SITA
CONSTRUCTIONS
We Build Homes, We Build Trust

FORM-7[REGULATION-9]

Quarterly progress report for quarter ending MARCH-2025

I. PARTICULARS OF PROMOTERS			
Promoter's Registration Number/CIN No/Partnership deed no/LLP Details/Any other registration with MSME Or Govt.	**DEED NO.- 31 DATE -21.08.2015**	**Name of Firm**	**SITA CONSTRUCTIONS**
Firm Address :	BADI PATAN DEVI GALI, MAHARAJGANJ, P.O.-GUJZARBAGH, P.S.-ALAMGANJ, PATNA 800007		
Total Experience of promoter in Real Estate sector	**09 YEARS**		
Total Experience in Real Estate after Implementation of RERA	**09 YEARS**		
No of Project done Before Implementation of RERA	1. Residential	**NIL**	
	2. Commercial	**NIL**	
	3. Residential-	**NIL**	
	cum-Commercial	**NIL**	
	4. Plotted project	**NIL**	
No of Project done After Implementation of RERA	1. Residential	**1**	
	2. Commercial	**NIL**	
	3. Residential-	**1**	
	cum-Commercial		
	4. Plotted project	**NIL**	

II. PARTICULARS OF PROJECT			
Project Registration Number	**BRERAP33009-004/168/R-1691/2024**	Name of Project/Phase of Registered Project	**DULAR ENCLAVE BLOCK- C & D (EWS)**
Name o Promoter	**MR. SHISHIR KUMAR**	PROJECT ADDRESS	**JND PATH, MITHILA COLONY, SIKANDARPUR, DANAPUR , PATNA**
Name of Co-promoter			
Project Registration is valid upto	21.08.2026		
Starting Date of Project Phase of the Project	15.05.2024		
Type of Project or Phase of the Project	1. Residential	YES	
	2. Commercial	NO	
	3. Residential-cum-Commercial	NO	
	4. Plotted Project	NO	
Period of validity of map by the Competent Authority	**2 YEARS 3 MONTHS**		

Shishir Kumar

SITA CONSTRUCTIONS PATNA

Office : Badi Patan Devi Gali, Maharajganj, P.O.-Gulzarbagh, P.S. Alamganj, Patna 800 007
Mob. : 8709595001, 9934745079, 9334112051, E-mail : shishir31in@gmail.com

II. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building/ Block No	Apartment Type		Carpet Area (In Sq.Ft.)	Total No. of Sanctioned Apartment	Total No. of Apartments in Promoter's Share	Total No. of Apartments in Landowner's Share-
DULAR ENCLAVE BLOCK C & D (EWS)	1BHK	7	3745	92	1.Booked/Alloted- **10** 2. Sold- **NIL**	1.Booked/Alloted- **NIL** 2. Sold- **NIL**
	2BHK	19	17854			
	3BHK	54	61649			
	4BHK	12	18306			
					Percentage of Booking - **28%**	Percentage of Booking-**0%**

III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF GARAGES

Building/BlockNumber	Total Number of Sanctioned Garages	Total Number of Garages:	
		1.Booked/Allotted - 10	
DULAR ENCLAVE BLOCK C & D (EWS)	92	2. Sold - NIL	

IV. DETAILS OF BUILDING APPROVALS

(If already filed along with Registration Application, the there is no need of Further filing)

S.NO.	Name of the Approval/ N.O.C./Permission /Certificate	Issuing Authority	Applied Date	Issuance Date	Enclosed as Annexure No
1	NOC for Environment	ALREADY ATTACHED WITH REGISTRATION APPLICATION			
2	NOC for Environment				
3	Fire N.O.C				
4	Water Supply Permission				
5	NOC from Airport Authority of India				

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V.CONSTRUCTION PROGRESS OF THE PROJECT

1. Building /Wing /Layout Number (To be added for each Building/Wing)

TOWER-I

S.No.	Tasks/Activity(2)	Percentage of Actual Work Done (As on date of the Certificate)(3)	Expected Complition date in DD/MM/YYYY format
1	Excavation (if any)	100%	4-Mar-2024
2	Basements(if any)	100%	25-Apr-2024
3	Podiums (if any)	N/A	N/A
4	Plinth	100%	25-May-2024
5	Stilt Floor	100%	20-Jun-2024
6	Slabs of Super Structure	90%	31-Jul-2025
7	Internal walls, Internal Plaster, Floorings, Doors and Windows within lats/Premises.	35%	31-Mar-2026
8	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	20%	30-Jun-2026
9	Staircases, Lifts Wells and Lobbies ateach Floor level, Over head and Under ground Water Tanks.	NIL	30-Jul-2026
10	External plumbing and external plaster, elevation, completion of terraces with water proofing of the Building / Wing.	NIL	30-Jul-2026
11	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, Mechanical Equipment, compliance to conditions of environment/CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of are as appurtenant to Building/Wing, Compound Wall and all other requirement sasmy be required to complete project as per Specifications in Agreement of Sale.	NIL	31-09-2026
12	Any other activities.		

