FORM-7

[REGULATION-9]

Quarterly Progress Report for quarter ending 31st December of 2024 (Year)

I. PARTICULARS OF PROMOTERS	
Promoter's Registration Number/CIN No.	U45309BR2017PTC036144
Name of the Promoter's Entity	VINDHYWASINI ENGICON PVT. LTD.
Address of the Promoter's Entity :	G-4 Gauri Shankar Complex Patna, Bihar 800020
Total Experience of promoter in Real Estate Sector	5 Years
Total Experience in Real Estate After commencement of RERA	5 Years
No of Project done Before commencement of RERA	No Any
No of Project done After commencement of RERA	1. Govind Gopal Heritage (Ongoing)

II. PARTICULARS OF PROJECT	
Project Registration Number	BRERAP93815-1/1106/R-843/2019
Name of Project	GOVIND GOPAL HERITAGE
Name of Promoter	VINDHYWASINI ENGICON PVT. LTD.
Project Address	MAUZA- SRI RAMPUR, THANA NO-58, THANA-MANER, KHATA NO-258, PLOT NO.- 295 P, 301, DIST.- PATNA, BIHAR.
Project Registration is valid up to	01/08/2024 (01/05/2025- Due to Covid Extension)
Starting date of Project	06/11/2019
Type of Project	Mixed Development(Residential and Commercial)
Name of the Competent Authority which sanctioned the project map	Patna Metropolitan Area Authority
Period of validity of map by the Competent Authority	Three Years from the date of passing of MAP

III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building/Block Number	Apartment Type	Carpet Area (In Sqft)	Total Number of sanctioned apartments	Total Number of Apartments in Promoter's share – 15		Total Number of Apartments in Landowner's share – 11	
				Booked	AFS Executed	Booked	AFS Executd
Govind Gopal Heritage	2 BHK	554.77	4	1			
Govind Gopal Heritage	3 BHK	1071.65	2	2	2		
Govind Gopal Heritage	2 BHK	554.82	4				
Govind Gopal Heritage	3 BHK	740.55	4	2	1		
Govind Gopal Heritage	2 BHK	577.88	2				
Govind Gopal Heritage	2 BHK	515.92	2				
Govind Gopal Heritage	4 BHK	988.45	2				
Govind Gopal Heritage	Office	1060.00	2				
Govind Gopal Heritage	Shop	249.29	1				
Govind Gopal Heritage	Shop	180.80	1				
Govind Gopal Heritage	Shop	171.14	1				
Govind Gopal Heritage	Shop	195.79	1				
Total				5	3	0	0
				33.33% of total units	20%of total units	00%of total units	00%of total units

IV. DETAILS OF ASSOCIATION OF ALLOTTEES :

Mandatory in case the booking percentage exceeds 50% of the total sanctioned flats/plots/buildings/commercial space

Association of Allottee not be made because, booking percentage not exceeds 50% yet.

V. CANCELLATION OF FLAT ALLOTMENT, IF ANY WITH FLAT NUMBER/BUNGALOW /PLOT NO./OFFICE SPACE/SHOP/ETC.	
(A) Cancelled by Allotees **No Any**	(B) Cancelled by Promoters **No Any**

VI. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES/ PARKING SPACE		
Building Wise/ Block Number	**Total Number of Sanctioned Garages/ Parking Space**	**Total Number of Garages/Parking Space:** **1. Booked/Allotted -**
Govind Gopal Heritage	26	8

VII. DETAILS OF BUILDING APPROVALS					
Already filed along with Registration Application					
S. No.	Name of the Approval / N.O.C./ Permission / Certificate	Issuing Authority	Validity Upto		Attach Copy
1.	Environment Clearance				
2.	Fire N.O.C.				
4.	Airport Authority of India NOC				
5.	Water Supply Permission				
6.	Other Approval(s), if any, required for the Project.				

