REAL ESTATE REGULATORY AUTHORITY, BIHAR

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

Memo NO- **RERAP2311201700014-3/** ...341 Dated 28/09/2026

Corrigendum

This registration was granted under Rule 5 of the Bihar Real Estate (Regulation & Development) Rules, 2017 to the following projectof the Promoter **Venus Star Construction Pvt. Ltd.** having its registered office at- 102/103, Venus Heritage Apartment, Sheikhpura More, Bailey Road, Patna, Bihar- 800014 vide registration No BRERAP18202807032530013OE00 dated 10.03.2025:

Project registration number : **BRERAP18202807032530013OE00**
Project Name : **VENUS CAPITAL HEIGHTS**
Project Address : **Mauza - Sandalpur, Thana- Danapur, Usri, Danapur, Patna, Bihar, (Total Net Plot Area of Land- 60977.99 Sqm).** Sub division/District : Patna.

The Addendum to the Registration Certificate issued earlier by the Authority vide Memo No. **RERAP2311201700014-3/284 dated 21.08.2026** inadvertently bears the validity of the permit letter as **31-01-2030**, whereas the same has been omitted. Further, the building details of **Tower 2** (old building details) have inadvertently been mentioned as **B1+B2+G+35**, whereas the same have been amended to **B1+B2+G+34**.

The validity of the RERA registration for the project (Form C) will remain unchanged, i.e., commencing from **10-Mar-2025** and ending on **30-Jan-2030**.

Remaining part of the certificate will remain same and unchanged.
This is issued with the approval of the Competent Authority.

Signature and seal of the Authorized Officer
Real Estate Regulatory Authority

Memo NO-**RERAP2311201700014-3**./341 Dated 28/09/26

Copy to:-

(1) **Promoter's Name:-Venus Star Construction Pvt. Ltd.** having its registered office at- 102/103, Venus Heritage Apartment, Sheikhpura More, Bailey Road, Patna, Bihar- 800014,
(Email- venusstar.construction@gmail.com)

(ii) **The Branch Manager**:- State Bank Of India, Branch Name – SBI Katariya Niwas South Gandhi Maidan Patna.
-for information & needful please.

Signature and seal of the Authorized Officer
Real Estate Regulatory Authority

Memo NO- **RERAP2311201700014-3**../341 Dated ..28/09/26..

Copy to: IT Consultant/Technical Officer concerned for uploading a copy of it on the web portal and for forwarding a copy of it to Promoter concerned by email.

Signature and seal of the Authorized Officer
Real Estate Regulatory Authority

Aditya Shashank 28/09/2026.
Checked by Concerned
Technical Person Sri AdityaShashank

28/9/26
Checked by Concerned
In charge Sri U. K.Sinha

28/9/26
Rechecked by
Senior In charge Sri K.K. Srivastava

REAL ESTATE REGULATORY AUTHORITY, BIHAR

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

Memo NO- **RERAP2311201700014-3/.284.** Dated- .21-8-2026

Addendum to Form C

This registration was granted under Rule 5 of the Bihar Real Estate (Regulation & Development) Rules, 2017 to the following projectof the Promoter **Venus Star Construction Pvt. Ltd.** having its registered office at- 102/103, Venus Heritage Apartment, Sheikhpura More, Bailey Road, Patna, Bihar- 800014vide registration No BRERAP18202807032530013OE00 dated 10.03.2025:

Project registration number : **BRERAP18202807032530013OE00**

Project Name :**VENUS CAPITAL HEIGHTS**

Project Address : **Mauza - Sandalpur, Thana- Danapur, Usri, Danapur, Patna, Bihar, (Total Net Plot Area of Land- 60977.99Sqm).** Sub division/District : Patna.

1. A Company - **Venus Star Construction Pvt. Ltd** having its registered office at- . having its registered office at- 102/103, Venus Heritage Apartment, Sheikhpura More, Bailey Road, Patna, Bihar- 800014.
2. Consequent upon the submission of revised map by the Promoter which was re-approved by the PMAA vide Plan No- PMAA/PRN/$\frac{Sandalpur}{Danapur}$/$tower-1(B1+B2+G+31), Tower-2,11=(B1+B2+G+36), Tower-3=(B1+B2+G+34), Tower-4,5=(B1+B2+G+32), Tower-7,9,10=(B1+B2+G+32), Tower-6,8=(B1+B2+G+30), Tower-\left(\frac{Ews}{LIG}\right)=(B1+B2+G+28)$/**20/2024/388 dated 29-04-2026** having its validity till 31-01-2030, structure of the building has been revised as mentioned below.

