SSB HOMES

Reff. SSB/2022-23/015

Date:- 15-04-2022

To,
The Authorized Officer,
Real Estate Regulatory Authority
Patna, Bihar

Sub: - Regarding Quarterly up-to-date status of the project "Star Galaxy 1" for the period from 01-01-2022 to 31-03-2022.

Sir,

This letter is to inform you about quarterly up-to-date status of "Star Galaxy 1" Project registration number – BRERAP00260-5/1249/R-1051/2020 for the Q-4 (Jan-Mar) of Year 2021-22.

Quarterly Progress Report for quarter ending **March**/~~June~~/~~Sept~~/~~December~~ of **2022** (Year)

I. PARTICULARS OF PROJECT			
Project Registration Number	**BRERAP00260-5/1249/R-1051/2020**	Name of Project/Phase of Registered Project	**STAR GALAXY 1**
Name of Promoter	**SAI SAHREE BALAJEE HOMES PVT. LTD. MANAGING DIRECTOR- MR. RAJESH KUMAR CHOUDHARY**	Project Address	**MAUZA: SIMLI-MURARPUR, SOUTH OF NH 30, OPPT. BVN SCHOOL, DIDARGANJ TOLL PLAZA, PATNA CITY, PATNA-800008**
Name of Co-promoter	**MR. SATYANARAYAN CHOUDHARY**		
Project Registration is valid up to	**27-02-2025**		

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Registered Office Address : **SAI SHREE BALAJEE HOMES PVT. LTD.**, 201, 2nd Floor, Verma Karpura House, S.P. Verma Road, Patna-800001, Bihar (India)
CIN No. : U45201BR2013PTC0021179, Pan No. : AAUCS4719B, GSTIN : 10AAUCS4719B1ZJ
www.ssbhomes.in I info@ssbhomes.in I Phone : 0612-2214050

Starting date of Project or Phase of the Project	**28-10-2020**		
Type of Project or Phase of the Project	1. Residential 2. Commercial 3. Residential- cum-Commercial 4. 4, Plotted project	**RESIDENTIAL**	
Period of validity of map by the Competent Authority	**03-01-2020 TO 03-01-2023**		

II. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building/Block Number	Apartment Type		Carpet Area	Total Number of sanctioned apartments	Total Number of Apartments –
BLOCK- B	1. 2 BHK - 2. 3 BHK -	**29** **30**	**18386** **29010**	**59**	1. Booked/ Allotted- **52** 2. Sold- **0**
BLOCK- C	1. 2 BHK - 2. 3 BHK -	**28** **28**	**17752** **27076**	**56**	1. Booked/ Allotted- **52** 2. Sold- **0**
BLOCK- D	1. 2 BHK - 2. 3 BHK - 3. EWS 4. LIG	**14** **14** **16** **32**	**8876** **13538** **6336** **19224**	**76**	1. Booked/ Allotted- **61** 2. Sold- **0**

III. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES

Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
BLOCK- B, C & D	**204**	1. Booked/Allotted -	**170**
		2. Sold -	**0**

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TOWER- B

IV. Construction Progress of the Project		
1. Building / Wing /Layout Number **TOWER- B** (To beaded for each Building /Wing)		
S. No. (1)	Tasks / Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)
1.	Excavation (if any)	**EXCAVATION- 100%, PILING- 100%, PCC- 100%, RAFT- 100%, RETAINING WALL BASEMENT- 100%**
2.	Basements (if any)	**BASEMENT COLUMNS- 100%, FORM WORK- 100%, REBAR WORK- 100%, 1st SLAB CASTING (BASEMENT ROOF)- 100%**
3.	Podiums (if any)	-----
4.	Plinth	**PLINTH-100%**
5.	Stilt Floor	**GROUND FLOOR COLUMNS- 100%, FORM WORK- 100%, REBAR WORK- 100%, 2nd SLAB CASTING (GROUND FLOOR ROOF)- 100%,** BRICKWORK- 0%
6.	Slabs of Super Structure	**FIRST FLOOR COLUMNS- 100%, FORM WORK- 100%, REBAR WORK- 100%,** 3rd SLAB CASTING (1st FLOOR ROOF)- 0%, BRICKWORK- 0%, SECOND FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 4th SLAB CASTING (2nd FLOOR ROOF)- 0%, BRICKWORK- 0%, THIRD FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 5th SLAB CASTING (3rd FLOOR ROOF)- 0%, BRICKWORK- 0%, FOURTH FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 6th SLAB CASTING (4th FLOOR ROOF)- 0%, BRICKWORK- 0%, FIFTH FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 7th SLAB CASTING (5th FLOOR ROOF)- 0%, BRICKWORK- 0%, SIXTH FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 8th SLAB CASTING (6th FLOOR

