

FORM-7[REGULATION-9]

Quarterly progress report for quarter ending September 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	CIN NO. U45200BR2009PTC014820	Name of Firm	SAEBAN CONSTRUCTION PVT LTD
Firm Address:	C/O SHRI IFTAKAR AHMAD BEG C-1 PHULWRISHARIF PATNA - 801505		
Total Experience of promoter in Real Estate sector			
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		

II. PARTICULARS OF PROJECT			
Project Registration Number	BRERAP70754-002/12/R-1659/2024	Name of Project/Phase of Registered Project	SHANTI COMPLEX
Name of Promoter	SAEBAN CONSTRUCTION PVT LTD	Project Address	HARNICHAK, ANISABAD, PATNA
Name of Co-promoter	N/A		
Project Registration is valid upto			
Starting date of Project or Phase of the Project	04-04-2024		
Type of Project or Phase of the Project	Residential		
Period of validity of map by the Competent Authority	02-11-2028		

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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 - FLAT -10	Total Number of Apartments in Landowner's share - FLAT -10
	1. 1BHK 2. 2BHK,- 3. 3BHK 4. Shop 5. Bungalow 6. Plot etc.	04 16	FLAT-20	1. Booked /Allotted-NIL 2. Sold-NIL	3. Booked/ Allotted-NIL Sold -NIL
				Percentage of booking 0%	Percentage of booking 0%

If the booking percentage exceeds 50% of the total booking then Information about formation of association of allottees.

Association of allottees name

Details of allottees - Name, Address, Email id (if any), contact number.

These details may not be available to common people

Name	Address	contact number	Email id (If any)
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IV. DISCLOSURE OF SOLD/BOOKED INVENTORY OF GARAGES

Building/Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
		1. Booked/Allotted	- NIL
	20	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	N/A			
4.	NOC from Airport Authority of India	N/A			
5.	Other Approval(s), if any, required for the Project.	N/A			

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VI. CONSTRUCTION PROGRESS OF THE PROJECT1. Plan Case No. P/HARNICHAK/PRN-G+2/290/2021 (To be added 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/yyyy) Format
1.	Excavation (if any)	N/A	
2.	Basements (if any)	N/A	
3.	Podiums (if any)	N/A	
4.	Plinth	0%	30-03-2025
5.	Stilt Floor	0%	30-06-2025
6.	Slabs of Super Structure	0%	30-12-2025
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	0% 0% 0% 0%	30-05-2026 30-11-2026 30-03-2027 30-06-2027
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0% 0%	30-11-2027 30-11-2027
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	0% 0% 0%	30-12-2027 30-07-2026 30-09-2027
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	0% 0% 0% 0%	30-08-2027 30-05-2027 30-10-2027 30-12-2027


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11.	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, Mechanical Equipment, compliance to conditionsofenvironment/CRZ NOC, Finishing to entrance lobby/s, plinthprotection, pavingofareas appurtenanttoBuilding/Wing, Compound Wall and all other requirements as me be requiredtocompleteproject as per Specifications in Agreement of Sale.	0% 100% 0% 0%	28-02-2028 30-07-2024 30-12-2027 30-01-2028
	Any other activities	0%	28-02-2028

VILAMENITIESAND COMMONAREA AND EXTERNAL INFRASTRUCTURE DEVELOPMENT WORKS

S. No.	CommonAreas andFacilities	Proposed(Yes/No)	Percentage of actual WorkDone (Asondate of the Certificate)	Expected Completion date in (dd/mm/yy y) Format
(1)	(2)	(3)	(4)	(5)
1.	InternalRoads&Footpaths	YES	0%	30-01-2028
2.	Water Supply	YES	0%	30-01-2028
3.	Sewerage (Chamber, Line,SepticTank,STP)	YES	0%	30-10-2027
4.	StormWaterDrains	NO	N/A	
5.	Landscaping&TreePlanting	YES	0%	30-01-2028
6.	StreetLighting	YES	0%	30-03-2028
7.	CommunityBuildings	NO	N/A	

