FORM-7

[REGULATION-9]

Quarterly Progress Report for quarter ending Jul-Sep of 2024 (Year)

I. PARTICULARS OF PROMOTERS	
Promoter's Registration Number/CIN No.	U70100BR2015PTC025539
Firm Address:	FLAT NO.302,BINA MANSION,IN FRONT OF ROYAL KING NAGESHWAR COLONY,BORING ROAD
Total Experience of promoter in Real Estate Sector	6 Years
Total Experience in Real Estate After Implementation of RERA	6 Years
No of Project done Before Implementation of RERA	No Any
No of Project done After Implementation of RERA	1. Ravi Prem Enclave (Completed) 2. Kesar Enclave (Completed) 3. Sanrachna Galaxy (Completed) 4. Kumar Enclave (Completed) 5. Sanrachna City Centre (Completed) 6. Sanrachna Heights (Ongoing) 7. Krishna Jyoti Heritage (Ongoing)

II. PARTICULARS OF PROJECT	
Project Registration Number	BRERAP00497-008/29/R-1697/2024
Name of Project/Phase of Registered Project	KRISHNA JYOTI HERITAGE
Name of Promoter	SANRACHNA HOMES PVT. LTD.
Project Address	MOHALLA- NEHRU NAGAR, MAUZA- MAINPURA, SURVEY THANA & PARGANA PHULWARI SARIF, PRESENT THANA- PATLIPUTRA, THANA NO.- 02, TAUZI NO.- 5236, KHATA NO.- 428, SURVEY PLOT NO.- 1681(P), DIST- PATNA, BIHAR
Name of Co-promoter	NA
Project Registration is valid up to	30/01/2028
Starting date of Project or Phase of the Project	20/02/2024
Type of Project or Phase of the	RESIDENTIAL APARTMENT

Project	
Period of validity of map by the Competent Authority	FIVE YEARS FROM THE DATE OF PASSING OF MAP

III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building/Block Number	Apartment Type	Carpet Area (In Sqft)	Total Number of sanctioned apartments	Total Number of Apartments in Promoter's share – 16	Total Number of Apartments in Landowner's share – 16
Krishna Jyoti Heritage	3 BHK	1215.00	6	1. Booked/ Alloted - 02 2. Sold – 0	1. Booked/ Alloted - 0 2. Sold –0
Krishna Jyoti Heritage	3 BHK	990.00	5		
Krishna Jyoti Heritage	3 BHK	800.00	6		
Krishna Jyoti Heritage	3 BHK	946.00	6		Percentage of booking- 0
Krishna Jyoti Heritage	3 BHK	988.00	5	Percentage of booking- 12.5%	
Krishna Jyoti Heritage	3 BHK	950.00	5		

Association of Allotte not be made because, booking percentage not exceeds 50% yet.

IV. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES

Building / Block Number	Total Number of SanctionedGarages	Total Number of Garages:	
Krishna Jyoti Heritage	No Garages available	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				
2.	Fire N.O.C.				
4.	NOC from Airport Authority of India				
5.	Other Approval(s), if any, required for the Project.				

VI. Construction Progress of the Project

Plan Case No. P/MAINPURA/PRN-1B+G+6/509/2022 (Krishna Jyoti Heritage) (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/yyy) Format
1.	Excavation (if any)	**100%**	**Completed**
2.	Basements (if any)	**90%**	**25-10-2024**
3.	Podiums (if any)	**NA**	
4.	Plinth	**100%**	**Completed**
5.	Stilt Floor	**85%**	**30-07-2024**
6.	Slabs of Super Structure	**38%**	**10-02-2025**
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	**0%**	**20-12-2025**
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	**0%**	**10-02-2026**
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	**22%**	**10-12-2025**
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	**0%**	**10-12-2026**
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 my be required to complete project as per specifications in Agreement of Sale. Any other activities.	**11%**	**05-01-2027**

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	No	**NA**	
2.	Water Supply	Yes	50%	10-02-2026
3.	Sewerage (Chamber, Line, Septic Tank, STP)	Yes	0%	10-02-2026
4.	Storm Water Drains	No		
5.	Landscaping & Tree Planting	No		
6.	Street Lighting	No		
7.	Community Buildings	No		
8.	Treatment and Disposal of Sewage and Sullage Water	No		
9.	Solid Waste Management & Disposal	No		
10.	Water Conservation / RainWater Harvesting	No		
11.	Energy Management	No		
12.	Fire Protection and FireSafety Requirements	Yes	**0%**	10-04-2026
13.	Closed Parking	Yes	50%	10-12-2025
14.	Open Parking	No		
15.	Electrical Meter Room, Sub-Station, Receiving Station	No		
16.	Others (Option to AddMore)	No		

VIII. EXTERNAL AND INTERNAL DEVELOPMENT WORKS IN CASE OF PLOTTED DEVELOPMENT
Not Applicable because our project is Residential/Group Housing.

