FORM-7 [REGULATION-9]

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

I. PARTICULARS OF PROMOTERS			
Partnership deed No.	138	Name of Firm SRI MATESHWARI CONSTRUCTIONS	
Firm Address :	108, Hariom Commercial Complex, New Dak Bunglow Road, Patna, 800001		
Total Experience of promoter in Real Estate sector	21 Years		
Total Experience in Real Estate after Implementation of RERA	7 Years		
No of Project done Before Implementation of RERA	1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project	6 0 0 0	
No of Project done After Implementation of RERA	1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project	5 0 0 0	

II. PARTICULARS OF PROJECT			
Project Registration Number	BRERAP00026-10/227/R-1523/2023	Name of Project/Phase of Registered Project	MATHURA TOWER
Name of Promoter	SRI MATESHWARI CONSTRUCTIONS	Project Address	NEAR R . P SHARMA INSTITUTE OF TECHNOLOGY
Name of Co-promoter			KOTHAWAN
Project Registration is valid up to	28/09/2028		PATNA
Starting date of Project or Phase of the Project	02/12/2022		
Type of Project or Phase of the Project	1.Residential 2. Commercial 3. Residential-cum-Commercial 4. Plotted project	RESIDENTIAL-CUM-COMMERCIAL	
Period of validity of map by the Competent Authority	29/09/2027		

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 -30	Total Number of Apartments in Landowner's share -10
	1. 1 BHK 2. 2 BHK 3. 3 BHK 4. Shop 5. Bungalow 6. Plot etc.	3BHK	818	40	1. Booked /Allotted – 0 (in this qtr.) Total - 7 2. Sold -	3. Booked/ Alloted - 4. Sold -
					Percentage of booking – 23.33%	Percentage of booking

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:	
		1. Booked/Allotted -	0
1	0	2. Sold -	0

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	NA			
2.	Fire N.O.C.	STATE FIRE DEPT.	01/06/2019	21/08/2019	Already Submitted
3.	Water Supply Permission	SELF			
4.	NOC from Airport Authority of India	NA			
5.	Other Approval(s), if any, required for the Project.				

VI. CONSTRUCTION PROGRESS OF THE PROJECT

1. Plan Case No.**105/22-23**(To beaded 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)	100%	Completed
3.	Podiums (if any)	NA	NA
4.	Plinth	100%	Completed
5.	Stilt Floor	100%	Completed
6.	Slabs of Super Structure	100%	Completed
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows withinFlats /Premises.	15%	31/12/2026
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	10%	30/06/2027
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	30%	30/06/2027
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	0%	30/06/2027
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	0%	30/06/2027

	requirements as me be required to complete project as per Specifications in Agreement of Sale. Any other activities.	

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	YES	0%	30/06/2027
2.	Water Supply	YES	0%	30/06/2027
3.	Sewerage (Chamber, Line, Septic Tank, STP)	YES	0%	30/06/2027
4.	Storm Water Drains	YES	0%	30/06/2027
5.	Landscaping & Tree Planting	YES	0%	30/06/2027
6.	Street Lighting	YES	0%	30/06/2027
7.	Community Buildings	NO	NA	NA
8.	Treatment and Disposal of Sewage and Sullage Water	YES	0%	30/06/2027
9.	Solid Waste Management & Disposal	YES	0%	30/06/2027
10.	Water Conservation / Rain Water Harvesting	YES	0%	30/06/2027
11.	Energy Management	YES	0%	30/06/2027

12.	Fire Protection and Fire Safety Requirements	YES	0%	30/06/2027
13.	Closed Parking	YES	45%	30/06/2027
14.	Open Parking	YES	0%	30/06/2027
15.	Electrical Meter Room, Sub-Station, Receiving Station	YES	0%	30/06/2027
16.	Others (Option to Add More)			

VIII. A EXTERNAL AND INTERNAL DEVELOPMENT WORKS IN CASE OF PLOTTED DEVELOPMENT

		PROPOSED YES/NO.	PERCENTAGE OF ACTUAL WORK DONE (As on date of certificate)	Expected Completion date in (dd/mm/yy) Format
1.	Internal Roads and foot paths	NA		
2.	Water Supply	NA		
3.	Sewerage Chambers Septic Tank	NA		
4	Drains	NA		
5.	Parks, Land Scaping and Tree Planting	NA		
6.	Street Lighting	NA		
7.	Disposal of sewage & sullage water	NA		
8.	Water conservation/Rain Water Harvesting	NA		
9.	Energy Management	NA		