VIII. PROGRESS OF THE PROJECT – INTERNAL INFRASTRUCTURE DEVELOPMENT

In case of more than one Block/Building/Apartments/Plots/Bungalow, the details have to be filled for each Block separately

1. Plan Case No.- PMAA/PCRN /Sri Rampur/Maner/ B+G+4/119/2018, (Govind Gopal Heritage) (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%**	**Completed**

2.	Basements (if any)	**90%**	**10-10-2024**
3.	Podiums (if any)	**NA**	
4.	Plinth	**100%**	**Completed**
5.	Stilt Floor	**99%**	**10-10-2024**
6.	Slabs of Super Structure	**100%**	**Completed**
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	**100%**	**10-12-2024**
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	**80%**	**12-03-2025**
9.	Staircases, Lifts Walls and Lobbies at each Floor level, Overhead and Underground Water Tanks.	**85%**	**01-04-2025**
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	**75%**	**22-04-2025**
11.	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per prescribed norms.	**30%**	**30-05-2025**
12.	N.O.C, Electrical fittings, Mechanical Equipment, compliance to conditions of environment as per prescribed norms	**NA**	
13.	Finishing to entrance lobby/s plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to complete project as per Specifications in Agreement of Sale. Any other activities.	**50%**	**30-05-2025**
14.	Overall Percentage of Actual Work Done and final completion date	**91.72%**	**30-05-2025**

IX. EXTERNAL INFRASTRUCTURE DEVELOPMENT WORKS - PROGRESS RELATED TO AMENITIES AND COMMON AREA				
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	No		
2.	Water Supply	Yes	90%	22-04-2025
3.	Sewerage (Chamber, Line, Septic Tank, STP)	Yes	90%	22-04-2025
4.	Storm Water Drains	No		
5.	Landscaping & Tree Planting	No		
6.	Street Lighting	No		
7.	Community Buildings	No		
8.	Treatment and Disposal of Sewage and Sullage Water	No		
9.	Solid Waste Management & Disposal	No		
10.	Water Conservation / RainWater Harvesting	No		
11.	Energy Management	No		
12.	Fire Protection and FireSafety Requirements	Yes	30%	22-04-2025
13.	Closed Parking	Yes	90%	22-04-2025
14.	Open Parking	No		
15.	Electrical Meter Room, Sub-Station, Receiving Station	No		
16.	Others (Option to AddMore)	No		
17.	Overall Percentage of Actual Work Done and final completion date	Yes	75%	22-04-2025

X. EXTERNAL AND INTERNAL DEVELOPMENT WORKS IN CASE OF PLOTTED DEVELOPMENT
Not Applicable because our project is Residential/Group Housing.

XI. Financial Progress of the Project		
S.No.	**Particulars**	**Amount (in Rs.)**
1	Project Account No.	439005000049
2	Estimated Cost of the Project including land cost at the start of the Quarter **(In lakh)**	2,85.00 /-
3	Estimated Development Cost of the Project at the start of the Project (Excluding Land Cost)	280.00/-
4	Any Variation in Development Cost which is declared at the start of the Project	Our project cost has increased by 85,00,000.00/-
5	Amount received during the Quarter	7,00,000.00/-
6	Actual Cost Incurred during the Quarter	6,50,000.00/-
7	Total expenditure on Project **till date**	2,56,75,000.00/-
8	Net amount at end of the Quarter	50,707.00/-
9	Cumulative fund collected till the end of Quarter in question	1,37,25,084.00/-
10	Cumulative expenditure done till the end of Quarter in question	2,56,75,000.00/-
11	Percentage of Expenditure incurred of the total Estimated development cost of the project.	70.34**%**

