

APPLICATION FOR LAND ON ILE SOLEIL FOR SINGLE DWELLING UNIT

Kindly note that ONLY Seychellois Citizens who are first –time buyers are eligible

Applicants are invited to apply for lease and transfer of single dwelling plots on Ile Soleil. The plots on offer are as follows:

Parcel No.	Area - Square Meter (m ²)	Permitted Use	Permitted Physical Development	Price per m ² (SCR)	Total Cost (SCR)
S9185	589	Single Unit Family	Ground Floor+1 Floor 1 Unit allowed Maximum building footprint including access road and parking = 120m ²	1,080	636,120

Collection of Application Forms

The Application Forms can be obtained as from Thursday 15th May 2014, from the Ile Soleil Sales Office, Room 10, 2nd Floor, International Conference Centre (ICCS), Latanier Road, Victoria, Mahé, Seychelles. The deadline for collection of Application Forms is at 1200hrs on Friday 13th June 2014.

Address for all correspondence & Further Information

Ile Soleil Sales Office, Room 10, 2nd Floor, International Conference Centre (ICCS), Latanier Road, Victoria, Mahé, Seychelles. Telephone: +248 2500 888 or Email: info@ilesoleil.sc

Application Procedure

Interested applicants for the residential (simplex) plots should follow the steps listed below:

Step A	Description of action B	Deadline C	Remarks D
2.1	Collection of Application form Collect application form Ile Soleil Sales Office, Room 10, 2 nd Floor, ICCS Building, Latanier Road, Victoria, Mahé Seychelles	Collection of application form from 0900hrs on Thursday 15 th May 2014 until Friday 13 th June 2014 at 1200hrs	The application form will also be available on: www.ilesoleil.sc
2.2	Site visit Ile Soleil will be opened for viewing of plots on offer. Interested persons should contact the Ile Soleil Sales Office, Room 10, 2 nd Floor, ICCS Building, Latanier Road, Victoria, Mahé Seychelles for necessary arrangements		Telephone: +248 2500 888
2.3	Documents to submit Submit the dully completed application form in a sealed envelope and have the envelope addressed to the 2020 Development (Seychelles) Ltd. Office, Room 9, 2nd Floor, ICCS Building, Latanier Road, Victoria, Mahé, Seychelles. Submission must be made in person and the officer will give a receipt to the applicant upon verification by an officer. i) Copy of National Identity Card; ii) Statements from Banks, Employer detailing any loans or debt (or confirming no committed loans or debt); iii) "Pre-Loan Approval " letter from your bank; and, iv) A participation fee of SCR20, 000.00	Date and time: Friday 13 th June 2014 at 1600hrs	Applications submitted after the deadline will not be considered. Should information requested in column (B) be missing, or forms not properly completed, application may be rejected. The participation fee of SCR20, 000.00 shall be forfeited in the event the person is eventually offered the plot and he/she does not proceed with purchase

DECLARATION:

Individual Applicant

National Identity Number:	Date of Birth:
Surname:	First Name:
Home Address:	Tel Number:
District:	
Profession:	Employer:
Place of Work:	Tel Number:

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Co-Applicant (if applicable)

National Identity Number:	Date of Birth:
Surname:	First Name:
Home Address:	Tel Number:
District:	
Profession:	Employer:
Place of Work:	Tel Number:

Details of Application

Date of Application:	
Parcel number of plot applied for purchase:	
Size in Square Meters of Parcel	
Total cost of the parcel:	SR.
I have paid a participation fee of SCR20,000/- into the 2020 Development (Seychelles) Ltd's account:	
*Cash payments are payable ONLY into 2020 Development (Seychelles) Ltd's account at Bank of Baroda	
<u>Account Details:</u> 2020 Development (Seychelles) Limited Bank of Baroda Victoria, Mahé, Seychelles Account Number 90210200001833 Swift Code BARBSCSC	
N.B.: If by Cheque, please indicate cheque number:	
Please ensure that you obtain and properly keep the provided receipt.	

Application for Land for Simplex Plots on Ile Soleil

I/We..... of hereby declare that the information given above is true and that I/we do not own any immovable property in Seychelles, we are of Seychelles Citizens and meet the minimum age requirement (18 years old).