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

X.	FINANCIAL PROGRESS OF THE PROJECT	
S. No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No.	922020009106726
2.	Estimated Cost of the Project including land cost at the start of the Project	160000000
3.	Estimated Development Cost of the Project at the Start of the Project. (Excluding Land Cost)	128203000
4.	Any variation in Development Cost which is declared At the start of the Project.	
5.	Amount received during the Quarter	2479703
6.	Actual Cost Incurred during the Quarter	1984564
7.	Net amount at end of the Quarter	495139
8.	Total expenditure on Project **till date**	64852750
9.	Cumulative fund collected till the end of Quarter in question	14754809
10.	Cumulative expenditure done till the end of Quarter in question	64852750

XI.	DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED/DETAILS OF LOAN TAKEN BY PROMOTERS AGAINST THE PROJECT, If any
NA	

XII. MISCELLANEOUS		
A	List of Legal Cases (if any) - On Project / Promoter	NO
1.	Case No.	NA
2.	Name of Parties	NA
3.	No of execution Cases against this project Case No. Name of Parties	NA
4.	No. of Suo- Moto cases against this project Case No. Name of Parties	NA
5.	No of Certificate cases /PDR cases against this project Case No. Name of Parties	NA
B	Sale/Agreement for Sale during the Quarter	
1.	Sale Deed	0
2.	Agreement for Sale	1
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?

Answer – The Project in Progress is as per time Schedule. kindly find mile stone chart attached below.



XIV. UNITS ALLOCATION DETAILS		
Total Number of sanctioned apartments 1 BHK – 2 BHK, - 3 BHK 4 BHK - Shop – Bungalow – Plot etc	Details of allotment made so far with Flat number/ Bungalow – Plot etc 206,207, 211,306,307,312,407.	Cancellation of flat allotment, If any with Flat number/ Bungalow – Plot etc 311
XV. BROCHURE /Prospectus – Attached below.		
XVI Grievance Redressal Officer **Name :** **Contact No :** **Email id :** **Address :**		

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 Sri Mateshwari Constructions

Signature of Promoter

Managing Partner

Name: LAXMI

Date: 14.01.2025

MILE STONE CHART												
WORK DETAIL ↓	PROJECT = MATHURA TOWER → EXPECTED DATE FOR COMPLETION WORK											
Piling Work	Feb 2023 to Mar 2023											
Foundation Work		Apr 2023 to June 2023										
Basement cast			July 2023 to Sept. 2023									
Structure Work Completed				Oct 2023 to Apr 2024								
Brick Work					May 2024 to Nov 2024							
Plastering Work (Internal)						Dec 2024 to Apr 2025						
Plastering Work (External)							May 2025 tp Agu 2025					
Window Fitting								Sept 2025 to Dec 2025				
Floor Covering Work									Jan 2026 to June 2026			
Electric Work (Conduct + Cable Pulling)										July 2026 to Nov 2026		
Plumbing Work Fitting											Dec 2026 to May 2027	
Painting Work (Internal + External)												June 2027 to Nov 2027

APPROVED RERA APPROVED

MATHURA TOWER

COMMERCIAL CUM RESIDENTIAL TOWER

Good Living Made Easy





Sri Mateshwari Constructions

MATHURA
TOWER

Premium retail space & 2-3 BHK flats
in the heart of the city.



