Quarterly Progress Report for Quarter ending OCT/NOV/DEC of 2022-23 (Year)

| I. PARTICULARS OF PROJECTS | | | | |
|---|---|---|---|---|
| Project Registration No. | BRERAP00015-60/958/R-867/2019 | Name of Project | VASTU VIHAR AURANGABAD PH-03 | |
| Name of Promoter | TECHNOCULTURE BUILDING CENTER PVT Ltd. | Project Address | NEAR GAS GODAWN,CHATRA,P.S-MUFFASSIL,P.O-SILLAD-824101 | |
| Name of Co- Promoter | NO | | | |
| Projects Registration Valid Up to | 15/04/2024 | | | |
| Starting date of project or Phase of the Project | 17/12/2019 | | | |
| Type of project or Phase of the Project | **1.Residential** | | | |
| Period of Validity of map by the competent Authority | 02/04/2022 | | | |

| II. DISCLOSURE OF SOLD/BOOKED INVENTORY OF BUNGALOW | | | | |
|---|---|---|---|---|
| Building/Block No. | Bungalow Type | Carpet Area | Total No. of sanctioned Bungalow | Total No. of Bugalaow- |
| 1.Jayanti Bungalow-<br>2. Simplex Bungalow | .<br>3 BHK<br><br>2BHK | 940 Sqft<br><br>525 Sqft | 33<br><br>13 | 1.Booked-35<br><br>2.Sold-15 |

| III. DISCLSOSURE OF SOLD / BOOKED INVENTORY OF GARAGES | | | |
|---|---|---|---|
| Building/Block Number | Total No. of Sanctioned Garages | Total no. of Garages:<br>1. Booked / Allotted-<br>2. Sold- | <br>38<br>17 |
| 46 | 46 | | |

| IV. Construction Progress of the Project | | |
|---|---|---|
| 1. Building / Wing / Layout No. | | (To beaded for each Building / Wing) |
| S. No.<br>(1) | Tasks / Activity<br>(2) | Percentage of Actual Work Done<br>(As on date of the Certificate) |

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| | | (3) |
|---|---|---|
| 1. | Excavation (if any) | 40 Units Completed |
| 2. | Basements (if any) | No |
| 3. | Podiums (if any) | No |
| 4. | Plinth | 38 Units Completed |
| 5. | Stilt Floor | No |
| 6. | Slabs of Super Structure | 23Units Completed |
| 7. | Internal Walls, Internal Plaster, Floorings, Doors and Windows within Flats / Premises. | 20 Units Completed |
| 8. | Sanitary Fittings within the Flats / Premises, Electrical Fittings Within the Flat/ Premises. | 17 Units Completed |
| 9. | Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks. | 17 Units Water tank Fitted |
| 10. | External plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building / Wing. | 17Units External Plaster & Plumbing 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 .<br><br>Any other activities. | 17Units Electrical Fitting Completed |

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

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| | Facilities | | Work Done (As on the of Certificate) | Details |
|---|---|---|---|---|
| (1) | (2) | (3) | (4) | (5) |
| 1. | Internals road & Footpaths | | 75% | Internal Road & Footpath |
| 2. | Water Supply | | 75% | Under Construction 28 Units |
| 3. | Sewerage (Chamber, Line, Septic Tank, STP) | | 80% | Under construction 28 Units |
| 4. | Strom Water Drains | No | No | No |
| 5. | Landscaping & Tree Planting | | 65% | On the side of Boundary Wall |
| 6. | Street Lighting | | 70% | Both side of street |
| 7. | Community Buildings | No | No | No |
| 8. | Treatment and Disposal of Sewage and Sullage Water | | 50% | Disposal of Under Construction Units |
| 9. | Solid Waste management & Disposal | | No | No |
| 10. | Water conversation / Rain Water Harvesting. | | N/A | |
| 11. | Energy Management | | N/A | |
| 12. | Fire Protection and Fire Safety Requirements | | 40% Completed for Project and Developed Units | |
| 13. | Closed Parking | | 60% Completed For 34 Units | |
| 14. | Open Parking | No | No | |
| 15. | Electrical Meter Room ,Sub –Station, Receiving Station | 60% | For projects and 15 Constructed Units | |
| 16. | Others( Option to Add More) | No | 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 |

| VII. FINANCIAL PROGRESSS OF THE PROJECT |
|---|

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| S. No. | Particulars | Amount (In Rs.) |
|---|---|---|
| (1) | (2) | (3) |
| 1. | Project Account No.919020005924580 (Axis Bank) | 919020005924580 (Axis Bank) |
| 2. | Estimated cost of Project including land cost at the start of the Quarter | 45,215,258/- |
| 3. | Amount received during Quarter | 3,950,486/- |
| 4. | Actual Cost Incurred during Quarter | 3,154,218/- |
| 5. | Net Amount at the end of Quarter | 56,511.16/-/- |
| 6. | Total expenditure on project till date | 48,369,476/- |
| 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 | 17 |
| 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 & Siwon

Director

Signature of Promoter

Name: DINESH KUMAR TIWARI

Date: 15/01/23

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