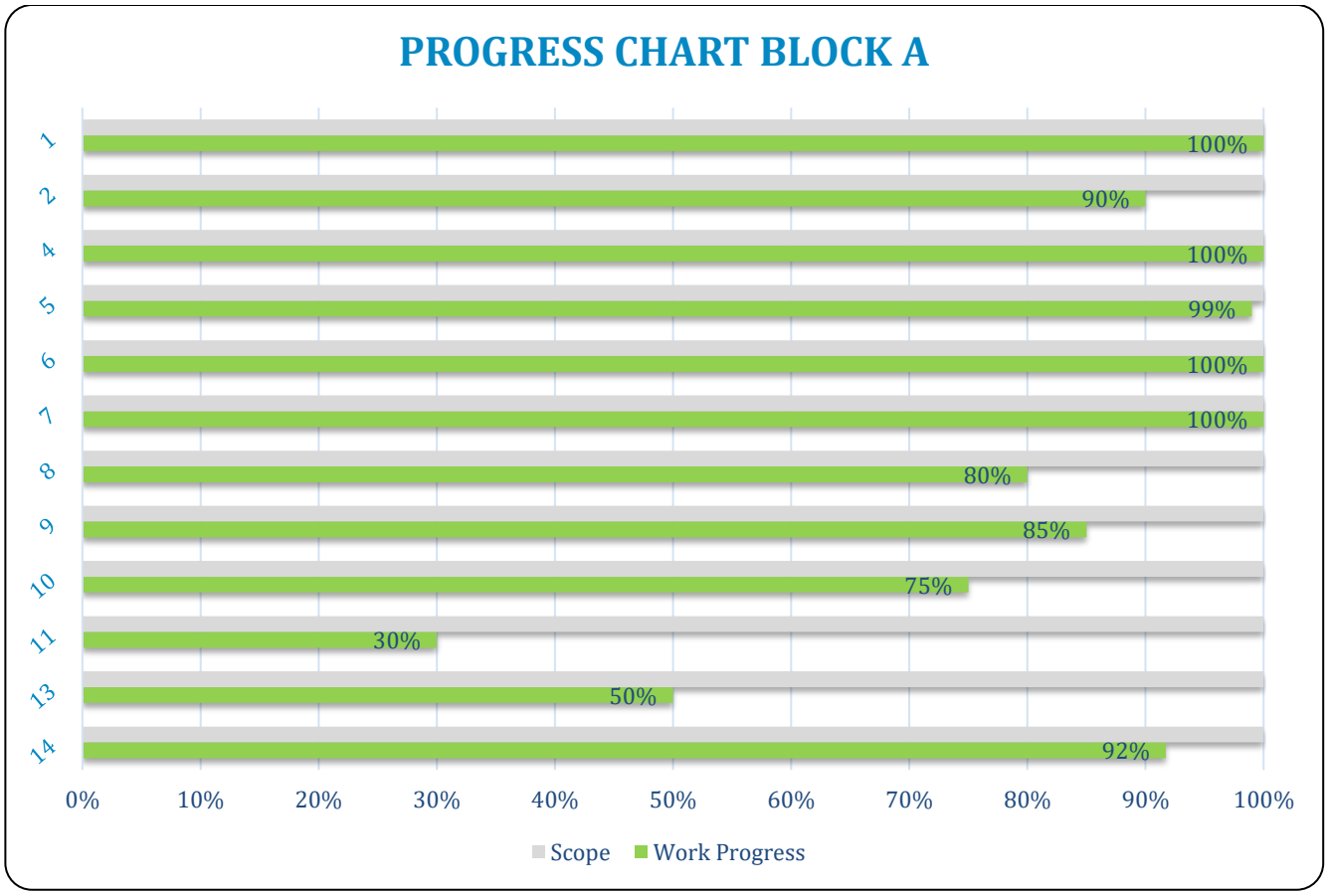
XII. DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED/DETAILS OF LOAN TAKEN BY PROMOTERS AGAINST THE PROJECT, If any
No Any

XIII. GEO TAGGED PHOTOGRAPHS (EACH BLOCK/BUILDING/APARTMENTS/PLOTS/BUNGALOW) OF THE PROJECT The photograph must have date.		
(A)	**S. No.**	**Particulars**
	1.	**Photographs showing Front Elevation.-** Attached Below
	2.	**Photographs showing Rear Elevation.-** Attached Below
	3.	**Photographs showing Side Elevation (Both sides)** Attached Below

	4.	**Photograph of each floor showing the progress of interior works**
	5.	**Photograph of Common Areas (Staircase, Lift Area, Terrace, Parking, etc.)**
(B)		**Photograph of the display board set up at the project site providing requisite information along with the QR code of the project allotted by the Authority**

XIV. MISCELLANEOUS		
A	List of Legal Cases (if any) On Project / Promoter	
1.	(a) Case No. (b) Name of Parties Order Passed, if Yes , Whether complied (Yes/No)	NA
2.	No. of Execution Cases against this project (a) Case No. (b) Name of Parties Order Passed, if Yes , Whether complied (Yes/No)	NA
3.	No. of Suo - Moto cases against this project (a) Case No. (b) Name of Parties Order Passed, if Yes , Whether complied (Yes/No)	NA
4.	No. of Certificate cases /PDR cases against this project (a) Case No. (b) Name of Parties	NA

XV. PERCENTAGE OF WORK ALONG WITH MILESTONE CHART
a. Whether the project is in progress as per time schedule or lagging behind? Yes b. If yes, whether it would be completed on the completion date fixed as per RC. Yes If No, then Reason for delay: NA



Note- Vertical line represent Tasks / Activity of construction given in (VIII. Construction Progress of the Project)