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8.	Treatment and Disposal of Sewage and Sullage Water	NO	N/A	
9.	Solid Waste Management & Disposal	YES	0%	
10.	Water Conservation/Rain Water Harvesting	YES	0%	
11.	Energy Management	YES	0%	30-03-2028
12.	Fire Protection and Fire Safety Requirements	YES	0%	
13.	Closed Parking	YES	0%	30-03-2028
14.	Open Parking	NO		
15.	Electrical Meter Room, Sub-Station, Receiving Station	YES		30-03-2028
16.	Others (Option to Add More)			

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

		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			

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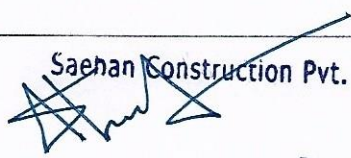
Director

8.	Waterconservation/Rain Water Harvesting			
9.	EnergyManagement			

IX. GEOTAGGEDANDDATEPHOTOGRAPHOF(EACHBLOCK)OFTHE PROJECT			
(A)	Sr.No.		
	1.	FrontElevation	Attach
	2.	RearElevation	Attach
	3.	SideElevation	Attach
(B)		Photographofeachfloor	

X. FINANCIALPROGRESSOFTHEPROJECT		
S.No.	Particulars	Amount(InRs.)
(1)	(2)	(3)
1.	ProjectAccountNo.	133305003600
2.	Estimated Cost of the Project including land cost atthe start of the Project	4,33,99,328=00
3.	EstimatedDevelopmentCost of theProjectatthe startoftheProject.(ExcludingLandCost)	2,33,79,328=00
4.	AnyVariationinDevelopmentCostwhichisdeclared atthe start of the Project.	N/A
5.	AmountreceivedduringtheQuarter	
6.	ActualCost IncurredduringtheQuarter	
7.	Netamountatend oftheQuarter	
8.	TotalexpenditureonProjecttilldate	1,50,000=00
9.	CumulativefundcollectedtilltheendofQuarterin question	
10.	Cumulative expenditure done till the end of Quarter in question	

XI. DETAILSOFMORTGAGEORCHARGEIFANYCREATED


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XII.MISCELLANEOUS		
A	ListofLegalCases(ifany)–OnProject/Promoter	
1.	CaseNo.	NO
2.	NameofParties	NO
3.	NoofExecutionCasesagainstthisproject CaseNo. NameofParties	NO
4.	NoofSuo-Motocasesagainstthis project CaseNo. NameofParties	NO
5.	NoofCertificatecases/PDRcasesagainstthis project CaseNo. NameofParties	NO
B	Sale/AgreementforSale during the Quarter	
1.	SaleDeed	NIL
2.	AgreementforSale	NIL
3.	No.ofpossessionsgiventoallottees	NIL
XIII.PERCENTAGEOFWORKALONGWITHMILESTONECHART		
Weathertheprojectinprogressisaspertimescheduleorlaggingbehind?		

XIV UNITS ALLOCATION DETAILS		
Total Number of sanctioned apartments 1 BHK-04 2 BHK -16 3 BHK- 4 BHK- Shop - Bungalow - Plot etc	Details of allotment made so far with Flat number/ Bungalow - Plot etc NO BOOKING	Cancellation of flat allotment, If any with Flat number/ Bungalow - Plot etc
XV. BROCHURE /Prospectus		


 Saehan Construction Pvt. Ltd.
 Director

XVI Grievance Redressal Officer**Name :** SHAHZAD AHMAD**Contact No :** 9905076148**Emailid:** saebancpl@gmail.com**Address :** 101, The Crescent Apartment , Ali Nagar Anisabad , Patna-800002**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.