I/We agree with the following terms and conditions:

Allocation Type	Leasehold and upon completion of the building the plot will be transferred to the developer as a Freehold.
Person	An individual or co-application of no more than 2 individuals
Nationality	Seychellois only
Minimum Age	18 years
Status of Land Ownership	Only first time buyers.
Development Covenant	The development of infrastructures on Ile Soleil shall commence in June 2014 and shall be completed within 18 months. The Owner shall commence construction of the building, within 6 months of and shall complete such construction within 30 months of, the completion of the infrastructures. Provided always during the construction of the infrastructures the Owner shall have reasonable access to the Parcel, for the sole purpose of taking the necessary steps and effecting the necessary exercise, to produce any such documents required, for the purpose of obtaining the requisite approval, for the construction of the building, from the relevant Government authority.
Restriction on Sale	Not allowed in first 5 years, will need to offer to the Client first for buy back at sale price plus cost of development. No subdivision allowed
Renting	Yes, allowed
Selection/Transfer Process	<ul style="list-style-type: none"> • Application form • Means test • Qualify • Applicants may only apply for 1 specified plot only • Pay a participation fee of SCR20,000.00 (which shall be forfeited in the event the person is eventually offered the plot and he/she does not proceed with purchase) • Unsuccessful applicant(s) shall be refunded the participation fee of SCR20, 000.00 • One deposit will allow a participant to select any plot of his choosing in a particular category • The Client shall have the final and absolute right to decide to whom any parcel/plot of land will be allocated • Successful applicant(s) shall enter into a promise of lease with the client prior to transfer of the plot. A deposit of 20% shall be payable within 14 days by the successful candidate upon being awarded the plot and subsequently a promise of lease shall be executed between the Client and successful applicant. For the purpose of clarity the participation fee of SCR20,000.00 shall form part and parcel of the 20% deposit • Offered person must pay balance 80% within twelve months to confirm acceptance • Should the applicant fail to meet the deadline of the twelve months to effect the balance payment 2020 Development (Seychelles) Ltd. may offer the plot to an alternative applicant and the promise of lease will be rescinded and the deposit forfeited • Transfer of lease • Plot will be ready for occupancy upon completion of infrastructural works
Information required from the bank	<ul style="list-style-type: none"> • “Pre-Loan Approval” from your bank • Or Bank Statement in case no bank financing is required for the project

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In answering the following questions, if your answer is “Yes”, please attach supporting document(s) and/or indicate when (year) and where (with which organization/company/individual) application was made. Please fill in as appropriate.

		No	Yes	When? (Year)	Where?
1	Have you applied for a house?				
2	Have you applied for a plot for land?				

Marital Status :(Please tick as appropriate)

Married

Single

Concubinage

Please provide the details below if applicable:

Full Name of Spouse / Partner	NIN

How many children do you have?	
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Please provide the details below if you have any children:

Full Name	NIN

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Where is your main residential address? _____

What is your registered electoral district? _____

How many bedrooms does your current home consist of? _____

How many people live with you in your home? _____

Please provide the details below:

Full Name	NIN

Please tick the appropriate boxes below that best define your current dwelling house:

Excellent	<input type="checkbox"/>	Corrugated iron sheets house	<input type="checkbox"/>
Good	<input type="checkbox"/>	Block house	<input type="checkbox"/>
Fair	<input type="checkbox"/>	Wooden House	<input type="checkbox"/>
Poor	<input type="checkbox"/>	Mixed materials	<input type="checkbox"/>

In answering the following questions, if your answer is "Yes", please indicate since when (year) and owner(s) of the actual dwelling premises. Please tick and fill in, as appropriate.

		No	Yes	Since when? (Year)	Owner?
1	Are you renting your actual dwelling premises?	<input type="checkbox"/>	<input type="checkbox"/>		
2	Do you own your actual dwelling premises?	<input type="checkbox"/>	<input type="checkbox"/>		

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Signature of Applicant: Application received by:

Signature of Co-Applicant: Signature:

Date: Date:

Please ensure that you keep your own copy of this duly filled in application form.