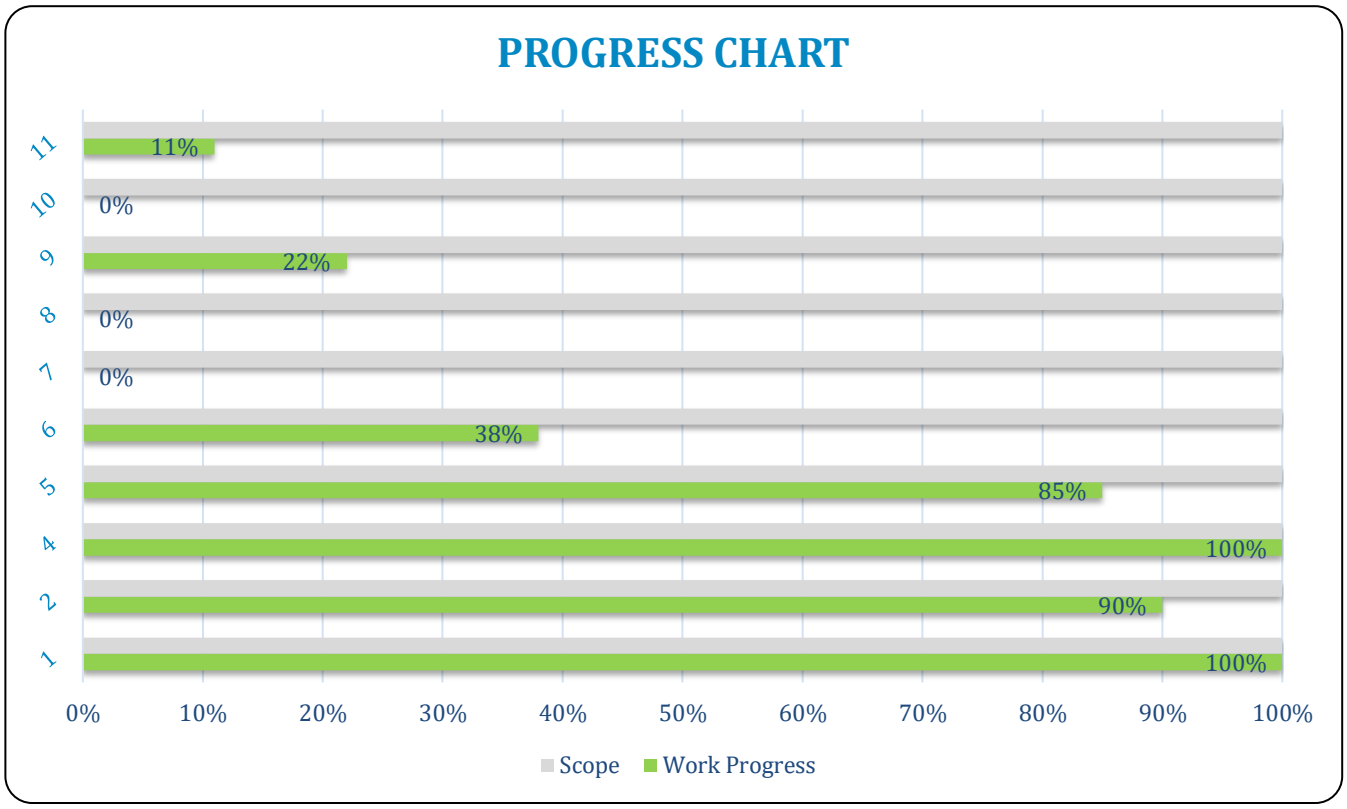
IX. GEO TAGGED AND DATE PHOTOGRAPH OF(EACH BLOCK) OF THE PROJECT		
(A)	**S. No.**	**Particulars**
	1.	**Front Elevation.-** Attached Below
	2.	**Rear Elevation.-** Attached Below
	3.	**Side Elevation.-** Attached Below
(B)		**Photograph of each floor**

X. Financial Progress of the Project		
S.No.	**Particulars**	**Amount (in Rs.)**
1	Project Account No.	120026490744
2	Estimated Cost of the Project including land cost at the start of the Project	14,72,75,000.00/-
3	Estimated Development Cost of the Project at the start of the Project. (Excluding Land Cost)	9,18,00,000.00/-
4	Any Variation in Development Cost which is declared at the start of the Project.	No Any
5	Amount received during the Quarter	6,00,000.00/-
6	Actual Cost Incurred during the Quarter	1,28,00,000.00/-
7	Net amount at end of the Quarter	8,918.00/-
8	Total expenditure on Project **till date**	2,41,00,000.00/-
9	Cumulative fund collected till the end of Quarter in question	15,00,000.00/-
10	Cumulative expenditure done till the end of Quarter in question	2,41,00,000.00/-

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

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

XIII. PERCENTAGE OF WORK ALONG WITH MILESTONE CHART
Weather the project in progress is as per time schedule or lagging behind?



