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

I. PARTICULARS OF PROJECTS				
Project Registration No.	BRERAP00015-28/828/R-638/2019	Name of Project	VASTU VIHAR Motihari PH-02 Ext-01	
Name of Promoter	TECHNOCULTURE BUILDING CENTER PVT Ltd.	Project Address	Mauja-Chandrahiya, Motihari,East Champran	
Name of Co- Promoter	NO			
Projects Registration Valid Up to	30/04/2021			
Starting date of project or Phase of the Project	15/01/2013			
Type of project or Phase of the Project	**1.Residential**			
Period of Validity of map by the competent Authority	18/12/2021			

II. DISCLOSURE OF SOLD/BOOKED INVENTORY OF BUNGALOW					
Building/Block No.	Bungalow Type		Carpet Area	Total No. of sanctioned Bungalow	Total No. of Apartments-
1.Nano Apartment G+3	1BHK		325 Sqft	64	1.Booked-40 2.Sold-34

III. DISCLSOSURE OF SOLD / BOOKED INVENTORY OF GARAGES			
Building/Block Number	Total No. of Sanctioned Garages	Total no. of Garages: 1. Booked / Allotted-	40
02 Block	04 Car Parking Bike Parking	2. Sold-	34

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)

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1.	Excavation (if any)	(3) 02 Block Apartment Completed
2.	Basements (if any)	02 Block Apartment Completd
3.	Podiums (if any)	No
4.	Plinth	02 Block Apartment Completed
5.	Stilt Floor	No
6.	Slabs of Super Structure	02 Block Up to G+3 Completed
7.	Internal Walls, Internal Plaster, Floorings, Doors and Windows within Flats / Premises.	02 Block Up to G+3 Completed
8.	Sanitary Fittings within the Flats / Premises, Electrical Fittings Within the Flat/ Premises.	40 Flats
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	No
10.	External plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building / Wing.	02 Block Up to G+3 Completed
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 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.	Installed Water Pump, Fire Fighting and Finishing Entrance Lobby

V. Amenities and Common Area and External Infrastructure Development Works)				
S. No.	Common Areas and	Proposed(Yes)	Percentage of actual	25%

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	Facilities		Work Done (As on the of Certificate)	Details
(1)	(2)	(3)	(4)	(5)
1.	Internals road & Footpaths		90% Completed	Constructed Concrete Road
2.	Water Supply		90% Completed	For Booked Units
3.	Sewerage (Chamber, Line, Septic Tank, STP)		90% Completed	For Block of Apartment
4.	Strom Water Drains	No	No	No
5.	Landscaping & Tree Planting		85% Completed	Besides the Boundary of project
6.	Street Lighting		90% Completed	Front and back side of the project
7.	Community Buildings	No	No	No
8.	Treatment and Disposal of Sewage and Sullage Water		80%	Developed Sewage Canal for sewage water
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		80% Fitted Fire Extinguisher and Pipe fitting in 02 Block of the Apartment	
13.	Closed Parking		04 Car Parking & Bike Parking Constructed	
14.	Open Parking			
15.	Electrical Meter Room ,Sub –Station, Receiving Station		Fitted Electrical Meter room and Receiving Station for 02 Block of the Apartment	
16.	Others(Option to Add More)		No	

VI. PHOTOGRAPG 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

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VII. FINANCIAL PROGRESSS OF THE PROJECT		
S. No.	Particulars	Amount (In Rs.)
(1)	(2)	(3)
1.	Project Bank Account No.	919020000789463 (Axis Bank)
2.	Estimated cost of Project including land cost at the start of the Quarter	24,327,000/-
3.	Amount received during Quarter	1,793,152/-
4.	Actual Cost Incurred during Quarter	1,362,110/-
5.	Net Amount at the end of Quarter	1,35,819/-
6.	Total expenditure on project **till date**	15,247,577/-
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	
1.	Sale Deed	No
2.	Agreement for Sale	04

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.

For Technoculture Building Centre Pvt. Ltd.
Dinesh & Siwani

Signature of Promoter Director

Name: DINESH KUMAR TIWARI

Date: 15/04/2022

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