

Quarterly Progress Report for Quarter ending JAN/FEB/MARCH of 2021-22 (Year)

I. PARTICULARS OF PROJECTS				
Project Registration No.	BRERAPO0015-11/238/R-637/2019	Name of Project	VASTU VIHAR ASHOPUR PROJECT -04	
Name of Promoter	TECHNOCULTURE BUILDING CENTER PVT Ltd.	Project Address	JAMSAUT, DANAPUR, PATNA	
Name of Co- Promoter	NO			
Projects Registration Valid Up to	30/09/2020			
Starting date of project or Phase of the Project	27/10/2011			
Type of project or Phase of the Project	1.Residential			
Period of Validity of map by the competent Authority	18/04/2020			

II. DISCLOSURE OF SOLD/BOOKED INVENTORY OF BUNGALOW					
Building/Block No.	Bungalow Type		Carpet Area	Total No. of sanctioned Bungalow/Flats	Total No. of Apartments-
1.YAMUNA BUGALOW	5BHK		1680Sqft	01 UNITS	1.Booked-300
2.TRIVENI BUGALOW	3BHK		1050Sqft	17 UNITS	2.Sold-290
3.HYBRID BUGALOW	4BHK		1780Sqft	08 UNITS	
4.ADITI A+B+C APARTMENTG+5	2BHK		415Sqft	180 UNITS	
5. GANGA A+B+C APARTMENT	2BHK		415	120 UNITS	

III. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES

Building/Block Number	Total No. of Sanctioned Garages	Total no. of Garages:	300
34 Block	326 CAR PARKING	1. Booked / Allotted-	
		2. Sold-	290

IV. Construction Progress of the Project

1. Building / Wing / Layout 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)
1.	Excavation (if any)	06 Block and 26 Bungalow Completed
2.	Basements (if any)	06 Block Completed
3.	Podiums (if any)	No
4.	Plinth	06 Block and 26 Bungalow Completed
5.	Stilt Floor	No
6.	Slabs of Super Structure	06 Block Up to 5 th Floor and 26 Bungalow
7.	Internal Walls, Internal Plaster, Floorings, Doors and Windows within Flats / Premises.	06 Block Up to 5 th Floor and 26 Bungalow
8.	Sanitary Fittings within the Flats / Premises, Electrical Fittings Within the Flat/ Premises.	06 Block Up to 5 th Floor and 26 Bungalow
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	Lift Install in 06 Block and Water Head tank fitted in both block and Bungalow
10.	External plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building / Wing.	06 Block Up to 5 th Floor and 26 Bungalow
11.	Installation of lift, 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	Lift Install in 06 Block and Water Head tank fitted in both block and Bungalow

appurtenant to building / wing, Compound wall and all other requirements as may be required to complete projects as per specification in Agreement of Sale .	
Any other activities.	

V. Amenities and Common Area and External Infrastructure Development Works)

S. No.	Common Areas and Facilities	Proposed(Yes)	Percentage of actual Work Done (As on the of Certificate)	25% Details
(1)	(2)	(3)	(4)	(5)
1.	Internals road & Footpaths		100% Completed	Internal road and footpath
2.	Water Supply		100% Completed	In Each and Every Block
3.	Sewerage (Chamber, Line, Septic Tank, STP)		100% Completed	Made for Each and Every Block and Bungalow
4.	Strom Water Drains	No	No	No
5.	Landscaping & Tree Planting		85% Completed	Besides the boundary wall
6.	Street Lighting		90% Completed	Both Sides of Internal Road and along with Boundary
7.	Community Buildings	No	No	No
8.	Treatment and Disposal of Sewage and Sullage Water		100% Completed	Made for Each and Every Block and Bungalow
9.	Solid Waste management & Disposal	No	No	No
10.	Water conversation / Rain Water Harvesting.	No	No	No
11.	Energy Management	No	No	No
12.	Fire Protection and Fire Safety Requirements		100% Completed	Fitted Fire Fighting in 06 Block
13.	Closed Parking		326 Car Parking	
14.	Open Parking			
15.	Electrical Meter Room ,Sub -Station, Receiving Station	100%	Fitted in Each and Every Block	

16.	Others(Option to Add More)	No
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VI. PHOTOGRAPH OF THE BLOCKS (EACH BLOCK) OF THE BUILDING

S. No.	Particulars
1.	Front Elevation Uploaded on the Web Portal
2.	Rear Elevation Uploaded on the Web Portal
3.	Side Elevation Uploaded on the web Portal

VII. FINANCIAL PROGRESS OF THE PROJECT

S. No.	Particulars	Amount (In Rs.)
(1)	(2)	(3)
1.	Project Bank Account No.	917020086473241 (Axis Bank)
2.	Estimated cost of Project including land cost at the start of the Quarter	184,242,968/-
3.	Amount received during Quarter	15,658,282/-
4.	Actual Cost Incurred during Quarter	7,629,510/-
5.	Net Amount at the end of Quarter	79,862/-
6.	Total expenditure on project till date	60,877,638/-
7.	Details of Mortgage or Charge ,if any, created on the Land and the Projects	NO

VIII. MISCELLANEOUS

A	List of Legal Cases (if any)	NO
1.	Case No.	
2.	Name of Parties	
B	Sale / Agreement for Sale during the Quarter	02
1.	Sale Deed	08
2.	Agreement for Sale	

Undertaking:

I/ we solemnly affirm .declare and undertaking that all the details stated above are true to the best of my / our knowledge and noting 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 purpose this undertaking may serve.

Signature of Promoter

Name: DINESH KUMAR TIWARI

Date: 15/04/2022

For Technoculture Building Centre Pvt. Ltd.
Dinesh K Tiwari

Director