

1. Where is BRIDGE LAYOUT located?
 - BRIDGE LAYOUT is located at Ipo-Omagwa, a 10 minute drive from the Port-Harcourt International Airport.
2. Who is the developer of BRIDGE LAYOUT?
 - BRIDGE LAYOUT is developed by Velox Real Estate and Investment Limited.
3. What title document does the land carry?
 - BRIDGE LAYOUT has a Deed of Conveyance and a Registered Survey Plan, and it is 100% free from adverse encumbrances.
4. What is the nature and topography of BRIDGE LAYOUT?
 - It's 100% dry land and has an upland topography.
5. What type of features are available in BRIDGE LAYOUT?
 - The layout comes with the following features: Paved road network, well mapped out layout, suitable for Investment, a neighborhood center and Upland topography.
6. Do I have to pay for this development after paying for the land?
 - No extra fees or charges are attached to purchasing BRIDGE LAYOUT from Velox Real Estate & Investment Limited
7. Do I have to pay for the Survey and Deed of Conveyance?
 - No. You'll get a free Survey Plan and a Deed of Conveyance after making complete payment on your plot(s).
8. Is there a payment plan?
 - Yes. There's a payment plan:

PAYMENT PLANS FOR BRIDGE LAYOUT

➤ RESIDENTIAL PLOT (600,000 FOR OUTRIGHT PAYMENT)

DURATION	AMOUNT	INITIAL DEPOSIT
0-3 MONTH	600,000	200,000
0-6 MONTHS	700,000	200,000
0-12 MONTHS	800,000	200,000

➤ COMMERCIAL PLOT (1,000,000 FOR OUTRIGHT PAYMENT)

DURATION	AMOUNT	INITIAL DEPOSIT
0-3 MONTH	1,000,000	200,000
0-6 MONTHS	1,200,000	200,000
0-12 MONTHS	1,500,000	200,000

9. What is the plot size?

- 460sqm per plot.

10. When will my plot be allocated to me?

- You will get an instant allocation when you make an initial deposit. However, all title documents will be handed over to you after complete payment.

11. What documents do I get after I make payment?

- Upon complete payment, you'll get a Deed of Conveyance, a Registered Survey Plan, a Receipt, and a Contract of Sale. If you make an initial deposit, you'll get a receipt and a contract of sale. Then, upon complete payment, a Deed of Conveyance and Registered Survey Plan will be handed over to you.

12. Is there any penalty for default on the payment plan?

- Yes. There's a surcharge of 10% monthly on your existing balance for every month when you default in your payment plan.
- Where default continues for up to three (3) months, the company reserves the right to make an upward review of the property, based on current market value.
- If default continues for up to six (6) months, the company reserves the right to terminate your purchase/subscription, resell the allocated plot and your money refunded 35% less administrative fees.

13. Is there an additional cost if I want a corner piece plot?

- Yes. Corner piece plots attract an additional 10% cost.

14. When can I start building?

- You can start building after physical allocation and collecting all necessary permits from the authorities.

15. Is the road to the site motorable?

- Yes. The road leading to BRIDGE LAYOUT is motorable.

16. Is there any time limit for development on my plot?

- There's no time limit for commencement of development on your plot.

However, we expect you to manage and maintain your property by regular clearing and, if possible, fencing to give serenity to the environment; if you don't do this, the company will manage and clear on your behalf, and you'll be responsible for the expenses incurred

17. Can I request a refund if I can't meet the agreed payment plan?

- Yes. You can request a refund, but we'll have to deduct 35% of the sum deposited for administrative fees.

Please Note: Refund will take 30-90 working days to process after a refund request is made officially in writing by mail to the company's email address, after which all documents given in the course of purchase will be returned to the company nullified at the point of refund.

18. Can I resell my plot/property?

- Yes. You can resell your plot of land in BRIDGE LAYOUT. However, a letter of notice of transfer of ownership will have to be sent to notify us of the new owner.

19. What are the Landmarks of BRIDGE LAYOUT?

- Port-Harcourt International Airport.
- Rivers State University, Abara Campus
- Pace Setters University proposed
- Stella Maris University.

20. Can I pay cash or make a transfer to a Velox Agent or Consultant?

- Velox will not be held liable if any payment is made to any agent or consultant. All payments should be made to the designated bank account of Velox Real Estate and Investment Limited.

Transaction processes are as follows;

1. Inspection of Property.



2. Obtain, Fill and Submit Subscription and Terms and Conditions Forms (FAQ) from the company.
3. Make payment for the land.
4. Allocation of client's preferred and available plot.
5. Collection of receipt and contract of sale.
6. The client signs the contract of sale and returns a copy to the office.
7. Completes outstanding payment (Only for those paying in installments).
8. Collect Property Documents; Deed of Conveyance, and a Registered Survey Plan.

