	₦ 550,000	INCLUSIVE	₦ 250,000	₦ 300,000	₦ 1,100,000
500SQM	₦ 850,000	INCLUSIVE	₦ 300,000	₦ 600,000	₦ 1,750,000
1000SQM	₦ 1,700,000	INCLUSIVE	₦ 500,000	₦ 1,200,000	₦ 3,400,000

(I) INITIAL DEPOSIT OF N100,000 FOR 300SQM & N200,000 FOR 500SQM.

{II} CORNER-PIECE PLOT ATTRACTS ADDITIONAL 10% OF LAND COST

(III) COMMERCIALPLOT ATTRACTS ADDITIONAL 10% OF LAND COST

(IV) CORNER-PIECE & COMMERCIAL PLOT ATTRACTS ADDITIONAL 20% OF LAND COST

DEVELOPMENT FEE COVERS THE FOLLOWING: (1) DRAINAGE CONSTRUCTION (2) PERIMETER FENCING (3) EARTH ROADS (4) LANDSCAPING AND BEAUTIFICATION OF THE ESTATE (5) GATE HOUSE . ALL FEES ARE VALID FROM JANUARY-MARCH 2025 AND SUBJECT TO REVIEW

SUBSCRIBERS NAME SIGNATURE..... DATE.....

NOTE: THE COMPANY RESERVES THE RIGHT TO REPUDIATE OR DEFER PROCESSING TRANSACTIONS THAT VIOLATE THE INITIAL DEPOSIT THRESHOLD OR PAYMENTS THAT ARE MADE AFTER THE OFFICIAL ANNOUNCEMENT OF CLOSE OF SALES.

PAYMENT VALIDATES SUBSCRIPTION EVEN IF DATE ON SUBSCRIPTION FORM IS EARLIER THAN DATE OF PAYMENT. NON-PAYMENT OF THE MONTHLY INSTALLMENTS AS AT WHEN DUE AND NON-COMPLIANCE WITH THE PAYMENT STRUCTURE WILL ATTRACT DEFAULT CHARGE OF 5% OF THE MONTH PAYMENT OR 5% OF THE TOTAL BALANCE UPON DEMAND, OR 5% OF THE OUTSTANDING PAYMENT FOR EVERY MONTH OF DEFAULT AFTER PAYMENT EXPIRATION. THE COMPANY RESERVES THE RIGHT TO REVIEW NUMBER OF PLOTS PURCHASED OR MOVE SUBSCRIPTION TO ANOTHER SCHEME OR PHASE OF THE ESTATE IN THE EVENT OF PAYMENT DEFAULT.

Q8. WHAT DO I GET AFTER THE INITIAL DEPOSIT & FOR FURTHER INSTALLMENTS? A LETTER OF ACKNOWLEDGEMENT OF SUBSCRIPTION, RECEIPT OF PAYMENT AND PROVISIONAL ALLOCATION LETTER FOR INITIAL DEPOSIT; AND INSTALLMENT PAYMENT RECEIPT(S) FOR FURTHER INSTALLMENTS.

ESTATE UPDATES ARE REGULARLY SENT VIA EMAIL & OUR SOCIAL MEDIA CHANNELS.

Q9. WHEN DO I GET MY ALLOCATION AFTER PAYMENT? A CONTRACT OF SALE WOULD BE ISSUED WITHIN 3-DAYS AND ALLOCATION DOCUMENTS (DEED OF ASSIGNMENT & REGISTERED SURVEY). PHYSICAL ALLOCATION WILL TO BE DONE WITHIN 7 DAYS OF PAYMENT COMPLETION. NOTE: SURVEY PLAN & DEED OF ASSIGNMENT WOULD MADE BE AVAILABLE WITHIN THE 7 DAY PERIOD BEFORE PHYSICAL ALLOCATION.

- DEVELOPMENT FEES SHOULD BE PAID EITHER ON INSTALLMENT (OVER A 12 MONTHS PERIOD AFTER PHYSICAL ALLOCATION) OR OUTRIGHT BASIS AFTER PHYSICAL ALLOCATION.**

SUBSCRIBERS NAME SIGNATURE..... DATE.....

Q10. IS THERE ANY LIMIT TO COMMENCE WORK ON MY LAND?