XVI. BROCHURE /Prospectus- Attached

XVII Grievance Redressal Officer

Name :- Kunal Kumar Singh

Contact No :- 9135727252

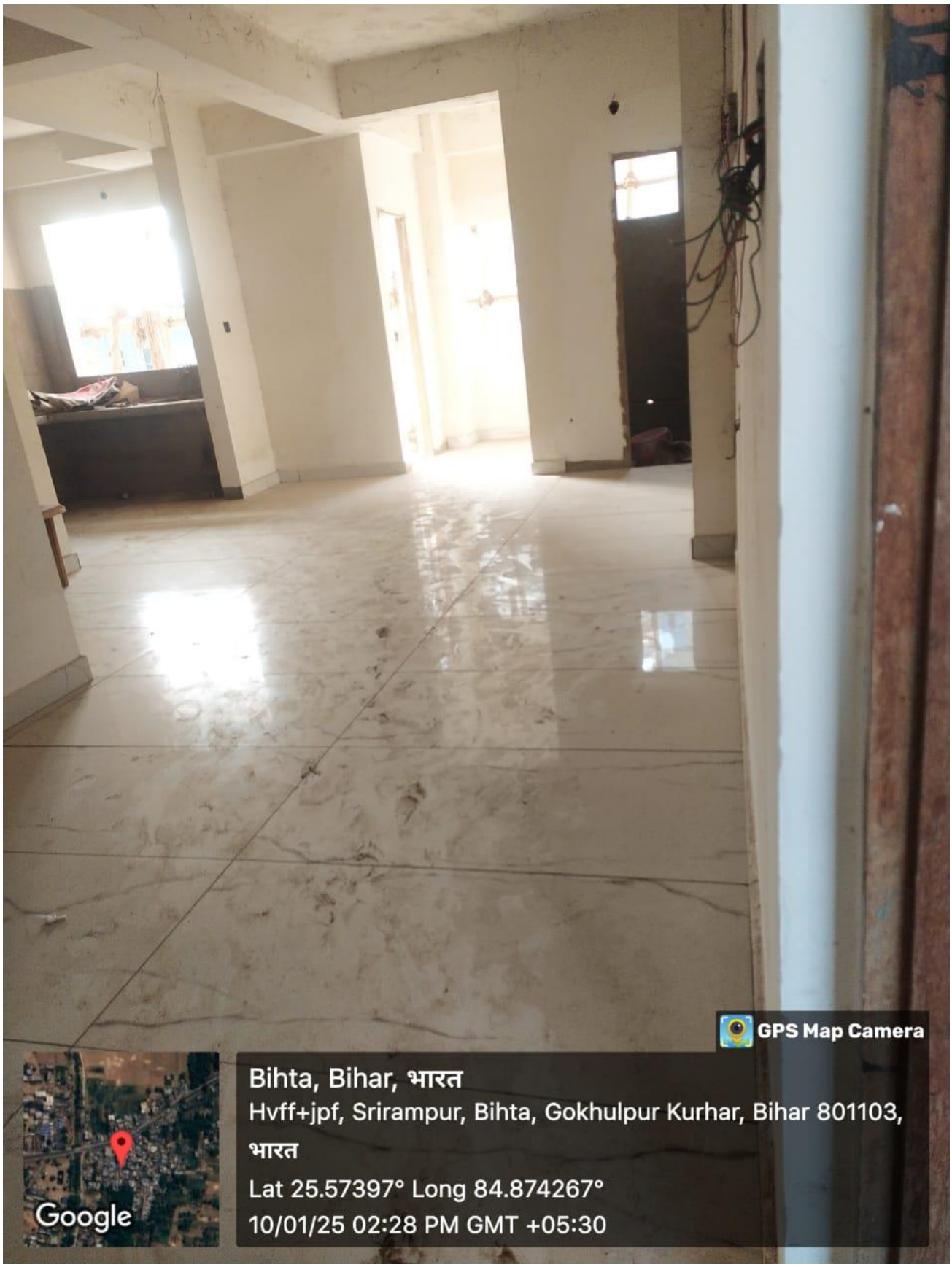
Email id :- vindhywasiniengicon@gmail.com

