FORM 'C'
[See Rule 5(1)]

REGISTRATION CERTIFICATE OF PROJECT

Registration Date: **17-May-2026**

This Registration is granted under Section 5 of the Bihar Real Estate (Regulation & Development) Rules, 2017 to the following project:

Project registration number : **BRERAP198128050526110232E00**

Promoter Type (Company) : **ARYA AWAS CONSTRUCTION PRIVATE LIMITED**

Project Name : **Arya Life Style City**

Project Address : **Plot No.- 2040, Thana No.- 40, Khata No.- 506, Tauzi No.- 16, At Mauza- Bhusaula Danapur, Thana No.- Phulwari Sharif, Dist- Patna**

Project Type : **Residential/Group Housing, B+G+6, Khata No 506**

SL	DISTRICT	CIRCLE	HALKA	MAUJA	PLOT	AREA
1	Patna	Phulwari Sarif	Bhusaula Danapur	Bhusaula Danapur	2040	4.85
2	Patna	Phulwari Sarif	Bhusaula Danapur	Bhusaula Danapur	2040	5.36
3	Patna	Phulwari Sarif	Bhusaula Danapur	Bhusaula Danapur	2040	6.48
4	Patna	Phulwari Sarif	Bhusaula Danapur	Bhusaula Danapur	2040	7.34
5	Patna	Phulwari Sarif	Bhusaula Danapur	Bhusaula Danapur	2040	8.42
6	Patna	Phulwari Sarif	Bhusaula Danapur	Bhusaula Danapur	2040	37.50
					TOTAL LAND (IN DISMIL)	**69.95**

1. The above mentioned project is developed by the promoter Company ARYA AWAS CONSTRUCTION PRIVATE LIMITED . having its registered office at G-01, Ashirwad Apartment Besides, Yamuna Apartment, Boring Road, P.S- SK Puri, Patna, Bihar

2. This Authority has granted this registration subject to the following conditions :-

(a) The promoter shall enter into an Agreement for Sale with the allottee as prescribed by the State Government [refer Rule 8, annexure of Bihar Real Estate (Regulation and Development) Rules, 2017]

(b) The promoter shall execute and register a Conveyance Deed in favour of the allottee or the association of the allottees, as the case may be, of the apartment, plot or building, as the case may be, or the common areas as per Section 17;

(c) The promoter shall deposit seventy per cent, of the amounts realized by the promoter in a separate account to be maintained in a schedule bank (Canara Bank, Branch Name - Bailey Road Patna, PatnaBihar Master Account No. :120039106319 , Project Account No. :120039339886 , Promoter Account No. : 120039343110 IFSC Code : CNRB0017406) to cover the cost of construction and the land cost to be used only for that purpose as per sub-clause (D) of clause (I) of sub-section (2) of Rule 4;

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(d) The registration shall be valid for a period of. **6 Year 3 Month 6 Day** commencing from **17-May-2026** and ending with **11-Feb-2032**

(e) The promoter shall comply with the provisions of the act and the rules and regulations made there under; along with details as prescribed under Rule 16(1)(a)(b)(c)(e) of Bihar Real Estate (Regulation and Development) Rules, 2017.

(f) The promoter shall not contravene the provisions of any other law for the time being in force as applicable to the project.

3. If the above mentioned conditions are not fulfilled by the promoter, the authority may take necessary action against the promoter including revoking the registration granted herein, as per the Act and the Rules and Regulations made there under.