NO, THERE IS NO LIMIT YOU CAN START CONSTRUCTION AT YOUR CONVENIENCE AS SOON AS THE DEVELOPMENT FEE IS PAID OR INITIATED.

PLEASE SELECT YOUR PROPOSED TIMELINE FOR COMMENCING BUILDING/DEVELOPMENT ON YOUR PLOT: 1 YEAR ☐ 2 YEARS ☐ 3 YEARS ☐ OTHERS (SPECIFY) ☐

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

YES. THE ESTATE LAYOUT IS IN SECTIONS AND YOU ARE LIMITED TO BUILD HOUSES ON EACH SECTION'S DESIGNATED USE OR PLAN (COMMERCIAL OR RESIDENTIAL) I.E BUNGALOW, BLOCKS OF FLAT, DETACHED HOUSES (DUPLEX HOUSES). NOTE “FACE-ME-I-FACE-YOU” (TENEMENT BUILDING) AND HIGH-RISE HOUSES WILL NOT BE APPROVED BY THE COMPANY AND WITH OYO STATE GOVERNMENT AFTERWARDS.

PLEASE SELECT YOUR PROPOSED ORINTENDED TYPE OF BUILDING:

BUNGALOW ☐ DUPLEX ☐ TERRACE ☐ OTHERS (SPECIFY) ☐

Q12. CAN I RESELL MY PLOT/PROPERTY?

**YES. SUBSCRIBERS WHO HAVE MADE FULL PAYMENT FOR THEIR PLOTS CAN RE-SELL. HOMELINK GLOBAL REALITY LTD WILL REQUIRE THE SELLER TO FURNISH THE COMPANY WITH THE DETAILS OF THE BUYER
NB. A CHARGE OF 10% OF THE LAND CONSIDERATION (COVERING TRANSFER DOCUMENTATION FEE) SHALL BE PAID BY THE BUYER TO THE COMPANY.**

Q13. CAN I PAY CASH TO YOUR AGENT?

WHILE WE ARE NOT DISCREDITING ANYBODY, WE STRONGLY ADVICE THAT MONEY BE PAID TO FITILAR HOMES LIMITED BANK ACCOUNT ONLY.

ALSO, CHEQUE SHOULD BE ISSUED IN FAVOUR OF FITILAR HOMES LIMITED BANK ACCOUNT ONLY. WE WOULD NOT ACCEPT ANY LIABILITY THAT MAY ARISE AS A RESULT OF DEVIATION FROM THE ABOVE INSTRUCTION.

Q14. REFUND POLICY: IF I PAY OUTRIGHT AND I'M NO LONGER INTERESTED, CAN I GET A REFUND?

YES, YOU CAN APPLY FOR A REFUND ONLY IF YOU HAVE NOT BEEN ALLOCATED YOUR PLOT(S). IN THE EVENT OF A REFUND, YOU ARE REQUIRED TO GIVE THE COMPANY NINETY (90) DAYS NOTICE TO PROCESS YOUR REFUND REQUEST AND PAID LESS 30% (ADMINISTRATIVE FEE AND OTHERS)

THEREFORE, THE INFORMATION PROVIDED AND THE TERMS & CONDITIONS IN THE FAQ HERETOFORE, ARE ACCEPTABLE AND CONSENTED BY ME AND I ACKNOWLEDGE RECEIVING A COPY OF IT.

NAME SIGNATURE DATE

NAME SIGNATURE DATE

***IF SUBSCRIBER IS A COMPANY OR BUSINESS NAME, TWO DIRECTORS OR THE PROPRIETOR(S) RESPECTIVELY MUST SIGN THE SUBSCRIPTION FORM AND ATTACH FORM C07 & CERTIFICATE OF INCORPORATION OR CERTIFICATE OF BUSINESS NAME REGISTRATION. FOR A COMPANY, THE NAME MUST END WITH LTD, WHILE FOR A BUSINESS NAME, THE PURCHASER IS THE PROPRIETOR TRADING IN THE NAME & STYLE OF THE BUSINESS NAME E.G. MR HOMELINK (TRADING IN THE NAME & STYLE OF HOMELINK GLOBAL REALTY COMPANY LTD).**