

GREEN HOMES ESTATE – NANZIGA PROJECT

Frequently Asked Questions (FAQs)

1. Where is the land located?
Ans: It is located at Nanziga which is 17.5 KM from Busega off Masaka Road (branch off at Maya Trading Center on the left).
2. Was due diligence undertaken?
Ans: Yes, site visitation was done by both Governance representatives and Management. The land search was also done and it was confirmed that the land was in the seller's names.
3. What next if one is interested in the Nanziga project?
Ans: Complete the land application form and make payment.
4. What is the land tenure system in the area?
Ans: It is Freehold land.
5. How can a member visit the site?
Ans: Contact the SACCO Management for more details on the visit. A member may use private means or joint transport is organized through the SACCO depending on the numbers.
6. What is the instalment amount or percentage that the SACCO is to make to the owner?
Ans: 30% per Plot i.e., Ugx 8,400,000.
7. How long should it take one to complete the payments? Is there a deadline by which instalments must be completed?
Ans: All payments should be completed by 30th June 2021.
8. Can the SACCO share clear demarcations?
Ans: When the SACCO remits 30% required by 31st December 2020, the sub-division exercise will commence.
9. Are instalments allowed? What is the minimum percentage instalment required?
Ans: Yes, instalments are allowed, and minimum percentage is 30%
10. How long should it take one to complete the payments? Is there a deadline by which instalments must be completed?
Ans: All payments should be completed by 30th June 2021.
11. How does the buyer know which side they are paying for in terms of building structure (bungalow or storeyed)?

Ans: It will depend on the demand for a particular type but tentatively it is 50% on each side. The choice of the structure is made by the buyer on the land application form.

12. What happens if one side is sold out and there are still additional customers that need a specific section? Will they be compelled to take what is left?

Ans: Yes, the buyer will take the next available option.

13. Will Plot allocation be on a first come first serve basis? What terms will apply in the case of initial deposit & full payment?

Ans: Plot allocation will be based on full payment (the first buyers to complete full payment will be allocated their Plots first in the order in which the payments were made).

14. Which part will be for bungalows and storeyed houses? Can I have all in one area?

Ans: The place has already been designed i.e. an area for bungalows and another area for storeyed structures, the buyer is free to choose). As you enter the UNS SACCO Village, the righthand side (upper side) is planned for storeyed while the left handside is for bungalows. Yes, if they are both of the same type but if they are of different types, then one may choose from the bungalow and storeyed area separately.

15. What is the payment mode?

Ans: There are three payment modalities

- i. Cash deposits to the SACCO Bank A/c 6005290145 Absa Bank Hannington Branch (Proof to be sent to SACCO)
- ii. Loan from the SACCO
- iii. Savings from the SACCO.

16. Could SACCO fix the dollar amount?

Ans: All payments to the seller are in Uganda Shillings and therefore all payments from the buyer should be in Uganda Shillings.

17. What is the time frame for paying?

Ans: All payments should be completed by 30th June 2021.

18. If a member wanted adjacent Plots e.g., 2-3 adjacent plots; will it be acceptable for the buyer to merge these three adjacent Plots into one bigger block of 75 decimals and develop it as a one block? or would they have to develop each of the 3 plots individually?

Ans: A member can buy a maximum of 2 Plots and therefore can develop a block of 50 decimals as one.

19. Is the option for the buyer to involve their personal architect and/or contractor provided for or must they use the Green Home architects?

Ans: Yes, the buyer can engage a personal architect.

20. How fast should the development of my Plot commence and when is the last date?

Ans: Development can commence as soon as you have fully paid and your Plot has been allocated to you.