Comfort, Convenience,
good construction quality
& Finishing

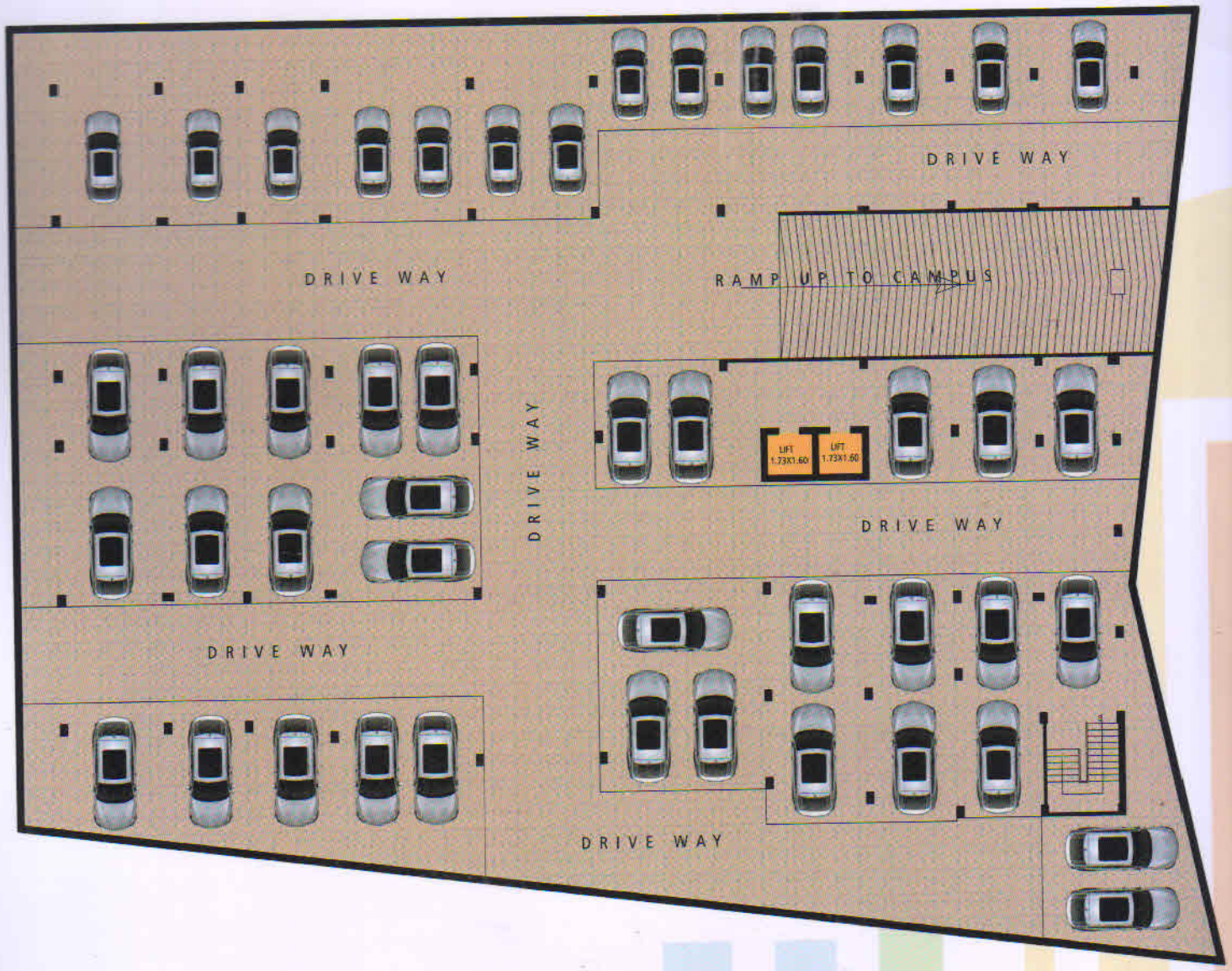
Quality of Project

- Fully lighted and airy all flat.
- Near Police Chawki & Railway Station.
- No water logging area.
- 24 Hours communication from any other place.
- Nearer to best Schools of Patna.
- A number of Nursing Homes nearer to the project.


The best in the Business

MATHURA
TOWER

LAYOUT PLAN
(BASEMENT)



LAYOUT PLAN
(2ND TO 4TH FLOOR)