VI. AMENITIES AND COMMON AREA AND EXTERNAL INFRASTRUCTURE DEVELOPMENT WORKS

S.No.	CommonAreas andFacilities	Proposed (Yes/No)	Percentage of actual Work Done(As on date of the Certificate)	Details
1	Internal Roads & Footpaths	YES	0%	31-Aug-2025
2	Water Supply	YES	0%	31-Aug-2025
3	Sewerage (Chamber, Line, Septic Tank, STP)	YES	0%	31-Dec-2025
4	Storm Water Drains	YES	0%	31-Dec-2025
5	Landscaping & Tree Planting	YES	0%	31-Dec-2025
6	Street Lighting	YES	0%	31-Dec-2025
7	Community Buildings	YES	0%	31-Dec-2025
8	Treatment and Disposal of Sewage	YES	0%	31-Dec-2025
9	Solid Waste Management &	YES	0%	31-Dec-2025
10	Water Conservation/Rain Water	YES	0%	31-Dec-2025
12	Fire Protection and Fire Safety	YES	0%	28-Feb-2026
13	Closed Parking	YES	0%	28-Feb-2026
14	Open Parking	N/A	0%	
15	Electrical Meter Room, Sub-	YES	0%	28-Feb-2026
16	Others (Option to AddMore)			

VII. GEO TAGGED AND DATE PHOTOGRAPH OF (EACH BLOCK) OF THE

(A)	Sr.No.		
	1	Front Elevation.	Attach
	2	Rear Elevation	Attach
	3	Side Elevation	Attach
(B)		Photograph of	N/A



VIII. FINANCIAL PROGRESS OF THE PROJECT		
S.No.	**Particulars**	**Amount(InRs.)**
1	Project Account No.	42987695189
2	Estimated Cost of the Project including land cost at the start of the Project	25,97,53,757.00
3	Estimated Development Cost of the Project at the start of the Project.(Excluding Land Cost)	20,33,03,744.00
4	Any Variation in Development Cost which is declared at the start of the Project .	NO
5	Amount received during the Quarter	3,12,19,330.00
6	Actual Cost Incurred during the Quarter	2,81,21,312.62
7	Net amount at end of the Quarter	33,13,750.86
8	Total expenditure on Project till date	2,81,21,312.62
9	Cumulative fund Collected till the end of Quarter in question	3,12,19,330.00
10	Cumulative expenditure till the end of Quarter in question	2,81,21,312.62

IX. Details of Mortgage or Charge if any Created
NO

X.MISCELLANEOUS		
A	**List of Legal Cases (ifany)**	
1	CaseNo.	NO
2	Name of Parties	N/A

B	**Sale/Agreement for Sale during the Quarter**	
1	Sale Deed	NIL
2	Agreement for Sale	7

XI.PERCENTAGE OF WORK ALONG WITH MILESTONE CHART	
Weather the project in progress is as per time schedule or lagging behind?	**As per time schedule**

Undertaking:

I/we solemnly affirm, declare and undertake that all the details stated above are true tothe best of my/our knowledge and nothing material has been concealed here from. Iam/we are executing this undertaking to attest to the truth of all the foregoing and to apprise the Authority of such facts as mentioned as well as for whatever other legal purposes this undertaking may serve.

FOR SITA CONSTRUCTIONS

SITA CONSTRUCTIONS PATNA

DATE : 12.04.2025
PLACE : PATNA

PARTNER

BASANT KUMAR SINGH AND CO
CHARTERED ACCOUNTANTS

TO WHOM SO EVER IT MAY CONCERN

On the basis of books of accounts and other available records, this is to certify that Sita Constructions Project **"DULAR ENCLAVE BLOCK-C & D(EWS)"** having its registered office at C/o Pawan Kishore, Thatheri Bazar, NIT More Mahendru, Patna - 800006 in the state of Bihar-PIN-800001 (PAN:-ACRFS3890B) confirms that the firm has carried out construction at **"DULAR ENCLAVE BLOCK-C & D(EWS)",** JND Path, Mithila Colony, Nasriganj, Danapur, Danapur, Patna-800012. During the period of 01.01.2025 to 31.03.2025 the project details are as follows:-

Project Name – "DULAR ENCLAVE BLOCK-C & D(EWS)"		
Project A/c No.- State Bank Of India, S.K.Puri		42987695189
SL NO	Particulars	Amount
1	Estimated Cost of the Project including land cost at the start of the Quarter	25,97,53,757.00
2	Estimated Devlopment Cost of the Project at the start of the Quarter (Excluding Land Cost)	20,33,03,744.00
3	Amount received during the Quarter	3,12,19,330.00
4	Actual Cost Incurred during the Quarter	2,81,21,312.62
5	Net amount at end of the Quarter	33,13,750.86
5	Total Expenditure on Project till Date	3,58,30,660.14
7	Details of Mortgage or charge, if any, created on the Land and the projects.	NIL

We are issuing this certificate at the request of the Firm. This certificate is not intended for general circulation of publication and it is not to be reproduced or used for any other purpose without our prior written consent, we have not physically verified the above-described assets.

FOR BASANT KUMAR SINGH & CO.
Chartered Accountants
FRN : 036805C

Basant Kumar Singh

(BASANT KUMAR SINGH)
Proprietor
M. N.: 479010
UDIN : 25479010BMHXYR8062
Place: Patna
Date: 14-04-2025

BASANT KUMAR SINGH & CO. CA INDIA

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