ACCOUNT DETAILS

Account Name

Velox Bridge Layout Collections

Account Numbers, Currency & Bank

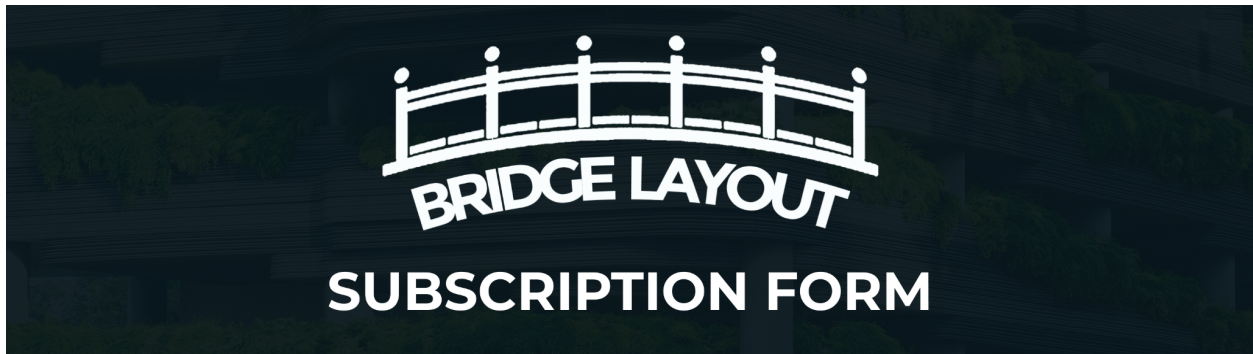
1012683740	NGN	Keystone bank
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Please, fill and sign this document below to indicate that you have Read, Understood and Accepted the content of this Terms and Conditions.

Subscriber's name

Signature

Date



- 1.You are required to read through the application form/terms and conditions carefully before appending your signature and filling in your details in any part of this document.
- 2.Please supply accurate information (all information shall be treated as confidential and for official use only).
- 3.All part of this form must be completely filled and signed to record your purchase as valid, Names will appear on your title documents as filled on this form, any alterations on your document aside what was filled in this form attracts 50,000 per plot.
- 4.Filling this form without payment of deposit does not create any obligation between subscriber(s) and the company.
5. To execute this transaction, you are expected to submit the following documents:A valid ID Card, Work Id Card, and Recent Passport photograph.

PERSONAL DATA

Date: _____

Title	Surname
First name	Other name
Marital status	Maiden name
Date of birth: ____/____/____	Nationality

Affix a Passport Here. (Please write your full name on the reverse side)

SPONSOR (For Minor)

Name in Full
(Surname, First, Middle):

Permanent Address

Residential/Mailing Address

Email

Mobile

Home telephone

IDENTIFICATION TYPE: NIN Card/Slip ☐ Driver License ☐ Int'L Passport ☐ Voter
Card ☐

ID Number: _____

NEXT OF KIN

Name

Mobile

Email

CURRENT EMPLOYMENT DETAILS

Employer

Designation

Telephone

Mail



PURPOSE OF PURCHASE (please tick appropriately)

<input type="checkbox"/>	Residential	<input type="checkbox"/>	Commercial	<input type="checkbox"/>	Reselling
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Plot No:	Sqm	No of Plot (s):
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Outright (please tick appropriately)

<input type="checkbox"/>	Immediate payment	<input type="checkbox"/>	0 - 3 Months
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Installment (please tick appropriately)

<input type="checkbox"/>	0 - 6 Months	<input type="checkbox"/>	0 - 12 Months
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Overall total amount in figures:_____

Overall Total amount in words:

Amount paid in figures:_____

Amount paid in words:

Applicant's Signature

Date

AGREEMENT

I, _____ have READ, UNDERSTOOD AND ACCEPTED the contents on the FAQ/TERMS AND CONDITIONS FORM attached to this document and HEREBY my signature affixed declares all terms are CONSENTED BY ME AND TO BE BOUND BY THE SAME. I hereby affirm that all information provided as a requirement for this allocation of land in DOWNTOWN LAYOUT PHASE TWO by Velox Real Estate & Investment Limited, Port Harcourt Rivers State are true and accurate, any inaccurate information given by me should result in a decline of my application.



Applicant's Signature

Date

IN THE PRESENCE OF;

Name	Occupation
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Address

Witness's Signature

Date

FOR OFFICIAL USE ONLY

Consultant's (Realtor) Name:	Consultant's Email:
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Consultant's Phone Number:	Date treated:
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