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		ROOF)- 0%, BRICKWORK- 0%, SEVENTH FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 9th SLAB CASTING (7th FLOOR ROOF) – 0%, BRICKWORK- 0%,
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	-------
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	-------
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	--------
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	-------
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 requirements as my be required to complete project as per specifications in Agreement ofSale. Any other activities.	-------

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TOWER- C

IV. Construction Progress of the Project		
1. Building / Wing /Layout Number **TOWER- C** (To beaded for each Building /Wing)		
S. No. (1)	Tasks / Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)
1.	Excavation (if any)	**EXCAVATION- 100%, PILING- 100%, PCC- 100%, RAFT- 100%, RETAINING WALL BASEMENT- 100%**
2.	Basements (if any)	**BASEMENT COLUMNS- 100%, FORM WORK- 100%, REBAR WORK- 100%, 1st SLAB CASTING (BASEMENT ROOF)- 100%**
3.	Podiums (if any)	-----
4.	Plinth	**PLINTH-100%**
5.	Stilt Floor	**GROUND FLOOR COLUMNS- 100%, FORM WORK- 100%, REBAR WORK- 100%, 2nd SLAB CASTING (GROUND FLOOR ROOF)- 100%,** BRICKWORK- 0%
6.	Slabs of Super Structure	**FIRST FLOOR COLUMNS- 50%,** FORM WORK- 0%, REBAR WORK- 0%, 3rd SLAB CASTING (1st FLOOR ROOF)- 0%, BRICKWORK- 0%, SECOND FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 4th SLAB CASTING (2nd FLOOR ROOF)- 0%, BRICKWORK- 0%, THIRD FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 5th SLAB CASTING (3rd FLOOR ROOF)- 0%, BRICKWORK- 0%, FOURTH FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 6th SLAB CASTING (4th FLOOR ROOF)- 0%, BRICKWORK- 0%, FIFTH FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 7th SLAB CASTING (5th FLOOR ROOF)- 0%, BRICKWORK- 0%, SIXTH FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 8th SLAB CASTING (6th FLOOR

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		ROOF)- 0%, BRICKWORK- 0%, SEVENTH FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 9th SLAB CASTING (7th FLOOR ROOF) – 0%, BRICKWORK- 0%,
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	-------
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	-------
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	--------
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	-------
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 requirements as my be required to complete project as per specifications in Agreement ofSale. Any other activities.	-------

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TOWER- D

IV. Construction Progress of the Project		
1. Building / Wing /Layout Number **TOWER- D** (To beaded for each Building /Wing)		
S. No. (1)	Tasks / Activity (2)	Percentage of Actual WorkDone (As on date of the Certificate) (3)
1.	Excavation (if any)	**EXCAVATION- 100%, PILING- 100%, PCC- 100%, RAFT- 100%, RETAINING WALL BASEMENT- 100%**
2.	Basements (if any)	**BASEMENT COLUMNS- 100%, FORM WORK- 100%, REBAR WORK- 100%, 1st SLAB CASTING (BASEMENT ROOF)- 100%**
3.	Podiums (if any)	-----
4.	Plinth	**PLINTH-100%**
5.	Stilt Floor	**GROUND FLOOR COLUMNS- 100%, FORM WORK- 100%, REBAR WORK- 100%, 2nd SLAB CASTING (GROUND FLOOR ROOF)- 100%,** BRICKWORK- 0%
6.	Slabs of Super Structure	**FIRST FLOOR COLUMNS- 100%, FORM WORK- 100%, REBAR WORK- 100%,** 3rd SLAB CASTING (1st FLOOR ROOF)- 0%, BRICKWORK- 0%, SECOND FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 4th SLAB CASTING (2nd FLOOR ROOF)- 0%, BRICKWORK- 0%, THIRD FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 5th SLAB CASTING (3rd FLOOR ROOF)- 0%, BRICKWORK- 0%, FOURTH FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 6th SLAB CASTING (4th FLOOR ROOF)- 0%, BRICKWORK- 0%, FIFTH FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 7th SLAB CASTING (5th FLOOR ROOF)- 0%, BRICKWORK- 0%, SIXTH FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 8th SLAB CASTING (6th FLOOR ROOF)- 0%, BRICKWORK- 0%, SEVENTH FLOOR COLUMNS- 0%, FORM WORK- 0%, REBAR WORK- 0%, 9th SLAB CASTING (7th FLOOR ROOF) – 0%, BRICKWORK- 0%,

