SIMANCHAL INFRATECH PVT.LTD.

(PANORAMA GROUP)

Corporate Office : 3rd Floor, Zila School Road, Bhatta Bazar
Purnea (Bihar) 854 301

Ref.No.: PCNx/QPR-3/24-25 Date 10.01.2025

FORM-7[REGULATION-9]

Quarterly progress report for quarter ending 31st December of 2024

I. PARTICULARS OF PROMOTERS			
Promoter's Registration Number/CIN No/Partnership deed no/LLP Details/Any other registration with MSME Or Govt. Bodies	CIN : U45200BR2016PTC032419 GSTIN: 10AAXCS5343L1ZX	Name of Firm SIMANCHAL INFRATECH PVT. LTD.	
Firm Address:	Corp. Office at : 3rd Floor jnj Panorama Square, Zila School Road, Purnia,Bihar-854301.		
Total Experience of promoter in Real Estate sector	8 Years.		
Total Experience in Real Estate after Implementation of RERA	8 Years.		
No of Project done Before Implementation of RERA	1. Residential 2. Commercial 3. Residential-cum Commercial 4. Plotted project	NONE	
No. of Project done After Implementation of RERA	1. Residential - 14 2. Commercial 3. Residential- cum Commercial - 3 4. Plotted project		

II. PARTICULARSOFPROJECT			
Project Registration Number	**BRERAP00270-15/22/R-1289/2022**	Name of Project/Phase of Registered Project	**PANORAMA CITY Nx**
Name of Promoter	**SIMANCHAL INFRATECH PVT. LTD.**	Project Address	NH-31, BY PASS ROAD, PURNIA, BR-854326.
Name of Co-promoter	NA		
Project Registration is valid upto	30/01/2025		
Starting date of Project or Phase of the Project	30/01/2021		
Type of Project or Phase of the Project	1. Residential 2. Commercial 3. Residential-cum-Commercial 4. Plotted project	RESIDENTIAL GROUP HOUSNING PROJECT	
Period of validity of map by the Competent Authority		5 Yrs.	

Simanchal Infratech Pvt. Ltd.

Director

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 - 21 1. Booked /Allotted- 21 2. Sold- 21	Total Number of Apartments in Landowner's share- 0 3. Booked/Allotted - 0 Sold - 0
	3 BHK	DUPLEX	27586	21 DUPLEX	Percentage of booking 100 %	Percentage of booking NIL

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

Association of allottees name Not created yet will constitute as soon as possible.

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)

IV. DISCLOSURE OF SOLD/BOOKED INVENTORY OF GARAGES

Building/Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
		1. Booked/Allotted -	
		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	Na			
2.	Fire N.O.C.	Na			
3.	Water Supply Permission	Na			
4.	NOC from Airport Authority of India	Na			
5.	Other Approval(s), if any, required for the Project.				

VI. CONSTRUCTION PROGRESS OF THE PROJECT

1. Plan Case No. **100/20-21.**

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%	
2.	Basements (if any)	NA	
3.	Podiums (if any)	NA	
4.	Plinth	100%	
5.	Stilt Floor	NA	
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

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, LOCAL AUTHORITY	100%	
4.	Storm Water Drains	NA	NA	
5.	Landscaping & Tree Planting	YES	100%	
6.	Street Lighting	YES	100%	
7.	Community Buildings	NONE	NA	
8.	Treatment and Disposal of Sewage and Sullage Water	LOCAL AUTHORITY	NA	
9.	Solid Waste Management & Disposal	LOCAL AUTHORITY	NA	
10.	Water Conservation / Rain Water Harvesting	NA	NA	
11.	Energy Management	NA	NA	
12.	Fire Protection and Fire Safety Requirements	NA		
13.	Closed Parking	YES	100%	WITH DUPLEX
14.	Open Parking	YES	100%	
15	Electrical Meter Room, Sub-Station, Receiving Station	YES	YES	
16.	Others (Option to AddMore)	NA		

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

		PROPOSED YES/NO.	PERCENTAGEOF 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.	GEOTAGGED AND DATE PHOTOGRAPH OF (EACH BLOCK) OF THE PROJECT		
(A)	Sr. No.		
	1.	Front Elevation	ATTACHED
	2.	Rear Elevation	ATTACHED
	3.	Side Elevation	ATTACHED
(B)		Photograph of each floor	

X. FINANCIALPROGRESSOFTHEPROJECT		
S.No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No.	071205500893
2.	Estimated Cost of the Project including land cost at the start of the Project	466 LAKH
3.	Estimated Development Cost of the Project at the start of the Project. (Excluding Land Cost)	396 LAKH
4.	Any Variation in Development Cost which is declared at the start of the Project.	Amount Rs.8,03,333/-
5.	Amount received during the Quarter	Rs. NIL
6.	Actual Cost Incurred during the Quarter	Rs. 8,00,000/-
7.	Net amount at end of the Quarter	Rs.6393.37/-
8.	Total expenditure on Project **till date**	Rs.404,03,333.44/-
9.	Cumulative fund collected till the end of Quarter in question	NIL
10.	Cumulative expenditure done till the end of Quarter in question	