Revised Building details are as follows:

Sl. No.	Tower details	Old building details	New building details
1.	Tower 1	B1+B2+G+28 **No of units- 49**	B1+B2+G+31 **No of units- 57**
2.	Tower 2	B1+B2+G+35 **No of units- 100**	B1+B2+G+36 **No of units- 108**
3.	Tower 3	B1+B2+G+32 **No of units- 128**	B1+B2+G+34 **No of units- 136**
4.	Tower 4	B1+B2+G+30 **No of units- 120**	B1+B2+G+32 **No of units- 128**
5.	Tower 5	B1+B2+G+32 **No of units- 128**	B1+B2+G+32 **No of units- 128**
6.	Tower 6	B1+B2+G+30 **No of units- 120**	B1+B2+G+30 **No of units- 120**
7.	Tower 7	B1+B2+G+32 **No of units- 128**	B1+B2+G+32 **No of units- 128**
8.	Tower 8	B1+B2+G+30 **No of units- 120**	B1+B2+G+30 **No of units- 120**
9.	Tower 9	B1+B2+G+32 **No of units- 128**	B1+B2+G+32 **No of units- 128**
10.	Tower 10	B1+B2+G+32 **No of units- 122**	B1+B2+G+32 **No of units- 128**

11.	Tower 11	B1+B2+G+31(EWS-LIG) **No of units- 465**	B1+B2+G+36. **No of units- 246**
12	Tower 12		**Tower 12** B1+B2+G+28(EWS-LIG) **No of units- 616**
			Total units- 2043

3. Also, the company has purchased land measuring **94.599 Decimal** under Plot Nos. **94 and 100(P), Khata Nos. 08 and 09**, along with **7 Decimal** under Plot No. **93, Khata No. 15**, and **15.625 Decimal** under Plot No. **92, Khata No. 14**, which has been added to the project land details.
4. Registration Certificate issued earlier in Form C may be treated as revised up to the extent as mentioned above. Remaining part of the Registration certificate will remain same and unchanged.

This is issued with the approval of Competent Authority.

21/8/26

Signature and seal of the Authorized Officer
Real Estate Regulatory Authority

Memo NO-**RERAP2311201700014-3/**..284 Dated ..21-8-2026

Copy to:-

(1) **Promoter's Name**:-**Venus Star Construction Pvt. Ltd.** having its registered office at-102/103, Venus Heritage Apartment, Sheikhpura More, Bailey Road, Patna, Bihar- 800014, (Email- venusstar.construction@gmail.com)

(ii) **The Branch Manager**:- State Bank Of India, Branch Name – SBI Kataruka Niwas South Gandhi Maidan Patna.

-for information & needful please.

21/8/26

Signature and seal of the Authorized Officer
Real Estate Regulatory Authority

Memo NO- **RERAP2311201700014-3**./284 Dated .21-8-2026.

Copy to: IT Consultant/Technical Officer concerned for uploading a copy of it on the web portal and for forwarding a copy of it to Promoter concerned by email.

21/8/26.

Signature and seal of the Authorized Officer
Real Estate Regulatory Authority

Vivek prakash 21/8/26
Checked by Concerned
Technical Person Sri Aditya Shashank

21/8/26
Checked by Concerned
In charge Sri U. K.Sinha

K Srivastava 21/8/26
Rechecked by
Senior In charge Sri K.K. Srivastava

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

AMENDMENT REGISTRATION CERTIFICATE OF PROJECT

Registration Date: **10-Mar-2025**

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

Project registration number	:	**BRERAP18202807032530013OE00**
Promoter Type (Company)	:	**VENUS STAR CONSTRUCTION PVT. LTD.**
Project Name	:	**VENUS CAPITAL HEIGHTS**
Project Address	:	**MAUZA - SANDALPUR, THANA- DANAPUR,USRI, DANAPUR,PATNA,BIHAR**
Project Type	:	**Residential/Group Housing, Tower-1 (B1+B2+G+28), Tower-2= (B1+B2+G+34), Tower-03, 05, 07, 09 & 10 (B1+B2+G+32), Tower-04, 06 & 08-(B1+B2+G+30), Tower-11 (EWS/LIG)-(B1+B2+G+31)**