XIV UNITS ALLOCATION DETAILS				
Apartment Type	**Total Number of sanctioned apartments**	**Details of allotment made so far with Flat number/ Bungalow - Plot etc**		**Cancellation of flat allotment, If any with Flat number/ Bungalow - Plot etc**
3 BHK	6	Allotte Name 1. Priyanka 2. Yash Pathak	Flat No. 302 303	No Any
3 BHK	5			
3 BHK	6			
3 BHK	6			
3 BHK	5			
3 BHK	5			

XV. BROCHURE /Prospectus- Attached

XVI. Grievance Redressal Officer

Name :- Manoj Kumar Singh and Sushil Kumar Singh

Contact No :- 9973675009, 9934305202

Email id :- sanrachnahomes@gmail.com

Address :- Flat No.302,Bina Mansion,In Front Of Royal King Nageshwar Colony,Boring Road

Project Site Photographs




GPS Map Camera
पटना, बिहार, भारत
J4G8+CWM, पाटलिपुत्र कॉलोनी, पटना, बिहार 800013, भारत
Lat 25.626122°
Long 85.117154°
08/10/24 02:34 PM GMT +05:30
Google


GPS Map Camera
पटना, बिहार, भारत
J4G8+CWM, पाटलिपुत्र कॉलोनी, पटना, बिहार 800013, भारत
Lat 25.626067°
Long 85.117195°
08/10/24 02:33 PM GMT +05:30
Google


GPS Map Camera
पटना, बिहार, भारत
J4G8+CWM, पाटलिपुत्र कॉलोनी, पटना, बिहार 800013, भारत
Lat 25.626076°
Long 85.117224°
08/10/24 02:34 PM GMT +05:30
Google

Undertaking:

I/we solemnly affirm, declare and undertake that all the details stated above are true to the best of my/our 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
Sanrachna Homes Pvt. Ltd.



Director
Date :

SANRACHNA HOMES

KRISHNA JYOTI HERITAGE



RERA Reg. No. BRERAP00497-008/29/R-1697/2024


SANRACHNA
HOMES
S



SPECIFICATIONS

SANRACHNA HOMES

Frame Structure
Earthquake resistant R.C.C. as per zone specifications.

Finishing of internal wall in flat P.O.P over plaster

Finishing of external facade- Texture paint/ paint over putty/ HPL/ Glass.

Common area wall
First class emulsion paint over P.O.P over plaster

Door
Flats/ Common area-
Flush door with both side laminate
Rolling shutter and glass door
Glass/ flush door with matching laminates on both sides.

Flooring inside Flat
Drawing and Dining Floor
Vitrified tiles 800x800

Bedroom and balcony
vitrified tiles 600x600

Toilet Floors
Vitrified tiles

Stair
Granite

Kitchen
Granite cooking platform with steel sink
2' height ceramic tiles dado over cooking platform

Windows
UPVC/ Annodised aluminium

Toilets
Internal Wall
Ceremic Tiles - 12" x 24" upto door height
Fitings & Fixtures - White Sanitary ware & C.P. Fittings of Standard make
Master Bedroom- Shower Cubicle, Counter Basin, Rain Shower & wall hung W.C.

Electrication
Concealed PVC conduit with copper wiring of approved make moduler Switches from Roma/GM/Norisys
15 Amp Power Socket 2nos in Kitchen and 1 each in all the rooms & Toilets. Each Units shall be provided 3 Phase Meter located on convenient location at cost as per BSEB rules

COMMON SERVICES

water supply
Through deep borewell and overhead tank

Generator facility
Silent Generator with 100% power backup for all residential units

Lift
S.S. Finish Lift from Standard Companies as Otis/Mitsubishi/Kone

Telephone
1 Telephone point(not connection)shall be provided in each unit

Air Conditioning
Provision of Air Conditioning in all rooms & hall
A/C installation and equipment will be borne by the purchaser
Fire Fighting provision as/recommendation of state fire office



