FORM-7 [REGULATION-9]

Quarterly progress report for quarter ending December of 2024 (year)

I. PARTICULARS OF PROMOTERS			
Promoter's Registration Number/CIN No/Partnership deed no/LLP Details/Any other registration with MSME Or Govt. Bodies	CIN NO. U45200BR2004PTC010565	Name of Firm	VINEET HOMES PRIVATE LIMITED
Firm Address :	A/90, MAGISTRATE COLONY, ROAD NO. -5, ASHIYANA NAGAR, PATNA-800025		
Total Experience of promoter in Real Estate sector	10 YEARS		
Total Experience in Real Estate after Implementation of RERA	07 YEARS		
No of Project done Before Implementation of RERA	1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project		
No of Project done After Implementation of RERA	1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project	03	

II. PARTICULARS OF PROJECT			
Project Registration Number	BRERAP00025-5/173/R-1469/2022	Name of Project/Phase of Registered Project	VINEET JASOLAL SHEELA ENCLAVE
Name of Promoter	VINEET HOMES PRIVATE LIMITED	Project Address	SOUTH OF JHAKHARI MAHADEV, GOLA ROAD, DANAPUR, PATNA
Name of Co-promoter	N/A		
Project Registration is valid up to	10/10/2027		
Starting date of Project or Phase of the Project	30/09/2022		
Type of Project or Phase of the Project	Residential and commercial		
Period of validity of map by the Competent Authority	5 YEARS		

FOR VINEET HOMES PVT. LTD.

Director

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 - FLAT-17, SHOP-04	Total Number of Apartments in Landowner's share - FLAT-17, SHOP-04
BLOCK-A & B	1. 1 BHK 2. 2 BHK, - 3. 3 BHK 4. Shop 5. Bungalow 6. Plot etc.	08 26 08		FLAT-34 SHOP-08	1. Booked / Allotted – BLOCK-A-06 BLOCK-B-09 2. Sold-NIL	3. Booked/ Allotted-NIL Sold -NIL
					Percentage of booking 71.42%	Percentage of booking 0%

If the booking percentage exceeds 50% of the total booking then Information about formation of association of allottees.

Association of allottees name

Details of allottees - Name, Address, Email id (if any), contact number.

These details may not be available to common people

Name	Address	contact number	Email id (If any)

IV. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES

Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
BLOCK-A & B	47	1. Booked/Allotted -	15
		2. Sold -	NIL

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	N/A			
2.	Fire N.O.C.				
3.	Water Supply Permission	N/A			
4.	NOC from Airport Authority of India	N/A			
5.	Other Approval(s), if any, required for the Project.	N/A			

For VINEET HOMES P[illegible] LTD.

Director

VI. CONSTRUCTION PROGRESS OF THE PROJECT

1. Plan Case No. 76/22-23

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%	
2.	Basements (if any)	100%	
3.	Podiums (if any)	N/A	
4.	Plinth	100%	
5.	Stilt Floor	N/A	
6.	Slabs of Super Structure	BLOCK-A-100% BLOCK-B-100%	
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	100% 100% 80% 70%	 31-03-2025 30-04-2025
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	60% 70%	30-06-2025 30-06-2025
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	70% 60% 90%	31-05-2025 31-05-2025 31-05-2025
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	70% 100% 100% 90%	31-05-2025 31-01-2025

For VINEET HOMES PVT. LTD.

Director

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 me be required to complete project as per Specifications in Agreement of Sale. Any other activities	0% 70% 0% 55% 0% 0%	15-06-2025 30-04-2025 30-04-2025 30-04-2025 30-04-2025 31-05-2025

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/yyyy) Format
(1)	(2)	(3)	(4)	(5)
1.	Internal Roads & Footpaths	YES	30%	31-05-2025
2.	Water Supply	YES	80%	30-04-2025
3.	Sewerage (Chamber, Line, Septic Tank, STP)	YES	0%	30-04-2025
4.	Storm Water Drains	YES	20%	30-04-2025
5.	Landscaping & Tree Planting	YES	0%	31-05-2025
6.	Street Lighting	YES	0%	31-05-2025
7.	Community Buildings	NO	N/A	
8.	Treatment and Disposal of Sewage and Sullage Water	NO	N/A	
9.	Solid Waste Management & Disposal	NO	N/A	

For VINEET HOMES PVT. LTD.

Director

10.	Water Conservation / Rain Water Harvesting	YES	0%	31-05-2025
11.	Energy Management	YES	0%	
12.	Fire Protection and Fire Safety Requirements	YES	0%	30-04-2025
13.	Closed Parking	YES	60%	30-04-2025
14.	Open Parking	YES	20%	15-06-2025
15.	Electrical Meter Room, Sub-Station, Receiving Station	YES	0%	
16.	Others (Option to Add More)			

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

For VINEET HOMES PVT. LTD.

Director

9.	Energy Management			

IX.	GEO TAGGED AND DATE PHOTOGRAPH OF(EACH BLOCK) OF THE PROJECT		
(A)	Sr. No.		
	1.	Front Elevation	Attach
	2.	Rear Elevation	Attach
	3.	Side Elevation	Attach
(B)		Photograph of each floor	



For VINEET HOMES P[illegible]D.

Director





For VINEET HOMES PVT. LTD.

Director



X. FINANCIAL PROGRESS OF THE PROJECT		
S. No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No.	120001304548
2.	Estimated Cost of the Project including land cost at the start of the Project	8,51,50,000=00
3.	Estimated Development Cost of the Project at the start of the Project.(Excluding Land Cost)	7,84,00,000=00
4.	Any Variation in Development Cost which is declared at the start of the Project .	N/A
5.	Amount received during the Quarter	47,13,211=00
6.	Actual Cost Incurred during the Quarter	92,98,956=00
7.	Net amount at end of the Quarter	1,36,16,946=00
8.	Total expenditure on Project **till date**	9,07,90,336=00

For VINEET HOMES PVT. LTD.

Director

9.	Cumulative fund collected till the end of Quarter in question	
10.	Cumulative expenditure done till the end of Quarter in question	9,07,90,336=00

XI. DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED

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

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

XIV UNITS ALLOCATION DETAILS

For VINEET HOMES PVT. LTD.

Director

Total Number of sanctioned apartments 1 BHK- 2 BHK -08 3 BHK-26 4 BHK- Shop- 08 Bungalow - Plot etc	Details of allotment made so far with Flat number/ Bungalow - Plot etc		Cancellation of flat allotment, If any with Flat number/ Bungalow – Plot etc
	FLAT NO.	FLAT TYPE	
	A-101	3 BHK	
	A-301	3 BHK	
	A-302	3 BHK	
	A-303	3 BHK	
	A-304	3 BHK	
	A-404	3 BHK	
	B-101	3 BHK	
	B-104	3 BHK	
	B-105	2 BHK	
	B-204	3 BHK	
	B-205	2 BHK	
	B-301	3 BHK	
	B-304	3 BHK	
	B-305	2 BHK	
	B-405	2 BHK	

XV. BROCHURE /Prospectus

XVI Grievance Redressal Officer

Name : RAKESH CHANDRA MALHOTRA
Contact No : 9162420949
Email id : malhotrapatna@yahoo.co.in
Address : A-90, Road No. 5, Magistrate Colony Ashiana Nagar Patna 800025

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.

For VINEET HOMES Pvt. LTD.

Director

Signature of Promoter

Name:

Date: