FORM-7 [REGULATION-9]

Quarterly progress report for quarter ending June 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	BUILDER REGISTRATION NO. BR/UDHD/BCDR/P/23-0042	Name of Firm	ASHOKA DEVELOPERS & SERVICES
Firm Address :	NEAR HP GAS GODOWN, NEHRU NAGAR, PATNA-800013		
Total Experience of promoter in Real Estate sector	13 YEARS		
Total Experience in Real Estate after Implementation of RERA			
No of Project done Before Implementation of RERA	1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project		
No of Project done After Implementation of RERA	1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project	ONE	

II. PARTICULARS OF PROJECT			
Project Registration Number	BRERAP30034-1/08/R-1209/2021	Name of Project/Phase of Registered Project	BITHIK ENCLAVE
Name of Promoter	ASHOKA DEVELOPERS & SERVICES	Project Address	HATHI CHOWK, GOSHALA ROAD, MUZAFFARPUR
Name of Co-promoter	N/A		
Project Registration is valid up to	10/01/2025		
Starting date of Project or Phase of the Project	22/09/2021		
Type of Project or Phase of the Project	Residential		
Period of validity of map by the Competent Authority	3 YEARS		

Ashoka Developer's And Services
Reg. No.- BR/UDHD/BCDR/P/23-0042
Urban Development And Housing Department
PATNA

III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building /Block Number	Apartment Type		Carpet Area	Total Number of sanctioned apartments	Total Number of Apartments in Promoter's share -	Total Number of Apartments in Landowner's share -
	1. 1 BHK	1	417.00		1. Booked / Allotted -02	3. Booked/ Allotted-NIL
	2. 2 BHK, -	9	4980.00	FLAT-10	2. Sold-02	Sold -NIL
	3. 3 BHK					
	4. Shop					
	5. Bungalow				Percentage of booking	Percentage of booking
	6. Plot etc.					

IV. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES

Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
		1. Booked/Allotted -	02
	10	2. Sold -	02

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. 38-01/2020

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)		

Ashoka Developer's And Services
Reg. No.- BR/UDHD/BCDR/P/23-0042
Urban Development And Housing Department
PATNA

2.	Basements (if any)		
3.	Podiums (if any)		
4.	Plinth	100%	
5.	Stilt Floor	100%	
6.	Slabs of Super Structure	100%	
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	100%	
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	100%	
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	100%	
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	100%	
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 me be required to complete project as per Specifications in Agreement of Sale. Any other activities	100%	

VII. AMENITIES AND COMMON AREA AND EXTERNAL INFRASTRUCTURE DEVELOPMENT WORKS

Ashoka Developer's And Services
Reg. No.- BR/UDHD/BCDR/P/23-0042
Urban Development And Housing Department
PATNA

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	100%	
2.	Water Supply	YES	100%	
3.	Sewerage (Chamber, Line, Septic Tank, STP)	YES	100%	
4.	Storm Water Drains			
5.	Landscaping & Tree Planting			
6.	Street Lighting	YES	100%	
7.	Community Buildings			
8.	Treatment and Disposal of Sewage and Sullage Water	YES	100%	
9.	Solid Waste Management & Disposal	YES	100%	
10.	Water Conservation / Rain Water Harvesting	YES	100%	
11.	Energy Management			
12.	Fire Protection and Fire Safety Requirements	YES	100%	
13.	Closed Parking	YES	100%	
14.	Open Parking			
15.	Electrical Meter Room, Sub-Station, Receiving Station	YES	100%	
16.	Others (Option to Add More)			
VIII.	**A EXTERNAL AND INTERNAL DEVELOPMENT WORKS IN CASE OF PLOTTED DEVELOPMENT**			

Ashoka Developer's And Services
Reg. No.- BR/UDHD/BCDR/P/23-0042
Urban Development And Housing Department
PATNA

		PROPOSED YES/NO.	PERCENT AGE 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			

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

X.	FINANCIAL PROGRESS OF THE PROJECT

Ashoka Developer's And Services
Reg. No.- BR/UDHD/BCDR/P/23-0042
Urban Development And Housing Department
PATNA

S. No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No.	030605011410
2.	Estimated Cost of the Project including land cost at the start of the Project	1,72,00,000=00
3.	Estimated Development Cost of the Project at the start of the Project.(Excluding Land Cost)	83,00,000=00
4.	Any Variation in Development Cost which is declared at the start of the Project .	N/A
5.	Amount received during the Quarter	00=00
6.	Actual Cost Incurred during the Quarter	4,61,275=00
7.	Net amount at end of the Quarter	
8.	Total expenditure on Project **till date**	2,98,75,958=00
9.	Cumulative fund collected till the end of Quarter in question	
10.	Cumulative expenditure done till the end of Quarter in question	

XI. DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED

XII. MISCELLANEOUS		
A	List of Legal Cases (if any) – On Project / Promoter	
1.	Case No.	NO
2.	Name of Parties	NO
3.	No of Execution Cases against this project Case No. Name of Parties	NO
4.	No of Suo - Moto cases against this project Case No. Name of Parties	NO
5.	No of Certificate cases /PDR cases against this project Case No. Name of Parties	NO
B	Sale/Agreement for Sale during the Quarter	
1.	Sale Deed	02

Ashoka Developer's And Services
Reg. No.- BR/UDHD/BCDR/P/23-0042
Urban Development And Housing Department
PATNA

2.	Agreement for Sale	02
3.	No. of possessions given to allottees	NIL
XIII. PERCENTAGE OF WORK ALONG WITH MILESTONE CHART		
Weather the project in progress is as per time schedule or lagging behind?		

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.

Ashoka Developer's And Services
Reg. No.- BR/UDHD/BCDR/P/23-0042
Urban Development And Housing Department
PATNA

Signature of Promoter

Name: KUMAR ABHISHEK

Date:


Chand &
CHAND REFRIGERATION WORKS
Chapman Girls School Muzaffarpur


GPS Map Camera
Muzaffarpur, Bihar, India
Hathi Chowk, 498X+5QJ, Near Goshala Road, Mahammadpur Kazi, Buddha Colony, Musahri, Muzaffarpur, Bihar 842001, India
Lat 26.115546°
Long 85.399162°
28/08/24 05:46 PM GMT +05:30
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