Stock photographs for representation only

GROUND FLOOR PLAN

SANRACHNA HOMES



1ST TO 5TH FLOOR PLAN

SANRACHNA HOMES

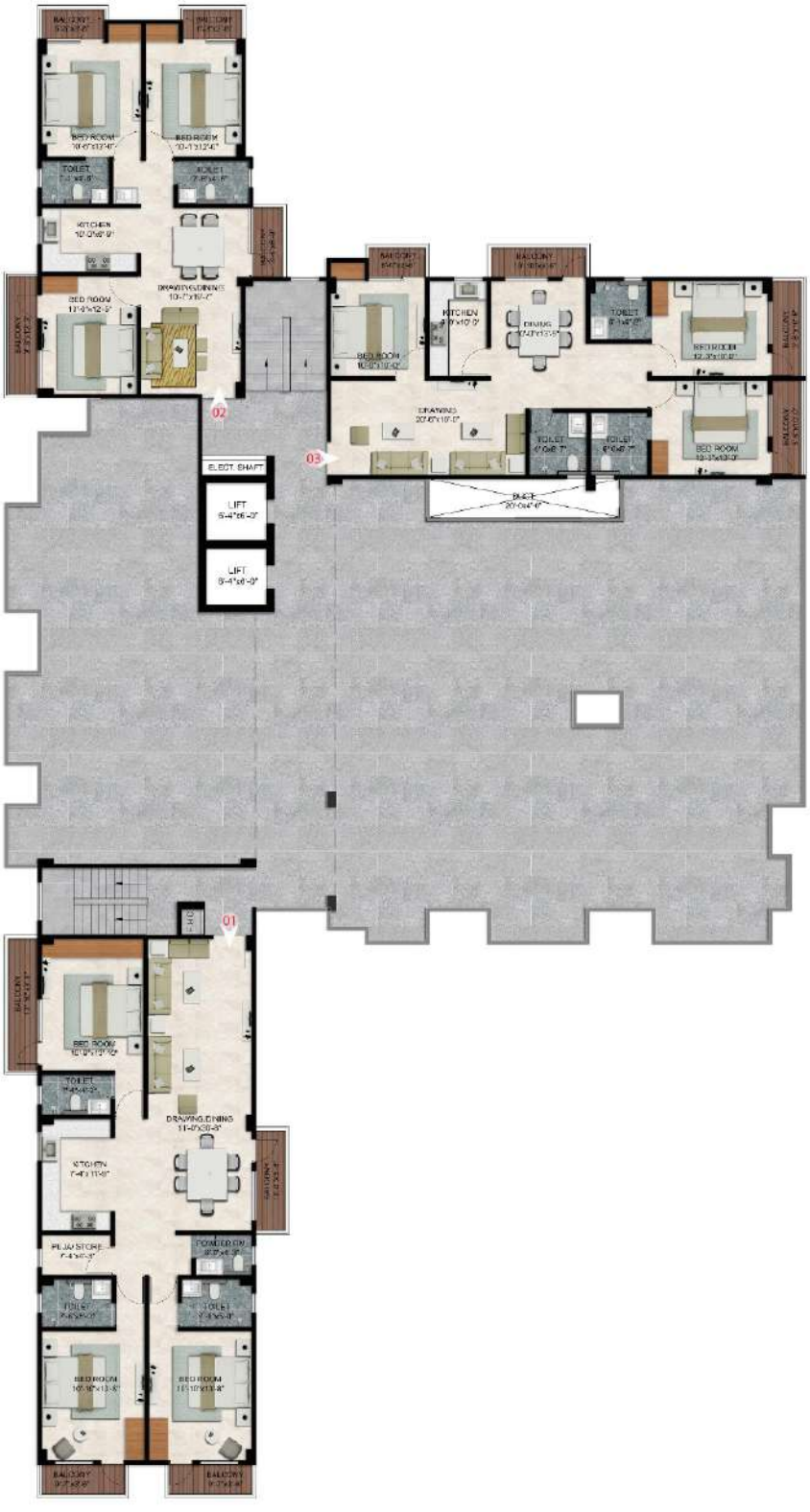


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FLAT NO.	TYPE	CARPET AREA (SQ. FT.)	BALCONY AREA (SQ. FT.)	B.U. AREA (SQ. FT.)	SUPER B.U. AREA (SQ. FT.)
FLAT-01	3BHK + 4T	1215	129	1435	1866
FLAT-02	3BHK + 2T	990	80	1140	1482
FLAT-03	3BHK + 2T	800	100	970	1261
FLAT- 04	3BHK +3T	946	111	1125	1463
FLAT- 05	3BHK +3T	988	84	1130	1469
FLAT- 06	3BHK +3T	950	128	1150	1495