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

AMENDMENT REGISTRATION CERTIFICATE OF PROJECT

Registration Date: **10-Mar-2025**

SL	DISTRICT	CIRCLE	HALKA	MAUJA	PLOT	AREA
1	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	.82	9.06
2	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	.82.	4.69
3	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	.83	18.00
4	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	.85	33.50
5	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	.90	3.12
6	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	.90.	4.69
7	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	137-P	3.89
8	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	151	45.00
9	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	153	49.00
10	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	154 ,155	10.42
11	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	154 AND 155	4.27
12	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	154,155	10.42
13	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	156,46,48,86,24,25,32,28	130.84
14	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	157	28.87
15	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	157,172-P,159-P,160-P,33,27, 137-P	51.66
16	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	24	7.00
17	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	25	10.75
18	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	26	9.00
19	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	26,86	16.81
20	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	27	18.75
21	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	27, .33	28.44
22	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	27,33	10.67
23	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	28	3.08

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

AMENDMENT REGISTRATION CERTIFICATE OF PROJECT

Registration Date: **10-Mar-2025**

24	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	28-P	3.37
25	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	32-P	21.87
26	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	33,27,25,86,28	70.74
27	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	34	6.25
28	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	35	27.00
29	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	36,38,40	57.00
30	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	37	18.67
31	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	39	12.42
32	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	41	9.33
33	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	41,37,39,82,32-P,86,87,34	33.40
34	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	42,43,154,155,26	52.83
35	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	42,43,25,154,24,86,90	130.28
36	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	43,26,152,44,173-P,86,90,35	79.36
37	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	43,86,155,33,27,19,86	43.06
38	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	44	12.50
39	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	81	20.00
40	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	82	4.25
41	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	83	18.00
42	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	84,23,28-P,27,33	75.22
43	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	85	48.50
44	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	86	6.25
45	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	86 AND 90	8.36
46	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	86,87,150-P,152	65.75
47	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	88	24.00

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

AMENDMENT REGISTRATION CERTIFICATE OF PROJECT

Registration Date: **10-Mar-2025**

48	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	89	21.00
49	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	90	3.12
50	Patna	Danapur	Lakhanibigha	Sandalpur (Bechiragi)	90.	4.69

TOTAL LAND (IN DISMIL) 1389.15

1. The above mentioned project is developed by the promoter Company VENUS STAR CONSTRUCTION PVT. LTD. . having its registered office at 102/103, VENUS HERITAGE APARTMENT, SHEIKHPURA MORE, BAILEY ROAD, PATNA

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 (STATE BANK OF INDIA, Branch Name - SBI KATARUKA NIWAS SOUTH GANDHI MAIDAN PATNA, PatnaBihar Master Account No. :43783511764 , Project Account No. :43783490695 , Promoter Account No. : 43783473748 IFSC Code : SBIN0004232) 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;

(d) The registration shall be valid for a period of. **4 Year 6 Month 25 Day** commencing from 10-Mar-2025 and ending with **30-Jan-2030**

(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:

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

AMENDMENT REGISTRATION CERTIFICATE OF PROJECT

Registration Date: **10-Mar-2025**

(a) Promoter Share:- **Tower 1- Flat no.-**

0301, 0302, 0401, 0402, 0501, 0502, 0601, 0602, 0701, 0702, 0801, 0802, 0901, 0902, 1001, 1002, 1101, 1102, 1201, 1202, 1301, 1302, 1401, 1402, 1501, 1502, 1601, 1602, 1701, 1702, 1801, 1802, 1901, 1902, 2001, 2002, 2101, 2102, 2201, 2202, 2301, 2302, 2401, 2402, 2501, 2502, 2601, 2701, 2801.

Tower 2 - Flat no.-

0201, 0202, 0203, 0204, 0301, 0302, 0303, 0304, 0403, 0404, 0501, 0502, 0503, 0504, 0603, 0604, 0701, 0702, 0703, 0704, 0803, 0804, 0901, 0902, 0903, 0904, 1003, 1004, 1101, 1102, 1103, 1203, 1301, 1302, 1303, 1304, 1403, 1404, 1501, 1502, 1503, 1504, 1603, 1604, 1701, 1702, 1703, 1704, 1803, 1804, 1901, 1902, 1903, 2003, 2004, 2101, 2102, 2103, 2104, 2203, 2204, 2301, 2302, 2303, 2304, 2403, 2404, 2501, 2502, 2503, 2504, 2603, 2604, 2701, 2703, 2704, 2803, 2804, 2901, 2902, 2903, 2904, 3003, 3004, 3101, 3102, 3103, 3104, 3203, 3204, 3301, 3302, 3303, 3304, 3403, 3404.

