

No.: GujRERA/Order – 112 Date: 28 / 11 / 2025

Subject: Regarding the requirement to display a board/banner at the project site showing essential details related to the project.

Reference:

1. Section 11 of The Real Estate (Regulation and Development) Act, 2016
2. Regulation 5 of The Gujarat Real Estate Regulatory Authority (General) Regulations, 2017

As decided: Date of approval by the Authority – 27/11/2025.

1. Proposal:

As per the provisions of Section 3 of The Real Estate (Regulation and Development) Act, 2016, no developer (promoter) in the State shall advertise, market, book, or carry out any activity for offering sale of any real estate project—such as a plot, apartment, or building, or a part thereof—without registering the project with the Real Estate Regulatory Authority (RERA) established by the State Government. According to Section 3 of The Real Estate (Regulation and Development) Act, 2016, it is mandatory to register the real estate project.

2. Present

Practice:

As per the current policy and Authority Order No. 108 dated 19/05/2025, it is mandatory to display the RERA registration number of the project, the RERA website, and the QR code shown in the RERA Registration Certificate on any board, banner, or hoarding used for advertising the project at specified locations.

3. Background:

As per the current practice, any allottee or concerned customer can access information such as the project's RERA registration number and the RERA website details. For obtaining additional information, the individual must visit the RERA website using the QR code.

It has been observed that many citizens are unaware of this practice, and as a result, they are unable to access accurate and updated information. It is considered necessary that details related to the project—such as RERA registration information, construction details, project specifications, amenities, details of the RERA collection bank account, and project loan information—should be easily available at the project site itself.

If such information is displayed through a board or banner at the project site, concerned customers can conveniently access it. Therefore, under the powers conferred by Section 37 of The Real Estate (Regulation and Development) Act, 2016, read with the regulations referred to in Reference (2) above, the following order is hereby issued.

4. Proposed Policy:

4.1 This order shall be strictly implemented from **01/12/2025**.

4.2 For all active RERA-registered projects in the State, the documents specified in Regulation 5 of The Gujarat Real Estate Regulatory Authority (General) Regulations, 2017, such as the sanctioned plans, layout plans, along with the specifications approved by the Competent Authority, details such as the sanctioned plans, layout plans, stage-wise progress schedule, details of development works, pro-forma of the allotment letter, agreement for sale, conveyance deed, land title details, encumbrance details, RERA collection bank account, and quarterly updates as required under Regulation-5, shall be displayed at the project site.

4.3 Detailed Instructions:

layout plans, along with specifications, are approved by the Competent Authority, a board/banner/hoarding/digital display showing the details shall be displayed at the project site as per the specifications as per the enclosed sample.

4.3 The following matters shall be followed with regard to boards/banners/hoardings/digital displays to be displayed at the project site.

4.3.1 Its minimum width shall be 1.20 m. and minimum height shall be 2.00 m.

4.3.2 It shall be placed at a height of 1.50 m to 2.00 m above the ground, near the main entrance of the project or in a manner visible from the main road.

4.3.3 It shall be made of water-based material and its background shall be white or yellow in color.

4.3.4 The minimum height of the letters of the details mentioned therein shall be 2.50 m. The color of the letters shall be as shown in the sample.

4.3.5 The Race Registration Number and the details of the RERA Collection Bank Account of the project shall be displayed in red.

4.3.6 The QR code shown therein shall be of minimum size 15.00 cm × 15.00 cm and shall be clearly displayed in a manner that can be easily scanned by a mobile phone.


5. Photographs of the board/banner hoarding/digital display displayed at the project site shall be uploaded in all Quarterly Progress Reports (QPRs) to be filed after the publication of this order. These photographs must be Geotagged photographs and the latitude and longitude must be indicated in the photograph.

6. Any promoter who fails to comply with this order shall be liable to penalty as per the provisions of law.

7. If any question arises regarding the interpretation of the above order, the decision of the said authority shall be final.

8. For projects whose Project and Compliance (QE) has been uploaded on the website of RERA Authority and whose verification has been done, there will be no need to publish boards/banners/hoardings/digital displays as mentioned above.

Format specimen as per order No.112 dated 28.11.2025

Project Name		THIS DETAIL MUST BE IN RED TEXT		Official Website of Gujarat RERA	
RERA Registration Number		THIS DETAIL MUST BE IN RED TEXT		https://gujrera.gujarat.gov.in	
Promoter's Name		THIS DETAIL MUST BE IN RED TEXT		QR CODE FOR INFORMATION RELATED TO PROJECT, FROM WEBSITE	
DATE OF PROJECT COMPLETED	DD-MM-YYYY	PURPOSE OF PROJECT	RESIDENTIAL/COMMERCIAL/MIX		
BLOCK AND UNITS ACCORDING TO PURPOSE		BLOCK NO.	NUMBER OF SHOPS	NUMBER OF OFFICES	NUMBER OF RESIDENTIAL
SPECIFICATION INFORMATION ABOUT PROJECT (this detail must be in red fonts)					
AMINITIES INFORMATION ABOUT PROJECT (this detail must be in red fonts)					
PROJECTS RERA COLLECTION BANK ACCOUNT NAME		THIS DETAIL MUST BE IN RED FONTS			
PROJECTS RERA COLLECTION BANK ACCOUNT NO		*****XXXXX***** MUST BE IN RED FONTS			
INFORMATION ABOUT PROJECTS LOAN					
NAME OF LOAN PROVIDING BANK/COMPANY		THIS DETAIL MUST BE IN RED FONTS			
AMMOUNT OF LOAN FOR PROJECT		rupees	DATE OF LOAN FOR PROJECT	DD-MM-YYYY	

Public notice to allottees

1. The person booking in this project will have to pay the booking fee through a cheque in the name of (here the name of the RERA Collection Bank Account of the project should be written in red capital letters in English).
2. In this project, when the person making the booking has paid more than 10% of the unit price, the promoter and the allottee will have to execute a Registered Agreement for Sale (AFS) as per the prescribed draft published on the RERA website before making any further payment.
3. All the above details are as per the documents submitted by the promoter to Gujarat RERA, however, if any customer wishes to verify these details, they can get the information by scanning the QR code mentioned above, or from the official website of Gujarat RERA.
4. Details regarding the progress of this project uploaded by the promoter on the Gujarat RERA website can be found by scanning the QR code mentioned above, or from the official website of Gujarat RERA.
5. If the allottee has any complaint regarding the progress of this project, details of the unit booked, money paid for booking, or any other matter, he/she can file a complaint by visiting the official website of Gujarat RERA, paying the prescribed fee, and submitting details/evidence as per the prescribed format.