6TH FLOOR PLAN

SANRACHNA HOMES



FLAT NO.	TYPE	CARPET AREA (SQ. FT.)	BALCONY AREA (SQ. FT.)	B.U. AREA (SQ. FT.)	SUPER B.U. AREA (SQ. FT.)
FLAT-01	3BHK + 4T	1215	129	1435	1866
FLAT-03	3BHK + 2T	800	100	970	1261
FLAT- 04	3BHK +3T	946	111	1125	1463

UNIT PLAN- FLAT 01

SANRACHNA HOMES



KEY PLAN

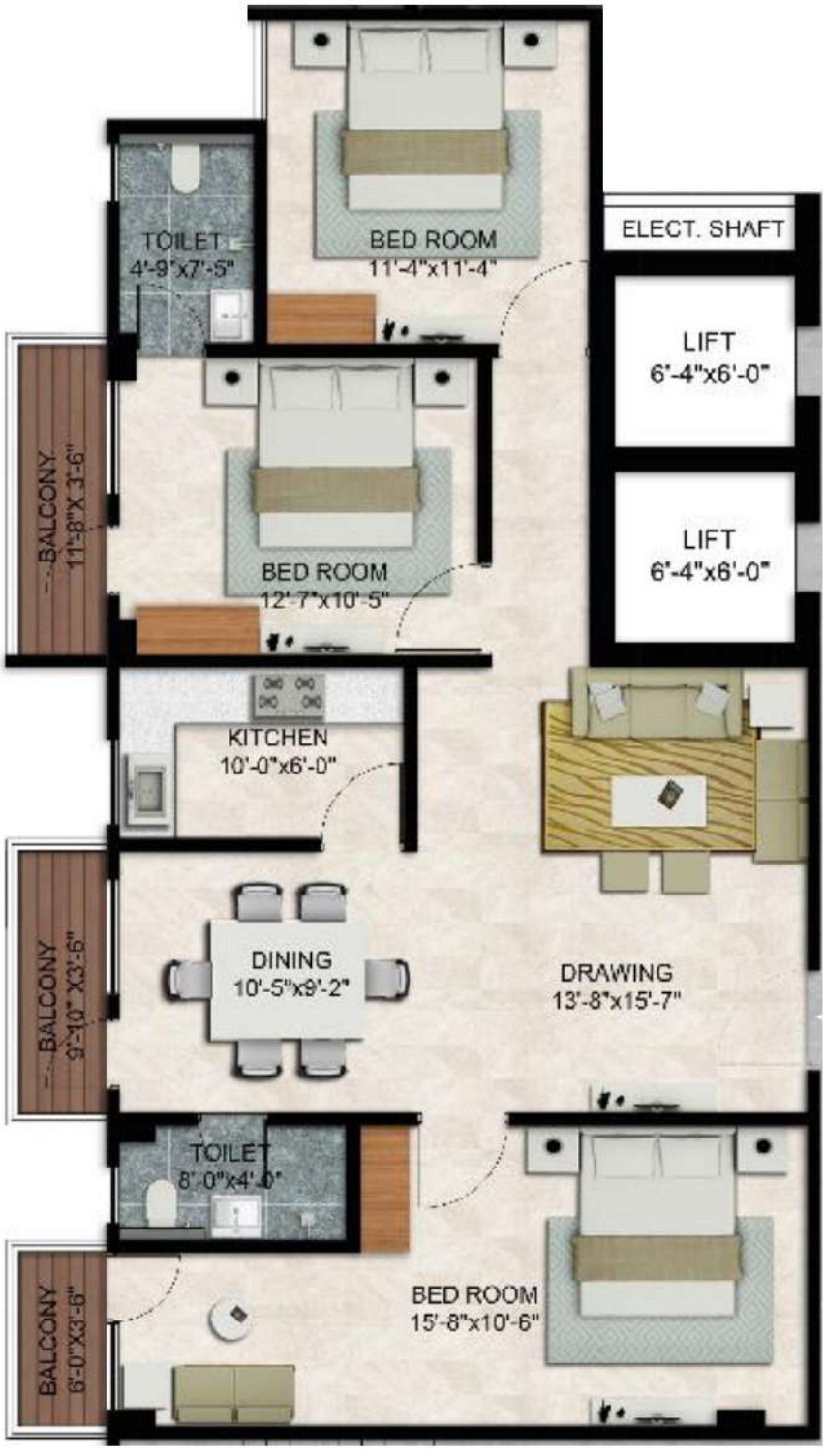


N

FLAT NO.	TYPE	CARPET AREA (SQ. FT.)	BALCONY AREA (SQ. FT.)	B.U. AREA (SQ. FT.)	SUPER B.U. AREA (SQ. FT.)
FLAT-01	3BHK + 4T	1215	129	1435	1866

