FORM-7 [REGULATION-9]

Quarterly progress report for quarter ending March/June/sept/December of 2024 (year)

I. PARTICULARS OF PROMOTERS			
Promoter's Registration Number/CIN No/Partnership deed no/LLP Details/Any other registration with MSME Or Govt. Bodies	BRERAP/2015-1/87/R-1396/2022	Name of Firm	NANAK DEVELOPERS
Firm Address :	Mirzapur Chowk, Darbhanga		
Total Experience of promoter in Real Estate sector	3 years		
Total Experience in Real Estate after Implementation of RERA	3 years		
No of Project done Before Implementation of RERA	1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project	NONE	
No of Project done After Implementation of RERA	✓1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project	ONLY 1 (ONE) ONGOING PROJECT	

II. PARTICULARS OF PROJECT			
Project Registration Number	BAERAP/2015-1/87/R-1396/2022	Name of Project/Phase of Registered Project →	MAA GIRNANDINI ENCLAVE
Name of Promoter	HARSH KUMAR MARWARI	Project Address	
Name of Co-promoter	SUNNY WADHWANI	→	KATHALWARI, DARBHANGA
Project Registration is valid up to	15-1-2025		
Starting date of Project or Phase of the Project	15-1-2022		
Type of Project or Phase of the Project	✓1. Residential 2. Commercial 3. Residential-cum-Commercial 4, Plotted project		
Period of validity of map by the Competent Authority	15-1-2025		

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III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building /Block Number	Apartment Type		Carpet Area (Sq.ft)	Total Number of sanctioned apartments	Total Number of Apartments in Promoter's share - 8	Total Number of Apartments in Landowner's share - 8
	1. 1 BHK 2. 2 BHK, - 3. 3 BHK 4. Shop 5. Bungalow - 6. Plot etc.	- 4 12 - - -	686 872	16	1. Booked / Allotted - 5 2. Sold- NIL	3. Booked/ Allotted - NIL 5 Sold - NIL
					Percentage of booking 60%	Percentage of booking NIL

IV. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES

Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
	16	1. Booked/Allotted -	5
		2. Sold -	NIL

V. DETAILS OF BUILDING APPROVALS

(If already filed along with Registration Application, then 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	N/A			
2.	Fire N.O.C.	N/A			
3.	Water Supply Permission	Self Boring			
4.	NOC from Airport Authority of India	Yes, obtained	7.4.21	9.8.22	UPLOADED EARLIER
5.	Other Approval(s), if any, required for the Project.	-			

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VI. CONSTRUCTION PROGRESS OF THE PROJECT			
1. Plan Case No. _____(To beaded for each Building / Wing)			
S. No. (1)	Tasks/Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)	Expected Completion date in (dd/mm/yyy) Format
1.	Excavation (if any)	100%	✓
2.	Basements (if any)	N/A	-
3.	Podiums (if any)	-	-
4.	Plinth	100%	✓
5.	Stilt Floor	-	-
6.	Slabs of Super Structure	100%	✓
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	70 %	31-12-2024
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	30 %	31-12-2024
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	60%	31-12-2024
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	40%	31-12-2024
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 areas appurtenant to Building/Wing, Compound Wall and all other	20%	31-12-2024

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	requirements as me be required to complete project as per Specifications in Agreement of Sale. Any other activities.		

VII. AMENITIES AND COMMON AREA AND EXTERNAL INFRASTRUCTURE DEVELOPMENT WORKS				
S. No.	Common Areas and Facilities	Proposed (Yes/No)	Percentage of actual Work Done (As on date of the Certificate)	Expected Completion date in (dd/mm/yyy) Format
(1)	(2)	(3)	(4)	(5)
1.	Internal Roads & Footpaths	Yes	50%	31-12-2024
2.	Water Supply	Yes	50%	"
3.	Sewerage (Chamber, Line, Septic Tank, STP)	Yes	40%	"
4.	Storm Water Drains	Yes	-	"
5.	Landscaping & Tree Planting	Yes	-	"
6.	Street Lighting	Yes	-	"
7.	Community Buildings	No	-	-
8.	Treatment and Disposal of Sewage and Sullage Water	Yes ~~No~~	-	"
9.	Solid Waste Management & Disposal	Yes	-	"
10.	Water Conservation / Rain Water Harvesting	Yes	-	"
11.	Energy Management	No	-	-

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12.	Fire Protection and Fire Safety Requirements	Yes	-	31-12-2024
13.	Closed Parking	Yes	60%	"
14.	Open Parking	No	-	-
15.	Electrical Meter Room, Sub-Station, Receiving Station	Yes	20%	"
16.	Others (Option to Add More)	-	-	-

VIII. A EXTERNAL AND INTERNAL DEVELOPMENT WORKS IN CASE OF PLOTTED DEVELOPMENT

		PROPOSED YES/NO.	PERCENTAGE OF ACTUAL WORK DONE (As on date of certificate)	Expected Completion date in (dd/mm/yy) Format
1.	Internal Roads and foot paths	-		
2.	Water Supply	-		
3.	Sewerage Chambers Septic Tank	-		
4	Drains	-		
5.	Parks, Land Scaping and Tree Planting	-		
6.	Street Lighting	-		
7.	Disposal of sewage & sullage water	-		
8.	Water conservation/Rain Water Harvesting	-		
9.	Energy Management	-		

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IX.	GEO TAGGED AND DATE PHOTOGRAPH OF(EACH BLOCK) OF THE PROJECT		
(A)	Sr. No.		
	1.	Front Elevation	Yes
	2.	Rear Elevation	Yes
	3.	Side Elevation	Yes
(B)		Photograph of each floor	Yes

X.	FINANCIAL PROGRESS OF THE PROJECT	
S. No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No.	120000817934
2.	Estimated Cost of the Project including land cost at the start of the Project	₹4,55,15,000/-
3.	Estimated Development Cost of the Project at the start of the Project.(Excluding Land Cost)	₹3,06,40,000/-
4.	Any Variation in Development Cost which is declared at the start of the Project.	-
5.	Amount received during the Quarter	₹11,30,000
6.	Actual Cost Incurred during the Quarter	₹23,69,492/-
7.	Net amount at end of the Quarter (IN BANK A/C)	₹2,70,745.90
8.	Total expenditure on Project till date	₹1,99,00,618/-
9.	Cumulative fund collected till the end of Quarter in question	₹1,41,86,461/-
10.	Cumulative expenditure done till the end of Quarter in question	₹1,99,00,618/-

XI.	DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED
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XII. MISCELLANEOUS		
A	List of Legal Cases (if any) – On Project / Promoter	
1.	Case No.	-
2.	Name of Parties	-
3.	No of Execution Cases against this project Case No. Name of Parties	-
4.	No of Suo - Moto cases against this project Case No. Name of Parties	-
5.	No of Certificate cases /PDR cases against this project Case No. Name of Parties	-
B	Sale/Agreement for Sale during the Quarter	
1.	Sale Deed	-
2.	Agreement for Sale	2
3.	No. of possessions given to allottees	-
XIII. 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 to the best of my knowledge and nothing material has been concealed here from. I am/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.

M/s NANAK DEVELOPERS
Harsh Mariwala
Partner

Signature of Promoter

Name: HARSH KUMAR MARIWALA

Date: 15-7-2024

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