Tower 3 –Flat no.-

0101, 0102, 0103, 0104, 0202, 0204, 0301, 0302, 0402, 0403, 0404, 0501, 0502, 0503, 0601, 0602, 0604, 0701, 0702, 0703, 0704, 0801, 0802, 0803, 0804, 0901, 0903, 0904, 1001, 1002, 1003, 1101, 1102, 1103, 1104, 1201, 1202, 1203, 1204, 1301, 1302, 1303, 1304, 1401, 1402, 1403, 1404, 1501, 1502, 1503, 1504, 1601, 1602, 1603, 1604, 1701, 1702, 1703, 1704, 1801, 1802, 1803, 1804, 1901, 1902, 1903, 1904, 2001, 2002, 2003, 2004, 2101, 2103, 2104, 2201, 2202, 2203, 2204, 2301, 2302, 2303, 2304, 2401, 2402, 2403, 2404, 2501, 2502, 2503, 2504, 2601, 2602, 2603, 2604, 2701, 2702, 2703, 2704, 2801, 2802, 2803, 2804, 2901, 2902, 2903, 2904, 3001, 3002, 3003, 3004, 3101, 3102, 3103, 3104, 3201, 3202, 3203, 3204.

Tower 4 – Flat no.-

0101, 0102, 0103, 0104, 0201, 0202, 0203, 0204, 0301, 0302, 0304, 0501, 0504, 0601, 0602, 0603, 0604, 0701, 0703, 0801, 0802, 0803, 0804, 0901, 0902, 0903, 0904, 1001, 1101, 1103, 1104, 1201, 1202, 1203, 1204, 1301, 1302, 1303, 1304, 1401, 1402, 1404, 1501, 1502, 1503, 1601, 1602, 1603, 1604, 1701, 1702, 1703, 1704, 1801, 1802, 1803, 1901, 1903, 1904, 2001, 2002, 2003, 2004, 2101, 2103, 2104, 2201, 2202, 2203, 2204, 2301, 2303, 2304, 2401, 2402, 2403, 2404, 2501, 2503, 2504, 2601, 2602, 2603, 2604, 2701, 2702, 2703, 2704, 2801, 2802, 2803, 2804, 2901, 2903, 2904, 3001, 3002, 3003, 3004.

Tower 5 – Flat no.-

0101, 0102, 0103, 0104, 0201, 0202, 0204, 0301, 0302, 0303, 0402, 0404, 0503, 0601, 0602, 0603, 0604, 0701, 0702, 0703, 0704, 0801, 0802, 0803, 0804, 0901, 0902, 0903, 0904, 1001, 1002, 1003, 1004, 1101, 1102, 1103, 1104, 1201, 1202, 1203, 1204, 1302, 1303, 1304, 1401, 1402, 1403, 1502, 1503, 1504, 1601, 1602, 1603, 1604, 1701, 1702, 1703, 1704, 1801, 1803, 1804, 1901, 1903, 1904, 2001, 2003, 2004, 2101, 2102, 2103, 2104, 2201, 2202, 2203, 2204, 2301, 2302, 2303, 2304, 2401, 2402, 2403, 2404, 2501, 2502, 2503, 2504, 2603, 2604, 2701, 2702, 2703, 2704, 2801, 2802, 2803, 2804, 2901, 2902, 2903, 2904, 3001, 3002, 3003, 3004, 3101, 3102, 3103, 3104, 3201, 3202, 3203, 3204.

Tower 6 – Flat no.-

0201, 0202, 0203, 0301, 0302, 0401, 0402, 0403, 0404, 0501, 0502, 0601, 0602, 0603, 0701, 0702, 0801, 0802, 0803, 0804, 0901, 1001, 1002, 1004, 1101, 1102, 1201, 1202, 1203, 1301, 1302, 1303, 1401, 1402,1403, 1501, 1502, 1504, 1601, 1602, 1603, 1701, 1702, 1703, 1704, 1801, 1803, 1804, 1901, 1902, 1904, 2001, 2002, 2003,

Registration Date: **10-Mar-2025**

2004, 2102, 2201, 2202, 2203, 2204, 2301, 2302, 2303, 2304, 2401, 2402, 2403, 2404, 2501, 2502, 2503, 2504, 2601, 2602, 2603, 2604, 2701, 2702, 2703, 2801, 2802, 2803, 2804, 2901, 2902, 2903, 2904, 3001, 3002, 3003, 3004.