Note :

(1) Distribution of shares in the unit of Project is as follows based on the Affidavit submitted jointly by both the Promoter and landowner/s:

(a) Promoter Share:- **Ground Floor: G-01, G-02, G-03, 1st Floor-101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111. 2nd Floor-201, 202, 203, 205, 206, 207, 211, 212. 3rd Floor- 301, 302, 305, 306, 312. 4th Floor- 402, 405, 406. 5th Floor- 501, 502, 505, 506, 512. 6th Floor- 601, 602, 606. No. of Parking Unit: Ground Floor- G-01, G-02, G-03, P-301, 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112. Basement Floor- 301, 302, 305, 306, 312, 402, 405, 406, 412, 501, 502, 505, 506, 512, 601, 602, 606.**

(B) Landowner's share:- Manoranjan Pathak - 2nd Floor: 204, Munni Tiwary:- 4th Floor: 403.Neha Upadhyay:- 6th Floor: 607, Pradeep Kumar, Jitendra Prasad, Rinku Kumar Gupta, Dharmshila Devi and Sonu Lal:- 6th Floor: 610, 5th Floor: 508, 2nd Floor: 208. Om Prakash Mochi:- 3rd Floor: 309, 5th Floor: 503, 507, 6th Floor: 611, Pramila Choudhary- 2nd Floor: 210, 3rd Floor: 303, 307, 6th Floor: 608. Pratibha Devi- 4th Floor: 401, 6th Floor: 603, Kameshwar Prasad- 2nd Floor: 209, 3rd Floor: 310, 311, 4th Floor- 408, 5th Floor: 511. Amit Ranjan:- 4th Floor:404, 409. Vikash Kumar:- 6th Floor: 604, 612. Dhananjay Kumar:- 3rd Floor: 304, 308, 5th Floor:504, 509, 510, 4th Floor:407, 410, 411, 6th Floor: 605, 609.

No. of

Parking spaces: Promoter's Share- Ground Floor:- G-1, G-2, G-3 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 201, 202, 203, 205, 206, 207, 211, 212. Basement Floor:- 301,302, 305, 306, 312, 402, 405, 406, 412, 501, 502, 505, 506, 512, 601, 602, 606.

(b) Landowner's Share:-**Manoranjan Pathak- Basement Floor-204. Munni Tiwary- Basement Floor- 403. Neha Upadhyay- Basement Floor- 607. Pradeep Kumar, Jitendra Prasad, Rinku Kumar Gupta, Dharmshila Devi and Sonu Lal- Basement Floor- 208, 508, 610. Om Prakash Mochi- Basement Floor-309, 503, 507, 611. Pramila Choudhary- Basement Floor- 210, 303, 307, 608. Pratibha Devi- Basement Floor- 401, 603. Kameshwar Prasad- Basement Floor- 209, 310, 311, 408, 511, 604, 612. Amit Ranjan- Basement Floor- 404, 409. Vikash Kumar- Basement Floor- 411, 412. Dhananjay Kumar- Basement Floor- 304, 308, 407, 410, 411, 504, 509, 510, 605, 609.**

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(2) This registration is being granted based on the information and documents furnished by the promoter and the authority bears no responsibility for the authenticity of the same. in case the promoter submitted a false or invalid document or credential, it may lead to the revocation of registration of the project by the authority. registration granted cannot be construed as evidence in respect of right, conversion of land, use title or interest of the plot over which plan is approved.

(3) The above registration is valid for a period of **6 Year 3 Month 6 Day** commencing from **17-May-2026** and ending with **11-Feb-2032** , subject to the condition that the promoter shall get their map validated for such period from the map sanctioning Authority as required under Bihar Building Bye- Laws and resubmit the same to the RERA, Bihar, failure in submitting the validated map may lead to the revocation of registration of the project by the Authority.

(4) Promoter shall ensure compliance to all NOCs and obtain Occupancy Certificate from the competent authority that has passed the map as required under Bihar Building Bye Laws, 2014, as amended from time to time.

(5) Open parking area comes in common area, and as such it cannot be sold.

(6) At the project construction site, display of project details on 5'x4' board with QR Code is essential.

ANIMESH PANDEY
Digitally signed by ANIMESH PANDEY Date: 2026.05.17 11:32:29 +05'30'

Signature of the Authorized Officer
Real Estate Regulatory Authority