



REAL ESTATE REGULATORY AUTHORITY, BIHAR

4TH /6TH FLOOR, BIHAR STATE BUILDING CONSTRUCTION CORPORATION LIMITED COMPLEX,
SHASTRI NAGAR PATNA – 800023

Memo No.-RERA/PRO-REG-50/2024/ 467

Dated ...25/07/2024

FORM 'C'

[See rule 5(1)]

REGISTRATION CERTIFICATE OF PROJECT

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

Project registration number : BRERAP12383-001/50/R-1739/2024

Project Name : Mangalam Complex, (New Project-Mixed, (B+B2+G+5, No. of Flats-15, No of shops- 16), Project Address : Mauza-Sujaganj, Dr. Rajendra Prasad Road, Bhagalpur (Khesra/ Plot No- 52, 53, 54, 55, Khata No.- 318, 319, 320, Ward no.- 38, Holding no.-23+24/23), (Net plot area of land-1110.19 Sq. M). Sub division/District: Bhagalpur, Bihar.

1. A Proprietorship firm– Vishnu Verma Huf (Verma Constructions) having its registered office at C/o- Kharmanchak, Thana- Jogsar (TOP), Registry office and District- Bhagalpur.
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 Section17;
 - 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 (**INDIAN Bank**, Branch Name– **Chandralok Complex, Near Ghantaghar, Bhagalpur-812001, Account No. 7435548930, IFSC Code : IDIB000B747**) to cover the cost of construction and the land cost to be used only for that purpose as per sub-clause(D) of clause(l) of sub-section(2) of Section4;
 - d. The registration shall be valid for a period of **01 Years 05 Months** commencing from **25/07/2024** and ending with **13/12/2025**.
 - e. The promoter shall comply with the provisions of the Act and the Rules and Regulations made thereunder; 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 thereunder.

Dated: 25-07-2024

Place: Patna

Signature and seal of the Authorized Officer
Real Estate Regulatory Authority