Tower 7 – Flat no.-

0101, 0102, 0201, 0202, 0204, 0301, 0302, 0401, 0402, 0403, 0404, 0501, 0502, 0601, 0602, 0604, 0701, 0702, 0704, 0801, 0802, 0804, 0902, 0904, 1001, 1002, 1003, 1102, 1104, 1201, 1202, 1203, 1204, 1301, 1302, 1303, 1304, 1401, 1402, 1403, 1404, 1501, 1502, 1504, 1701, 1702, 1703, 1704, 1801, 1802, 1803, 1804, 1902, 1903, 1904, 2001, 2002, 2003, 2004, 2101, 2102, 2103, 2104, 2201, 2202, 2203, 2204, 2301, 2302, 2303, 2401, 2402, 2403, 2404, 2501, 2502, 2503, 2504, 2601, 2602, 2603, 2604, 2701, 2702, 2703, 2704, 2801, 2803, 2804, 2901, 2902, 2903, 3001, 3002, 3003, 3004, 3101, 3102, 3103, 3104, 3001, 3002, 3003, 3004.

Tower 8 –Flat no.-

0101, 0102, 0103, 0104, 0201, 0202, 0301, 0302, 0304, 0401, 0402, 0403, 0404, 0501, 0502, 0601, 0602, 0603, 0604, 0701, 0702, 0704, 0801, 0802, 0804, 0902, 0904, 1001, 1002, 1003, 1004, 1102, 1104, 1201, 1202, 1203, 1204, 1301, 1304, 1401, 1402, 1403, 1404, 1501, 1502, 1504, 1601, 1602, 1603, 1604, 1701, 1702, 1801, 1802, 1803, 1804, 1901, 1902, 2001, 2002, 2003, 2004, 2101, 2102, 2104, 2201, 2202, 2203, 2204, 2301, 2302, 2304, 2401, 2402, 2403, 2404, 2501, 2502, 2503, 2504, 2601, 2602, 2603, 2604, 2701, 2702, 2703, 2704, 2801, 2802, 2803, 2804, 2901, 2902, 2903, 2904, 3001, 3002, 3003, 3004.

Tower 9 –Flat no.-

0101, 0102, 0103, 0104, 0201, 0202, 0203, 0204, 0301, 0302, 0304, 0401, 0402, 0403, 0404, 0501, 0502, 0503, 0504, 0601, 0602, 0604, 0701, 0702, 0704, 0801, 0802, 0804, 0901, 0902, 0903, 1001, 1002, 1004, 1101, 1102, 1103, 1104, 1201, 1202, 1204, 1301, 1302, 1304, 1401, 1402, 1403, 1404, 1501, 1502, 1504, 1601, 1602, 1603, 1604, 1701, 1702, 1703, 1704, 1801, 1802, 1803, 1901, 1902,1903, 1904, 2001, 2002, 2003, 2101, 2102, 2103, 2201, 2202, 2203, 2204, 2301, 2302, 2304, 2401, 2402, 2403, 2501, 2502, 2503, 2504, 2601, 2602, 2603, 2604, 2701, 2702, 2703, 2704, 2801, 2803, 2804, 2901, 2902, 2903, 3001, 3002, 3003, 3004, 3101, 3102, 3103, 3104, 3001, 3002, 3003, 3004.

Tower 10– Flat no.-

0101, 0102, 0103, 0104, 0201, 0202, 0203, 0204, 0301, 0302, 0303, 0304, 0401, 0402, 0403, 0404, 0501, 0503, 0504, 0601, 0602, 0603, 0604, 0701, 0702, 0703, 0704, 0801, 0802, 0803, 0804, 0901, 0902, 0903, 0904, 1003, 1101, 1102, 1103, 1104, 1201, 1202, 1204, 1301, 1302, 1304, 1401, 1402, 1403, 1404, 1501, 1502, 1503, 1504, 1601, 1602, 1603, 1604, 1701, 1702, 1703, 1801, 1802, 1803, 1804, 1901, 1902, 1903, 2002, 2003, 2004, 2101, 2102, 2103, 2104, 2201, 2202, 2203, 2204, 2301, 2302, 2303, 2304, 2401, 2402, 2403, 2404, 2501, 2502, 2504, 2601, 2602, 2603, 2604, 2702, 2703, 2704, 2801, 2802, 2803, 2804, 2901, 2902, 2903, 2904, 3001, 3002, 3003, 3004, 3101, 3201.