UNIT PLAN- FLAT 02

SANRACHNA HOMES



KEY PLAN



FLAT NO.	TYPE	CARPET AREA (SQ. FT.)	BALCONY AREA (SQ. FT.)	B.U. AREA (SQ. FT.)	SUPER B.U. AREA (SQ. FT.)
FLAT-02	3BHK + 2T	990	80	1140	1482

UNIT PLAN- FLAT 03

SANRACHNA HOMES



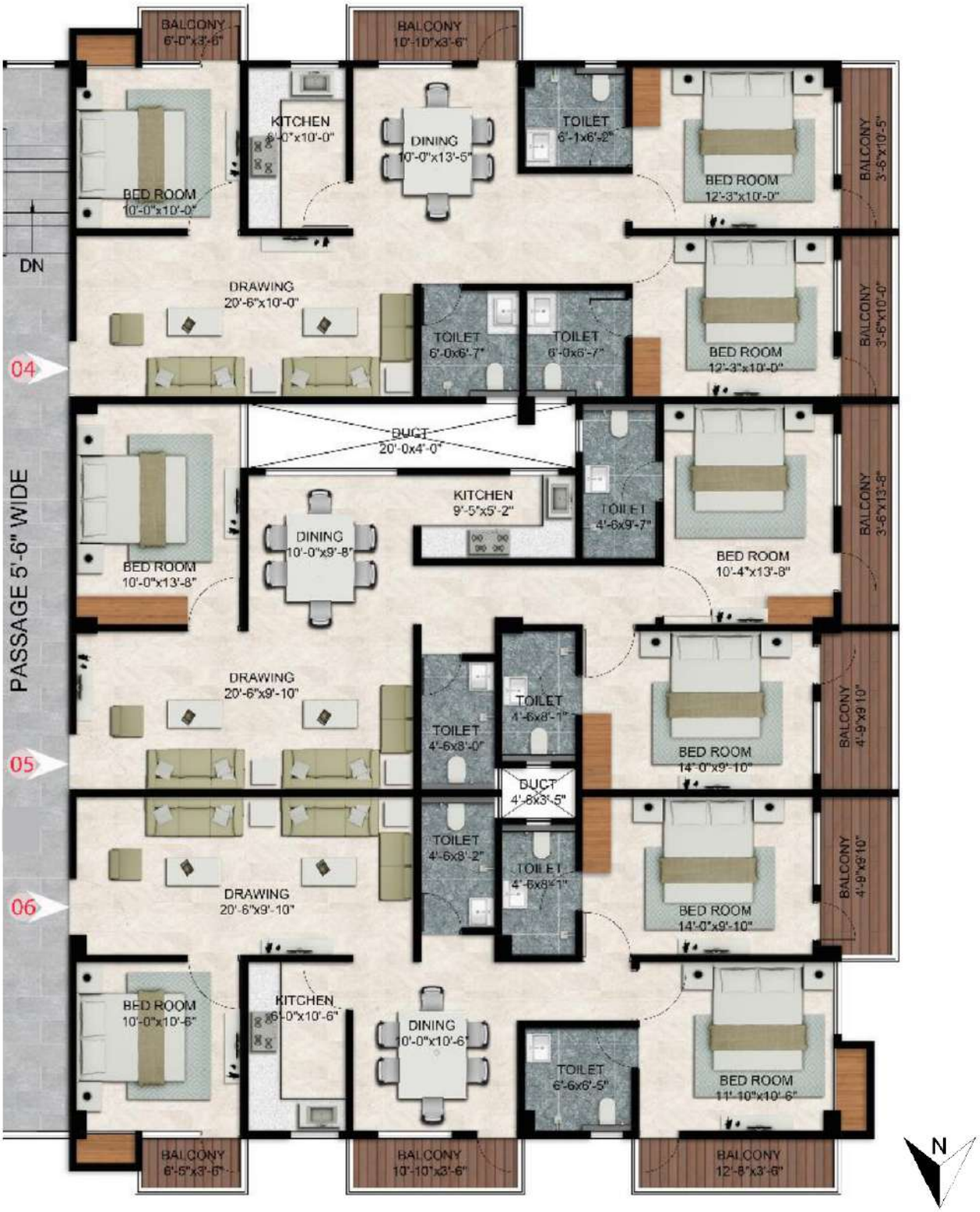




FLAT NO.	TYPE	CARPET AREA (SQ. FT.)	BALCONY AREA (SQ. FT.)	B.U. AREA (SQ. FT.)	SUPER B.U. AREA (SQ. FT.)
FLAT-03	3BHK + 2T	800	100	970	1261