Address :- G-4 Gauri Shankar Complex Patna, Bihar 800020

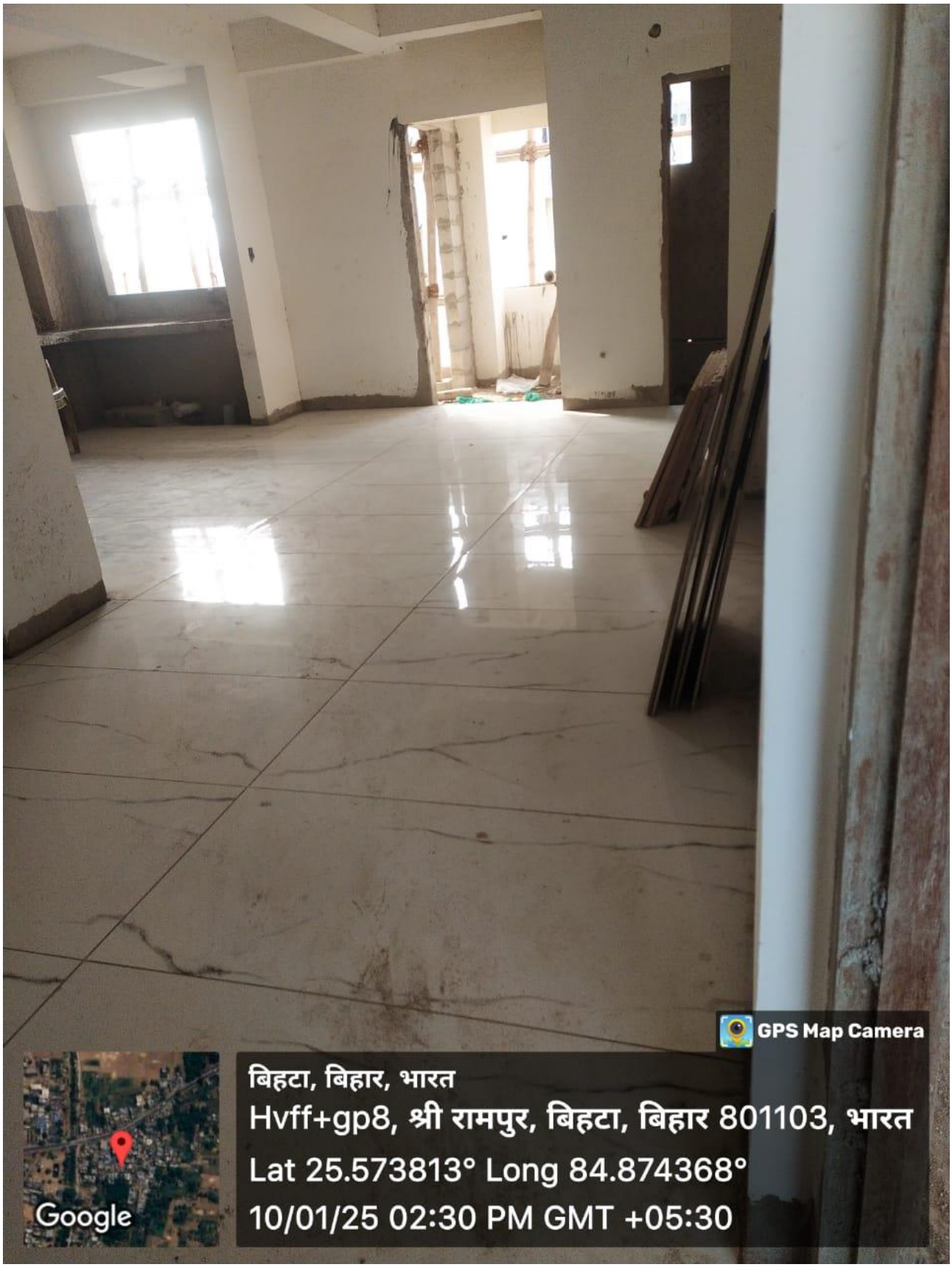
Project Site Photographs

RERA APPROVED
VINDHYWASINI ENGICON PVT. LTD.
Flat Available For Sale
2 BHK
4 BHK
+91-9931822301
0612-3583292
1. Name of Project - Govind Gopal Heritage
2. RERA Reg. No.:- BRERAP13815-1*11ERR-843/2019
3.Date of Registration - 22-11-2019
4. Phase of Project (If Any):- No Any
5. Number of Tower:- 01
6. Number of Stories:- B+G+4
7. Project Completion Date:- 01-01-2025
8. Name of Contact Person:- Navin Kumar
9. Contact No. :- +91 93342 70272
10. Latitude and Longitude of the project:- 25.5738020, 84.8741671
GPS Map Camera
Google
Bihta, Bihar, भारत
Hvff+jpf, Srirampur, Bihta, Gokhulpur Kurhar, Bihar 801103, भारत
Lat 25.574157° Long 84.87421°
10/01/25 02:21 PM GMT +05:30