Tower 11-Flat no.-

1st floor-101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 2nd floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 3rd floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 4th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 5th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 6th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 7th floor- 101, 102, 103, 104, 105, 106, 107,

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108, 109, 110, 111, 112, 113, 114, 115, 8th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 9th floor-101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 10th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 11th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 12th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 13th floor-101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 14th floor-101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 15th floor-101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 16th floor-101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 17th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 18th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 19th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 20th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 21st floor-101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 22nd floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 23rd floor-101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 24th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 25th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 26th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 27th floor-101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 28th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 29th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 30th floor- 101, 102, 103, 104, 105, 106, 107, 108, 109, 110, 111, 112, 113, 114, 115, 31st floor- 3101, 3102, 3103, 3104, 3105, 3106, 3107, 3108, 3109, 3110, 3111, 3112, 3113, 3114, 3115.

Parking details:

Basement I:

1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 33, 36, 37, 38, 39, 42, 43, 44, 45, 50, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 102, 103, 104, 108, 109, 110, 111, 112, 113, 120, 121, 122, 124, 125, 127, 128, 129, 130, 131, 132, 134, 135, 136, 137, 138, 139, 140, 141, 142, 143, 145, 146, 147, 148, 149, 150, 151, 152, 155, 156, 160, 161, 162, 163, 164, 165, 166, 167, 168, 169, 170, 171, 178, 179, 180, 181, 182, 183, 184, 185, 186, 187, 189, 190, 196, 197, 200, 201, 202, 203, 204, 205, 207, 208, 211, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 226, 228, 229, 230, 231, 232, 234, 235, 236, 237, 238, 239, 240, 241, 242, 244, 247, 248, 249, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535,

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536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595,598, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 783, 784, 785, 787, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 831, 832, 833, 835, 836, 837, 838, 839, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860.

Basement II:

862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000, 1001, 1002, 1003, 1004, 1006, 1007, 1008, 1010, 1011, 1012, 1013, 1014, 1015, 1016, 1017, 1018, 1019, 1020, 1021, 1022, 1023, 1024, 1025, 1026, 1027, 1028, 1029, 1030, 1031, 1032, 1033, 1034, 1035, 1036, 1037, 1038, 1039, 1040, 1041, 1042, 1043, 1044, 1045, 1046, 1047, 1048, 1049, 1050, 1051, 1052, 1053, 1054, 1055, 1056, 1057, 1058, 1059, 1060, 1061, 1062, 1063, 1064, 1065, 1066, 1067, 1068, 1069, 1070, 1071, 1074, 1075, 1076, 1077, 1078, 1079, 1080, 1081, 1084, 1087, 1088, 1089, 1090, 1091, 1092, 1093, 1094, 1095, 1096, 1100, 1101, 1102, 1106, 1107, 1108, 1109, 1110, 1111, 1112, 1113, 1114, 1115, 1116, 1117, 1118, 1121, 1122, 1123, 1124, 1125, 1126, 1127, 1128, 1129, 1133, 1134, 1135, 1136, 1137, 1138, 1139, 1140, 1141, 1142, 1143, 1144, 1145, 1146, 1147, 1148, 1149, 1150, 1151, 1152, 1153, 1154, 1155, 1156, 1157, 1158, 1159, 1166, 1170, 1171, 1172, 1173, 1176, 1179, 1180, 1181, 1182, 1183, 1184, 1185, 1186, 1187, 1188, 1189, 1190, 1191, 1192, 1193, 1194, 1195, 1196, 1197, 1198, 1199, 1200, 1201, 1202, 1203, 1204, 1205, 1206, 1207, 1208, 1209, 1210, 1211, 1212, 1213, 1214, 1215, 1216, 1217, 1218, 1219, 1220, 1221, 1222, 1223, 1224, 1225, 1226, 1227, 1228, 1229, 1230, 1231, 1232, 1233, 1234, 1238, 1239, 1240, 1241, 1242, 1243, 1244, 1245, 1246, 1247, 1248, 1249, 1250, 1251, 1252, 1253, 1254, 1255, 1256, 1257, 1258, 1259, 1260, 1261, 1262, 1263, 1264, 1265, 1266, 1267, 1268, 1269, 1270, 1271, 1272, 1273, 1274, 1275, 1276, 1277, 1278, 1279, 1280, 1281, 1282, 1283, 1284, 1285, 1286, 1287, 1288, 1289, 1290, 1291, 1292, 1293, 1294, 1295, 1296, 1297, 1298, 1299, 1300, 1301, 1302, 1303, 1304, 1305, 1306, 1307, 1308, 1311, 1312, 1313, 1314, 1315, 1316, 1317, 1318, 1319, 1320, 1321, 1322, 1323, 1324, 1325, 1326, 1327, 1328, 1329, 1330, 1331, 1332, 1333, 1334, 1335, 1336, 1337, 1338, 1339, 1340, 1341, 1342, 1343, 1344, 1345, 1346, 1347, 1348, 1349, 1350, 1351, 1352, 1353, 1354, 1355, 1356, 1357, 1358, 1359, 1360, 1361, 1362, 1363, 1364, 1365, 1366, 1367, 1368, 1369, 1370, 1371, 1372, 1373, 1374, 1375, 1376, 1377, 1378, 1379, 1380, 1381, 1382, 1383, 1384, 1385, 1386, 1387, 1388, 1389, 1390, 1391, 1392, 1393, 1394, 1395, 1396, 1397, 1398, 1399, 1400, 1401, 1402, 1403, 1405, 1406, 1407, 1408, 1409, 1410, 1411, 1412, 1413, 1414, 1415, 1416, 1417, 1418, 1419, 1420, 1421, 1422, 1423, 1424, 1425, 1426, 1427, 1428, 1429, 1430, 1431, 1432, 1433, 1434, 1435, 1436, 1437, 1438, 1439, 1440, 1441, 1442, 1443, 1444, 1445, 1446, 1447, 1448, 1449, 1450, 1451, 1452, 1453, 1454, 1455, 1456, 1457, 1458, 1459, 1460, 1461, 1462, 1463, 1464, 1465,

