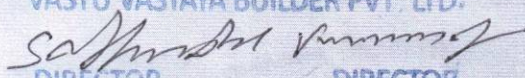


FORM-7 [REGULATION-9]

Quarterly progress report for quarter ending **01.04.2024 TO 30.06.2024.**

I. PARTICULARS OF PROMOTERS			
Promoter's Registration Number/CIN No/Partnership deed no/LLP Details/Any other registration with MSME Or Govt. Bodies	U70102BR2014PTC 022146	Name of Firm	VASTU VASTAYA BUILDER PVT. LTD
Firm Address :	SUJATA BAYPASS ANAND BIHAR COLONY BODHGAYA, GAYA-824231.		
Total Experience of promoter in Real Estate sector	10 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	1	
No of Project done After Implementation of RERA	1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project	2 1	

II. PARTICULARS OF PROJECT			
Project Registration Number	BRERAP00356-9/217/R-1513/2023	Name of Project/Phase of Registered Project	ADPS PALACE
Name of Promoter	VASTU VASTAYA BUILDER PVT. LTD DIRECTOR SATYENDRA KUMAR	Project Address Ward no 09 mohalla Rampur Mauja Rampur Thana Rampur Gaya (Bihar)	Plot no. 5308 (old), 5176 (new), 5178 (new), 5177 (new) Khata No. 09 (old), 624 (new), 52(new); Thana No. 09 Mauza- Rampur. Gaya, Bihar
Name of Co-promoter			
Project Registration is valid up to	31.12.2026		
Starting date of Project or Phase of the Project	25.04.2023		
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	28.11.2027 By Gaya Nagar Nigam		
<p style="text-align: center;">  VASTU VASTAYA BUILDER PVT. LTD. DIRECTOR DIRECTOR </p>			

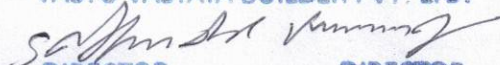
III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS						
Building /Block Number	Apartment Type		Carpet Area	Total Number of sanctioned apartments	Total Number of Apartments in Promoter's share -	Total Number of Apartments in Landowner's share -
	1. 1 BHK 2. 2 BHK, - 3. 3 BHK 4. Shop 5. Bungalow - 6. Plot etc.	8 12	4772 8628	20	1. Booked / Allotted - 10 2. Sold-	3. Booked/ Allotted - Sold -
					Percentage of booking 100%	Percentage of booking

IV. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES				
Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:		
		1. Booked/Allotted	-	10
1	20	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.	NA			

VI. CONSTRUCTION PROGRESS OF THE PROJECT			
1. Plan Case No. _____ (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/yyyy) Format
1.	Excavation (if any)	100%	
2.	Basements (if any)	NA	
3.	Podiums (if any)	100%	
4.	Plinth	100%	
5.	Stilt Floor	100%	

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DIRECTOR DIRECTOR

4.	Storm Water Drains	YES	0%	
5.	Landscaping & Tree Planting	YES	0%	
6.	Street Lighting	YES	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	YES	0%	
11.	Energy Management	NO	0%	
12.	Fire Protection and Fire Safety Requirements	YES	0%	
13.	Closed Parking	YES	20%	
14.	Open Parking	NO	0%	
15.	Electrical Meter Room, Sub-Station, Receiving Station	YES	0%	
16.	Others (Option to Add More)	NO	0%	

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			

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S. Srinivas Kumar
DIRECTOR

DIRECTOR

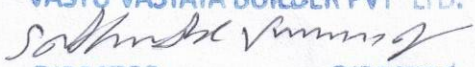
5.	Parks, Land Scaping and Tree Planting			
6.	Street Lighting			
7.	Disposal of sewage & sullage water			
8.	Water conservation/Rain Water Harvesting			
9.	Energy Management			

IX. GEO TAGGED AND DATE PHOTOGRAPH OF(EACH BLOCK) OF THE PROJECT

(A)	Sr. No.		
	1.	Front Elevation	Attached
	2.	Rear Elevation	
	3.	Side Elevation	Attached
(B)		Photograph of each floor	

X. FINANCIAL PROGRESS OF THE PROJECT

S. No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No.	PUNJAB NATIONAL BANK A/C NO. 4922002100004923
2.	Estimated Cost of the Project including land cost at the start of the Project	2,74,87,065.00
3.	Estimated Development Cost of the Project at the start of the Project.(Excluding Land Cost)	
4.	Any Variation in Development Cost which is declared at the start of the Project.	
5.	Amount received during the Quarter	2,97,043.72
6.	Actual Cost Incurred during the Quarter	1,80,726.01
7.	Net amount at end of the Quarter	43,44,122.01
8.	Total expenditure on Project till date	3,02,33,855.33
9.	Cumulative fund collected till the end of Quarter in question	
10.	Cumulative expenditure done till the end of Quarter in question	

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XI. DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED	
XII. MISCELLANEOUS	
A	List of Legal Cases (if any) – On Project / Promoter
1.	Case No.
2.	Name of Parties
3.	No of Execution Cases against this project Case No. Name of Parties
4.	No of Suo - Moto cases against this project Case No. Name of Parties
5.	No of Certificate cases /PDR cases against this project Case No. Name of Parties
B	Sale/Agreement for Sale during the Quarter
1.	Sale Deed
2.	Agreement for Sale
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?	

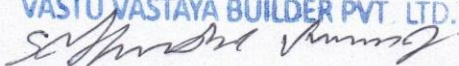
Undertaking:

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: SATYENDRA KUMAR

Date: 12.07.2024

VASTU VASTAYA BUILDER PVT. LTD.

DIRECTOR DIRECTOR