Saeban Construction Pvt. Ltd.**Director**

Signature of Promoter

Name: *Shahzad Ahmad*

Date:



GPS Map Camera

Patna, Bihar, India

A-10, Harnichak, Anisabad, Patna, Bihar 800002, India

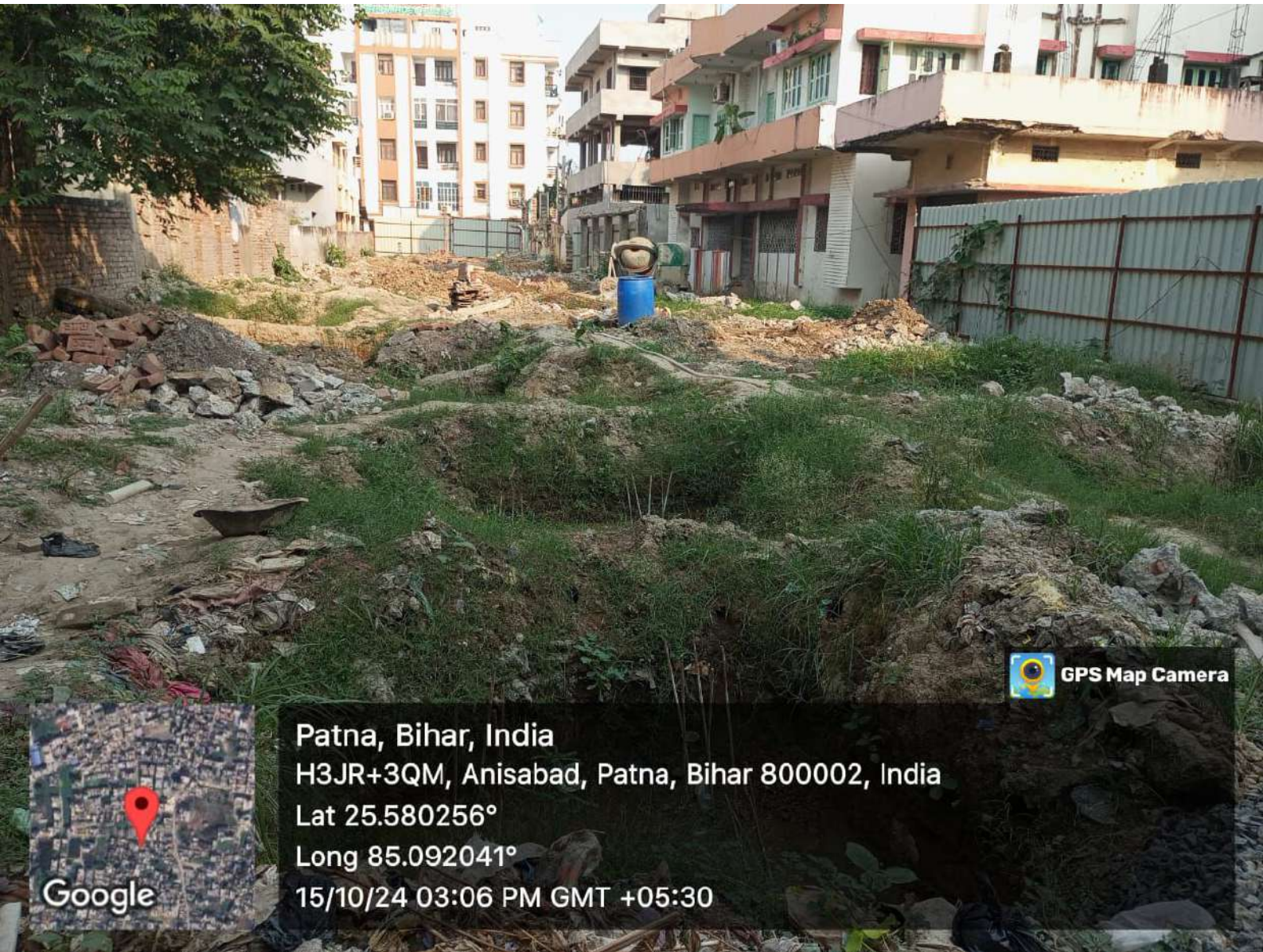
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