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

AMENDMENT REGISTRATION CERTIFICATE OF PROJECT

Registration Date: **10-Mar-2025**

1466, 1467, 1468, 1469, 1470, 1471, 1472, 1473, 1474, 1475, 1476, 1477, 1478, 1479, 1480, 1481, 1482, 1483, 1484, 1486, 1487, 1488, 1489,1490, 1492, 1493, 1494, 1495, 1496, 1497, 1498, 1499, 1500, 1501, 1502, 1503, 1504, 1505, 1506, 1507, 1508, 1509, 1510, 1511, 1512, 1513, 1514, 1515, 1516, 1517, 1518, 1519, 1520, 1521, 1522, 1523, 1524, 1525, 1526, 1527, 1528, 1529, 1530, 1531, 1532, 1533, 1534, 1535, 1536, 1537, 1538, 1539, 1540, 1542, 1543, 1544, 1545, 1546, 1547, 1548, 1549, 1550, 1551, 1552, 1553, 1554, 1555, 1556, 1557, 1558, 1559, 1560, 1561, 1562, 1563, 1564, 1565, 1566, 1567, 1568, 1569, 1570, 1571, 1572, 1573, 1574, 1575, 1576, 1578, 1579, 1580, 1581, 1582, 1583, 1584, 1585, 1586, 1587, 1588, 1589, 1590, 1591, 1594, 1597, 1598, 1599, 1600, 1601, 1602, 1603, 1604, 1605, 1606, 1607, 1608, 1609, 1610, 1613, 1616, 1617, 1618, 1619, 1620, 1621, 1622, 1623, 1624, 1625, 1626, 1627, 1628, 1629, 1630, 1631, 1632, 1633, 1634, 1635, 1636, 1637, 1638, 1639, 1640, 1641, 1642, 1643, 1644, 1645, 1646, 1647, 1648, 1649, 1650, 1651, 1652, 1653, 1654, 1655, 1656, 1657, 1658, 1659, 1660, 1661, 1662, 1663, 1664, 1665, 1666, 1667, 1668, 1669, 1670, 1671, 1672, 1673, 1674, 1675, 1676, 1677, 1678, 1679, 1680, 1681, 1682, 1683, 1684, 1685, 1686, 1687, 1688, 1689, 1690, 1691, 1692, 1693, 1694, 1695, 1696, 1697, 1698, 1699, 1700, 1701, 1702, 1703, 1704, 1705, 1706, 1707, 1708, 1709, 1710, 1711, 1712, 1713, 1714, 1715, 1716, 1717, 1718, 1719, 1720, 1721, 1722, 1723, 1724, 1725, 1726, 1727, 1728, 1729, 1730, 1731, 1732, 1733, 1734, 1735, 1736, 1737, 1738, 1739, 1740, 1741, 1742, 1743, 1744, 1745, 1746, 1747, 1748, 1749, 1750, 1751, 1752, 1753, 1754, 1755, 1756, 1757, 1758, 1759, 1760, 1761, 1762, 1763, 1764, 1765, 1766, 1767, 1769, 1770, 1771, 1772, 1773, 1774, 1775, 1776, 1777, 1778, 1779, 1780, 1781, 1782, 1783, 1784, 1785, 1786, 1787, 1788, 1789, 1790, 1791, 1792, 1793, 1794, 1795, 1796, 1797, 1798, 1799, 1800.