UNIT PLAN- FLAT 04, 05 & 06

SANRACHNA HOMES



FLAT NO.	TYPE	CARPET AREA (SQ. FT.)	BALCONY AREA (SQ. FT.)	B.U. AREA (SQ.FT.)	SUPER B.U. AREA (SQ. FT.)
FLAT- 04	3BHK +3T	946	111	1125	1463
FLAT- 05	3BHK +3T	988	84	1130	1469
FLAT- 06	3BHK +3T	950	128	1150	1495

BASEMENT FLOOR PLAN

SANRACHNA HOMES

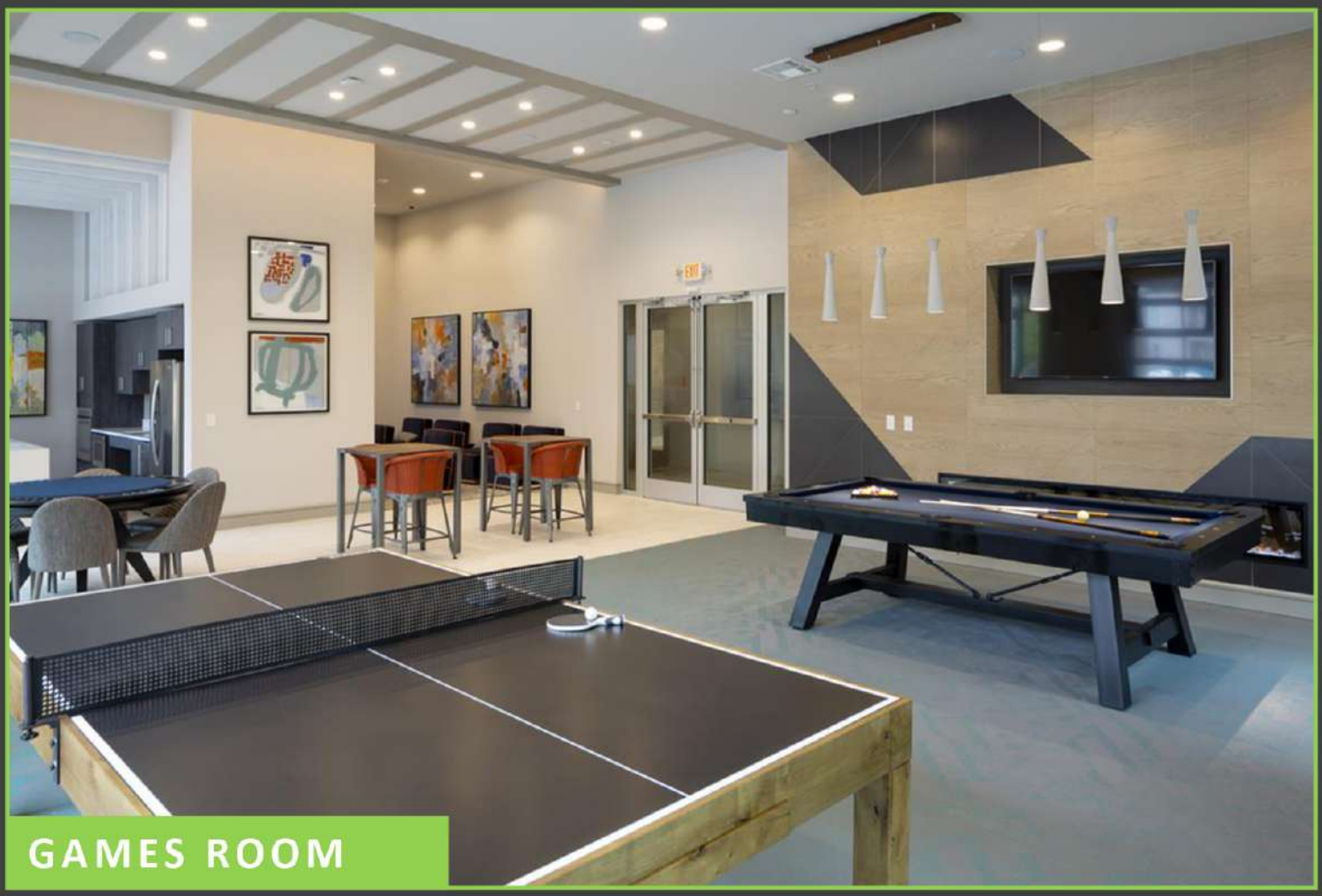


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SANRACHNA HOMES







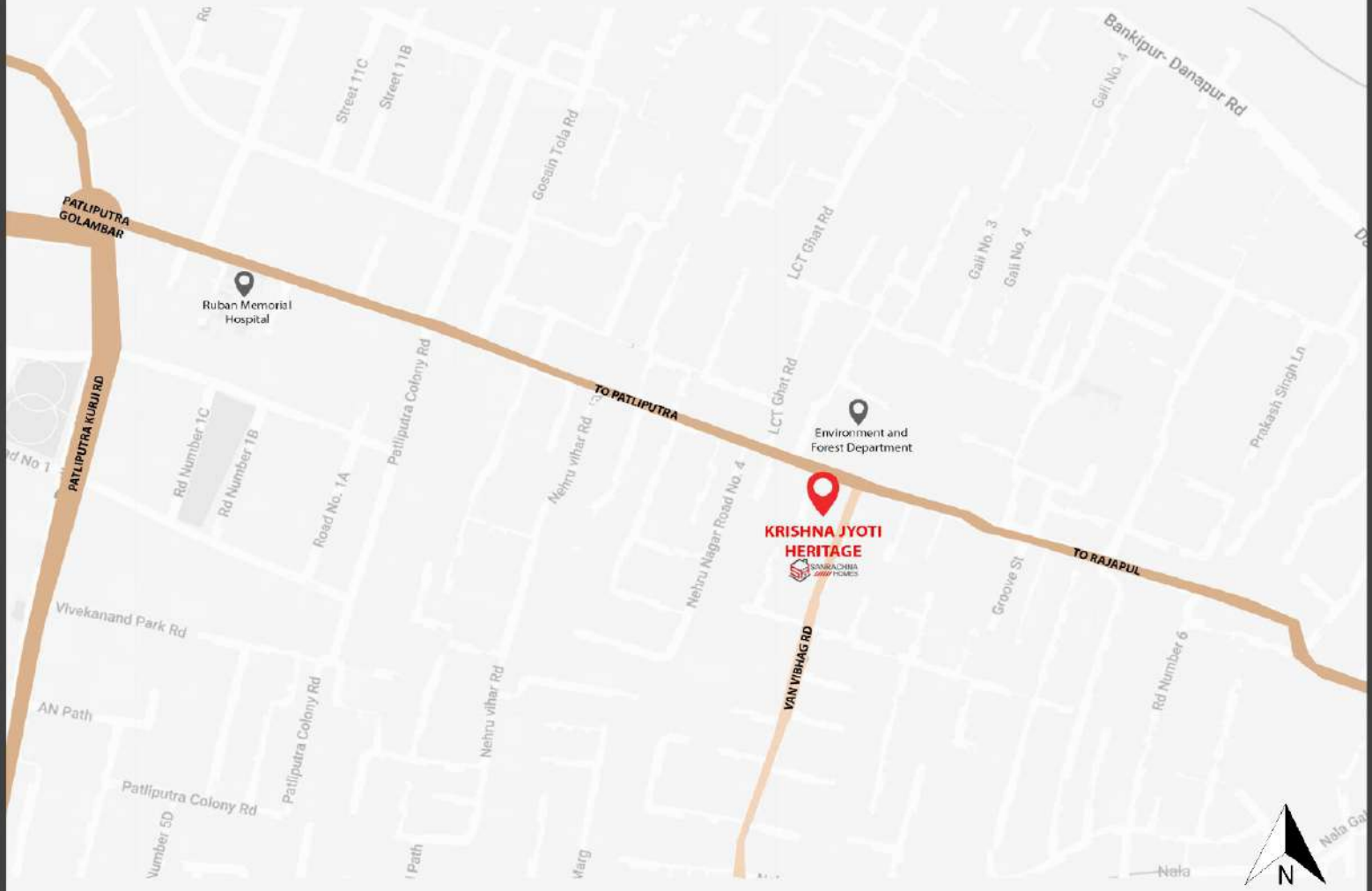
GAMES ROOM



RECEPTION LOBBY

Photographs for representation only

PRIME LOCATION



Hospital	
Ruban Memorial Hospital	550m
Sahyog Hospital	1.0km

School	
International School	1.3 km
Littera Public School	1.1 km

Major Destinations	
Patliputra Golambar	650 m
Boring Road	2.6 km

Railway station	
Patna Junction	6.7 km
Patliputra Junction	9.4 km

Airport	
Patna Airport	6.5 km

SANRACHNA HOMES

PROMOTOR-

SANRACHNA HOMES PVT.LTD.

B-192, 2nd Floor, S.K Puri, behind 9 to 9
super market, Patna, Bihar 800001
Phone: 9934649017
0612-2542299
sanrachnahomespatna@gmail.com
www.sanrachnahomes.com

ARCHITECT:

CHOUDHARY KUMAR CONSULTANTS PVT. LTD.
Architects, Engineers, and Interior Designers
5th Floor, Sone Bhawan, R-Block, Patna
Tel- 2535894
E-mail - ckcpl1@gmail.com

CKC
CHOUDHARY KUMAR CONSULTANTS