GPS Map Camera
बिहटा, बिहार, भारत
Hvff+hmm, नसरीगंज - चांदी - बिहता - पिरो मार्ग, बिहटा, गोखुलपुर
कुर्हार, बिहार 801111, भारत
Lat 25.574081° Long 84.87409°
10/01/25 02:05 PM GMT +05:30
Google


GPS Map Camera
Bihta, Bihar, भारत
Hvff+jpf, Srirampur, Bihta, Gokhulpur Kurhar, Bihar 801103, भारत
Lat 25.57397° Long 84.874267°
10/01/25 02:28 PM GMT +05:30
Google

RERA APPROVED
Flat Available For Sale
4 BHK
GPS Map Camera
Bihta, Bihar, India
Hvff+mq7, Nasriganj - Chandi - Bihta - Piro Rd, Bihta,
Gokhulpur Kurhar, Bihar 801111, India
Lat 25.574158° Long 84.874222°
10/01/25 02:03 PM GMT +05:30
Google


GPS Map Camera
बिहटा, बिहार, भारत
Hvff+gp8, श्री रामपुर, बिहटा, बिहार 801103, भारत
Lat 25.573813° Long 84.874368°
10/01/25 02:30 PM GMT +05:30
Google

Undertaking:

I/we solemnly affirm, declare and undertake that all the details stated above are true to the best of my/our 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.

Signature of Promoter
VINDHYWASINI ENGICON PVT. LTD.

Date: 15-01-2025

Location Plan

Terms And Condition

- Installment should be paid within seven days from the date of Issue of intimation, any delay should be charged with an interest @ 24%. The company reserves the right to cancel the allotment of flat in case of default in payment of installment due. In case of cancellation of fall, 5% of the total consideration amount shall be refunded within 30 days from the date of cancellation.
- Full and final settlement of payment will be done before one month of the possession.

Note : For legal documentation of payment will be done before one month of the possession.

Payment Schedule

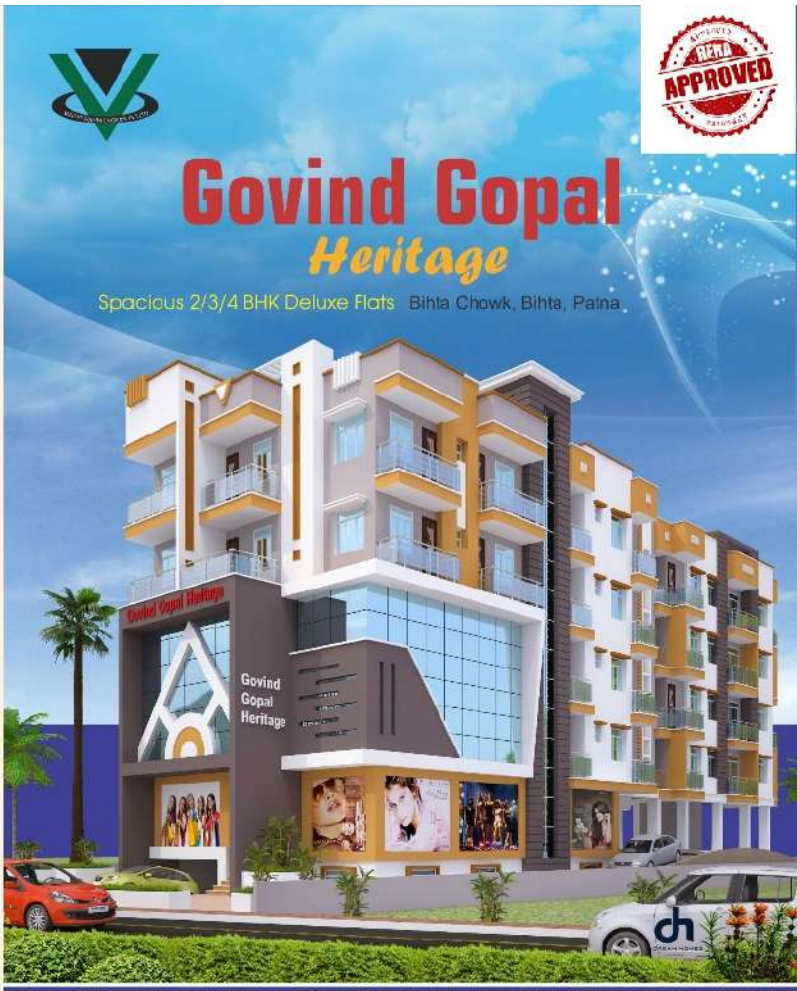
At the time of booking and Registration	10%
Within 15 days from finalizations of flat with token	15%
At the time of First floor roof slab	10%
At the time of Second roof slab	15%
At the time of Third floor roof slab	15%
at time of brick work 1st floor	15%
At the time of plaster (internal & External)	15%
Before one month from the date of possession	05%