Registration Date: **10-Mar-2025**

(b) Landowner's Share:-**TOWER-2 FLAT NO.**

1104, 1204, 1904, 2702.

TOWER -3 FLAT NO.

201, 201-A, 203, 303, 304, 401, 401-A, 504, 603, 902, 1004, 2102.

TOWER-4 FLAT NO.

303, 401, 402, 403, 404, 502, 503, 702, 704, 1002, 1003, 1004, 1102, 1403, 1504, 1804, 1902, 2102, 2302, 2502, 2902.

TOWER-5 FLAT NO.

203, 304, 401, 401-A, 403, 501, 502, 504, 1301, 1404 1501, 1802, 1902, 2002, 2601, 2602.

TOWER-6 FLAT NO.

101, 102, 103, 104, 204, 303, 304, 503, 504, 604, 703, 704, 902, 903, 0904, 1003, 1103, 1104, 1204, 1304, 1404, 1503, 1604, 1802, 1903, 2101, 2103, 2104, 2704.

TOWER-7 FLAT NO.

103, 104, 203, 303, 304, 503, 504, 603, 703, 803, 901, 903, 1004, 1101, 1103, 1503, 1601, 1602, 1603, 1604, 1901, 2304, 2802, 2904.

TOWER-8 FLAT NO.

203, 204, 303, 503, 504, 703, 803, 901, 903, 1101, 1103, 1302, 1303, 1503, 1703, 1704, 1903, 1904, 2103, 2301, 2303.

TOWER-9 FLAT NO.

303, 603, 703, 803, 904, 1003, 1203, 1303, 1503, 1703, 1804, 2004, 2104, 2303, 2404, 2802, 2904.

TOWER-10 FLAT NO.

502, 1002, 1004, 1203, 1303, 1704, 1904, 2001, 2503, 2701.

Parking Details:

Basement Parking - I

17,18, 30, 31, 32 ,34, 35, 40, 41, 46, 47, 48, 49, 51, 77, 105, 106, 107, 114, 115, 116, 117, 118, 119, 123, 126, 144, 153, 154, 157, 158, 159, 172, 173, 174, 175, 176, 177, 188, 191, 192, 193, 194, 195, 198, 199, 206, 209, 210, 212, 213, 225, 227, 233, 243, 245, 246, 250, 319, 320, 335, 336, 337 347, 338, 351, 395, 396, 418, 419,

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

AMENDMENT REGISTRATION CERTIFICATE OF PROJECT

Registration Date: **10-Mar-2025**

583, 596, 597, 599, 622, 635, 636, 637,638, 639, 640, 641, 665, 692, 715, 716, 782, 786, 788, 789, 830, 834, 840, 841, 842, 843, 844, 845, 846, 847, 861.

Basement Parking - II

929, 1005, 1009, 1072, 1073, 1082, 1083, 1085, 1086, 1097, 1098, 1099, 1103, 1104, 1105, 1106, 1119, 1120, 1130, 1131, 1132, 1160, 1161, 1162, 1163, 1164, 1165, 1167, 1168, 1169, 1174, 1175, 1177, 1178, 1235, 1236, 1237, 1309, 1310, 1404, 1485, 1491, 1541, 1577, 1592, 1593, 1595, 1596, 1611, 1612, 1614, 1615, 1768.

(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 **4 Year 6 Month 25 Day** commencing from 10-Mar-2025 and ending with **30-Jan-2030** , 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: 2026.07.05 04:52:34 +05'30'

Signature of the Authorized Officer
Real Estate Regulatory Authority