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7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	-------
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	-------
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	--------
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	-------
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 requirements as my be required to complete project as per specifications in Agreement ofSale. Any other activities.	-------

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V. 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)	Details
(1)	(2)	(3)	(4)	(5)
1.	Internal Roads & Footpaths	NO	0%	---
2.	Water Supply	NO	0%	---
3.	Sewerage (Chamber, Line, Septic Tank, STP)	NO	0%	---
4.	Storm Water Drains	NO	0%	---
5.	Landscaping & Tree Planting	NO	0%	---
6.	Street Lighting	NO	0%	---
7.	Community Buildings	NO	0%	---
8.	Treatment and Disposal of Sewage and Sullage Water	NO	0%	---
9.	Solid Waste Management & Disposal	NO	0%	---
10.	Water Conservation / Rain Water Harvesting	NO	0%	---
11.	Energy Management	NO	0%	---
12.	Fire Protection and Fire Safety Requirements	NO	0%	---
13.	Closed Parking	NO	0%	---
14.	Open Parking	NO	0%	---
15.	Electrical Meter Room, Sub-Station, Receiving Station	NO	0%	---
16.	Others (Option to Add More)	NO	0%	---

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VI.	PHOTOGRAPH OF THE BLOCKS (EACH BLOCK) OF THE BUILDING
S. No.	Particulars
1.	Front Elevation.
2.	Rear Elevation
3.	Side Elevation

VII.	Financial Progress of the Project	
S. No.	Particulars	Amount (In Rs.)
(1)	(2)	(3)
1.	Project Account No.	**030705008048**
2.	Estimated Cost of the Project including land cost at the start of the Quarter	-----
3.	Amount received during the Quarter	**1,77,58,127.61**
4.	Actual Cost Incurred during the Quarter	1,27,96,869.43
5.	Net amount at end of the Quarter	4961258.18
6.	Total expenditure on Project **till date**	6,78,41,596.42
7.	Details of Mortgage or Charge, if any, created on the Land and the projects	**N/A**

VIII. MISCELLANEOUS		
A	List of Legal Cases (if any)	
1.	Case No.	**N/A**
2.	Name of Parties	**N/A**
B	Sale/Agreement for Sale during the Quarter	
1.	Sale Deed	**N/A**
2.	Agreement for Sale	**03**

Undertaking:

I/we solemnly affirm, declare and undertake that all the details stated above are true

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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.

Sai Shree Balajee Homes Pvt. Ltd.

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Signature of Promoter

Name: Aradhika Sahay

Date: 15.04.22

"Star Galaxy 1" Progress Pictures Quarter 4 (Jan-Mar) 2021-22


TOWER- B FRONT ELEVATION


TOWER-B SIDE ELEVATION


TOWER-B REAR ELEVATION

"Star Galaxy 1" Progress Pictures Quarter 4 (Jan-Mar) 2021-22



TOWER-C REAR ELEVATION



TOWER-C SIDE ELEVATION



TOWER-C FRONT ELEVATION

"Star Galaxy 1" Progress Pictures Quarter 4 (Jan-Mar) 2021-22



TOWER- D SIDE ELEVATION



TOWER- D FRONT ELEVATION



"Star Galaxy 1" Progress Pictures Quarter 4 (Jan-Mar) 2021-22