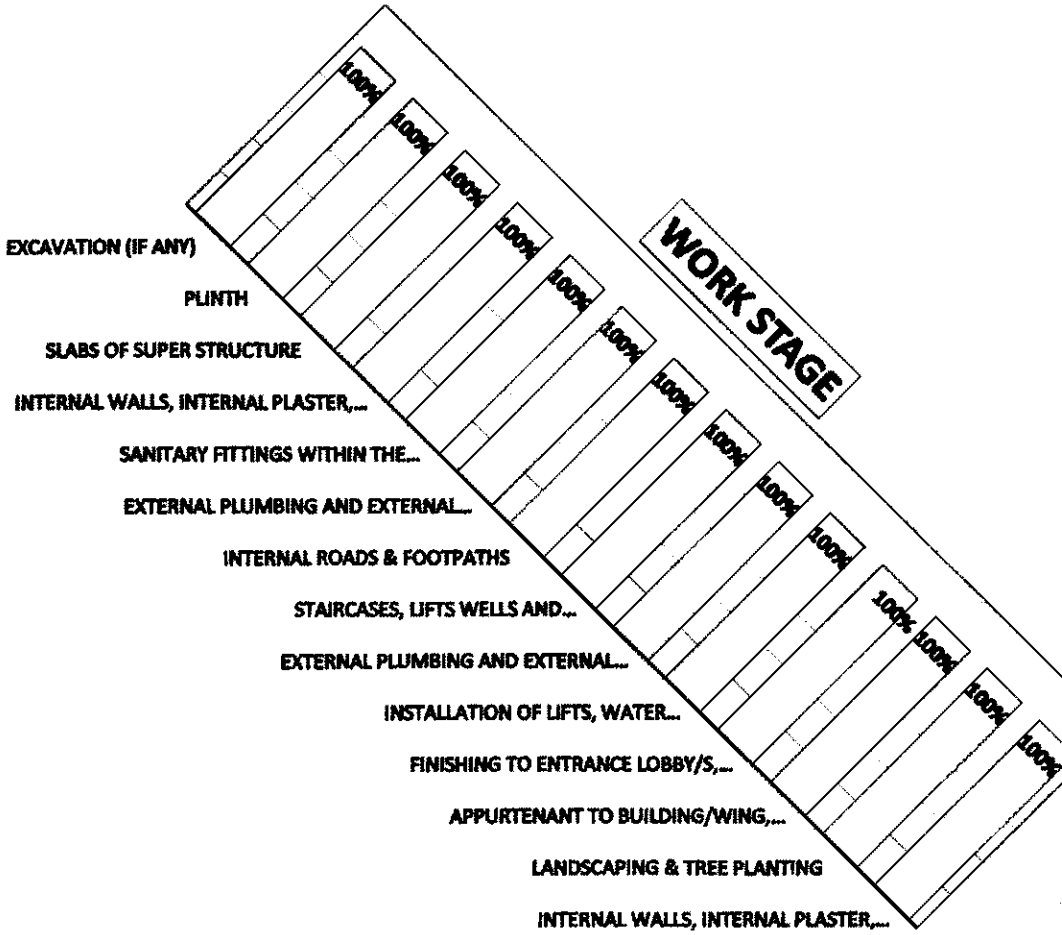
XI. DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED/DETAILS OF LOAN TAKEN BY PROMOTERS AGAINST THE PROJECT, If any
NO, MORTGAGE OR CHARGE CREATED BY PROMOTER AGAINST PROJECT

XII.MISCELLANEOUS		
A	List of Legal Cases (if any)–On Project/ Promoter	
1.	Case No.	NIL
2.	Name of Parties	
3.	No of Execution Cases against this project Case No. Name of Parties	NIL
4.	No of Suo-Moto cases against this project Case No. Name of Parties	NIL
5.	No of Certificate cases/PDR cases against this project Case No. Name of Parties	NIL
B	Sale/Agreement for Sale during the Quarter	
1.	Sale Deed	0
2.	Agreement for Sale	0
3.	No. of possessions given to allottees	12

XIII.PERCENTAGE OF WORK ALONG WITH MILESTONE CHART

Weather the project in progress is as per time schedule or lagging behind?

PROJECT COMPLETED AS PER SCHEDULE


WORK STAGE
EXCAVATION (IF ANY)
PLINTH
SLABS OF SUPER STRUCTURE
INTERNAL WALLS, INTERNAL PLASTER,...
SANITARY FITTINGS WITHIN THE...
EXTERNAL PLUMBING AND EXTERNAL...
INTERNAL ROADS & FOOTPATHS
STAIRCASES, LIFTS WELLS AND...
EXTERNAL PLUMBING AND EXTERNAL...
INSTALLATION OF LIFTS, WATER...
FINISHING TO ENTRANCE LOBBY/S,...
APPURTENANT TO BUILDING/WING,...
LANDSCAPING & TREE PLANTING
INTERNAL WALLS, INTERNAL PLASTER,...
100%

XIV UNITS ALLOCATION DETAILS		
Total Number of sanctioned Apartments TOTAL 21 DUPLEX 3 BHK DUPLEX	Details of allotment made so far With Flat number/Bungalow-Plot etc.	Cancellation of Flat allotment, If any with Flat number/Bungalow-Plot etc.
XV.BROCHURE/Prospectus		
XVI Grievance Redressal Officer **Name:** **Pragya Singh** **Contact No:** **7549000065** **Email id:** jnjpanoramasquare@gmail.com **Address:** 3rd floor, jnj panorama square, Zila School Road, Purnia, BR-854301		

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 fore going 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

Simanchal Infratech Pvt. Ltd.

Name: SANJEEV MISHRA Director

Date: 10.01.2025