Other Charges : 200000/-	Electricity
One Car parking	Inter Come
Generator	Lift

Reg. Office
Shivyanshu Vatika
Suraj Vihar Colony
Near Jalalpur City
Rupashpur, Patna - 801503
Contact : 8084812683
Email : Vidhywasiniengicon@ gmail.com

Site office
Sri Rampur, Bihta Chowk
Bihta, Patna-801103

Design & Print : 09771464845/9210519238



Govind Gopal
Heritage

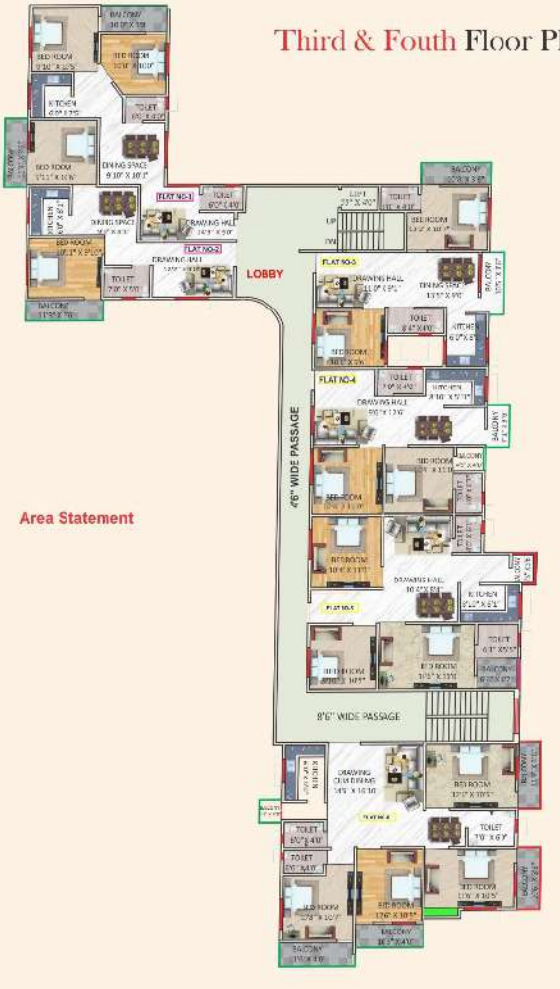
Spacious 2/3/4 BHK Deluxe Flats Bihta Chowk, Bihta, Patna

A Project by Vindhywasini Engicon Pvt. Ltd
RERA Reg.No.- BRERAP93815-1/1106/R-843/2019

First & Second Floor Plan

Area Statement

Third & Fouth Floor Plan



Area Statement

Flat No # 1

Carpet Area:- 554.77 Sqft

2 BHK Flat

- 1 Bedroom
- 1 Master bedroom
- 2 Toilet
- 2 Balcony
- Drawing
- Kitchen

Conceptual View

Flat No # 3

Carpet Area:- 1071.65 Sqft

3 BHK Flat

- 2 Bedroom
- Toilet
- 2 Balcony
- Drawing
- Dining
- Kitchen

Conceptual View

Flat No # 2

Carpet Area:- 554.82 Sqft

2 BHK Flat

Conceptual View

- 2 Bedroom
- 2 Toilet
- 2 Balcony
- Drawing
- Dining
- Kitchen

- 1 Bedroom
- 1 Master Bedroom
- 2 Toilet
- 1 Balcony
- Drawing Cum Dining
- Kitchen

Flat No # 4

Carpet Area:- 577.88 Sqft

2 BHK Flat

Conceptual View