FORM-7 [REGULATION-9]

Quarterly progress report for quarter ending March/June/sept/December of **2025** (year)

I. PARTICULARS OF PROMOTERS			
Promoter's Registration Number/CIN No/Partnership deed no/LLP Details/Any other registration with MSME Or Govt. Bodies	**U45200BR2011PTC017101**	Name of Firm	**ARCON PROJECT PVT. LTD.**
Firm Address :	**GROUND FLOOR, LALITA RESIDENCY, SHRI KRISHNA NAGAR, PATNA, Bihar, India - 800001.**		
Total Experience of promoter in Real Estate sector	**13 YEARS**		
Total Experience in Real Estate after Implementation of RERA	**7 YEARS**		
No of Project done Before Implementation of RERA	1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project	RESIDENTIAL CUM COMMERCIAL	01 NOS
No of Project done After Implementation of RERA	1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project	RESIDENTIAL CUM COMMERCIAL	03 NOS

II. PARTICULARS OF PROJECT			
Project Registration Number	**BRERAP30301-4/128/R-1761/2024**	Name of Project/Phase of Registered Project	**ARCON BIRENDRA HIGHTS**
Name of Promoter	ARJUN SINGH	Project Address	
Name of Co-promoter	TNK SINGH		
Project Registration is valid up to	09/07/2028		
Starting date of Project or Phase of the Project	06/09/2024		
Type of Project or Phase of the Project	1. Residential 2. Commercial 3. Residential-cum-Commercial 4, Plotted project	RESIDENTIAL	
Period of validity of map by the Competent Authority	15/06/2029		

III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building /Block Number	Apartment Type		Carpet Area/B.U. Area	Total Number of sanctioned apartments	Total Number of Apartments in Promoter's share - **13.5**	Total Number of Apartments in Landowner's share - **13.5**
	1. 1 BHK 2. 2 BHK, - 3. 3 BHK 4. Shop 5. Bungalow - 6. Plot etc.	3 BHK	1835 SQ.FT 1956 SQ.FT	ONE	1. Booked / Allotted - **01** 2. Sold-	3. Booked/ Allotted - Sold -
					Percentage of booking **4%**	Percentage of booking

IV. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES

Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
ONE	27	1. Booked/Allotted -	01
		2. Sold -	

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				
2.	Fire N.O.C.				
3.	Water Supply Permission				
4.	NOC from Airport Authority of India				
5.	Other Approval(s), if any, required for the Project.				

VI. CONSTRUCTION PROGRESS OF THE PROJECT			
1. Plan Case No. **P/SANDALPUR/PRN-G+10/621/2022**(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)/**Below Plinth**	**100%**	
2.	Basements (if any)		
3.	Podiums (if any)		
4.	Plinth		15/02/2025
5.	Stilt Floor		15/03/2025
6.	Slabs of Super Structure		28/02/2026
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.		30/12/2026
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises		31/12/2027
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.		30/06/2027
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.		30/06/2027
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		30/06/2027
	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	Not Started	
2.	Water Supply	YES	Not Started	
3.	Sewerage (Chamber, Line, Septic Tank, STP)	YES	Not Started	
4.	Storm Water Drains	YES	Not Started	
5.	Landscaping & Tree Planting	YES	Not Started	
6.	Street Lighting	YES	Not Started	
7.	Community Buildings	YES	Not Started	
8.	Treatment and Disposal of Sewage and Sullage Water	NO		
9.	Solid Waste Management & Disposal	NO		
10.	Water Conservation / Rain Water Harvesting	YES	Not Started	
11.	Energy Management	NO		
12.	Fire Protection and Fire Safety Requirements	YES	Not Started	
13.	Closed Parking	YES	Not Started	
14.	Open Parking	NO		
15.	Electrical Meter Room, Sub-Station, Receiving Station	YES	Not Started	
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		NA	
2.	Water Supply		NA	
3.	Sewerage Chambers Septic Tank		NA	
4	Drains		NA	
5.	Parks, Land Scaping and Tree Planting		NA	
6.	Street Lighting		NA	
7.	Disposal of sewage & sullage water		NA	
8.	Water conservation/Rain Water Harvesting		NA	
9.	Energy Management		NA	

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

X. FINANCIAL PROGRESS OF THE PROJECT		
S. No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No.	**43094083647**
2.	Estimated Cost of the Project including land cost at the start of the Project	**15,00,00,000/-**
3.	Estimated Development Cost of the Project at the start of the Project.(Excluding Land Cost)	**15,00,00,000/-**
4.	Any Variation in Development Cost which is declared at the start of the Project.	
5.	Amount received during the Quarter **(Promoter + Client)**	**1,42,50,000/-**
6.	Actual Cost Incurred during the Quarter	**1,41,38,359/-**
7.	Net amount at end of the Quarter	**1,41,38,359/-**
8.	Total expenditure on Project **till date**	**2,52,55,750/-**
9.	Cumulative fund collected till the end of Quarter in question **(Promoter + Client)**	**2,52,55,750/-**
10.	Cumulative expenditure done till the end of Quarter in question	**2,52,55,750/-**

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

XII. MISCELLANEOUS		
A	List of Legal Cases (if any) – On Project / Promoter	
1.	Case No.	NA
2.	Name of Parties	NA
3.	No of Execution Cases against this project Case No. Name of Parties	NA
4.	No of Suo - Moto cases against this project Case No. Name of Parties	NA
5.	No of Certificate cases /PDR cases against this project Case No. Name of Parties	NA
B	Sale/Agreement for Sale during the Quarter	
1.	Sale Deed	
2.	Agreement for Sale	NIL
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? **ITS ON TIME**		

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.

Signature of Promoter

Name: TNK Singh

Date: 10/01/2025