Sri Mateshwari Constructions

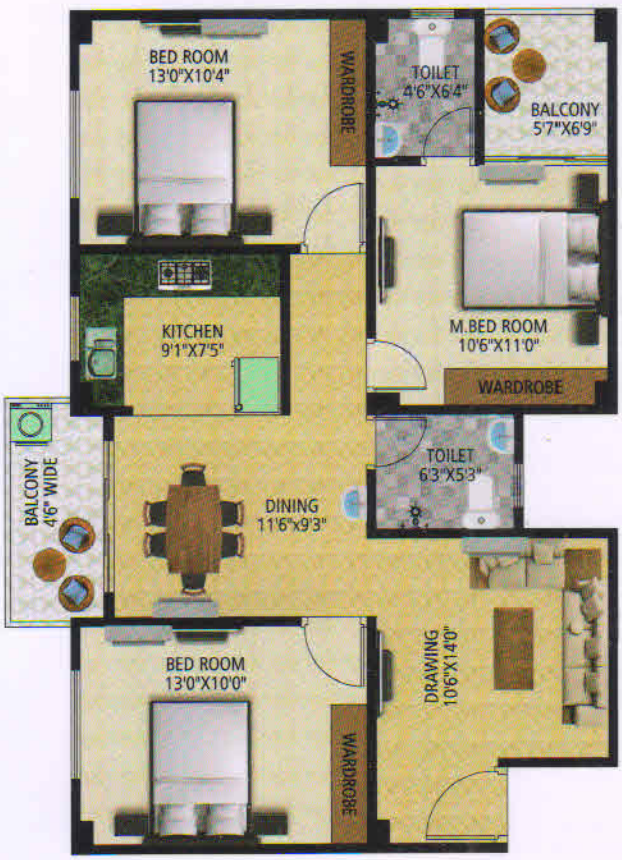


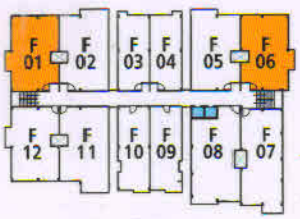
FLAT NO.	BHK	CARPET AREA	BALCONY AREA	WALL AREA	BUILT UP AREA	TOTAL AREA
01	3-BHK	824.00 Sft	83.00 Sft	53.00 Sft	960.00 Sft	1248.00 Sft
02	3-BHK	834.00 Sft	87.00 Sft	52.00 Sft	973.00 Sft	1265.00 Sft
03	2-BHK	577.00 Sft	32.00 Sft	37.00 Sft	646.00 Sft	840.00 Sft
04	2-BHK	577.00 Sft	32.00 Sft	37.00 Sft	646.00 Sft	840.00 Sft
05	3-BHK	834.00 Sft	87.00 Sft	52.00 Sft	973.00 Sft	1265.00 Sft
06	3-BHK	824.00 Sft	83.00 Sft	53.00 Sft	960.00 Sft	1248.00 Sft
07	3-BHK	945.00 Sft	88.00 Sft	55.00 Sft	1088.00 Sft	1415.00 Sft
08	3-BHK	965.00 Sft	88.00 Sft	57.00 Sft	1110.00 Sft	1443.00 Sft
09	2-BHK	634.00 Sft	47.00 Sft	39.00 Sft	720.00 Sft	936.00 Sft
10	2-BHK	634.00 Sft	47.00 Sft	39.00 Sft	720.00 Sft	936.00 Sft
11	3-BHK	852.00 Sft	98.00 Sft	53.00 Sft	1003.00 Sft	1304.00 Sft
12	3-BHK	818.00 Sft	82.00 Sft	51.00 Sft	951.00 Sft	1236.00 Sft



MATHURA
TOWER

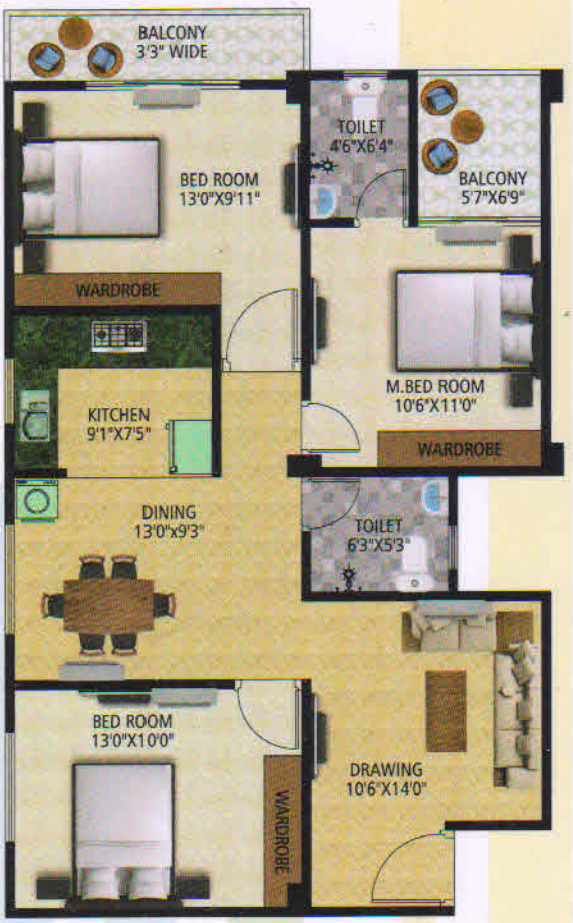
FLAT LAYOUT
(2ND TO 4TH FLOOR)

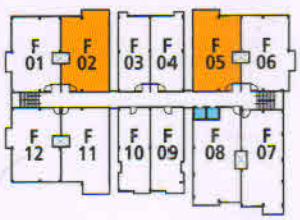




Flat # 01/06
Total Area **1248.00** sq.ft.

3 Bedrooms | 2 Toilets
2 Balconies



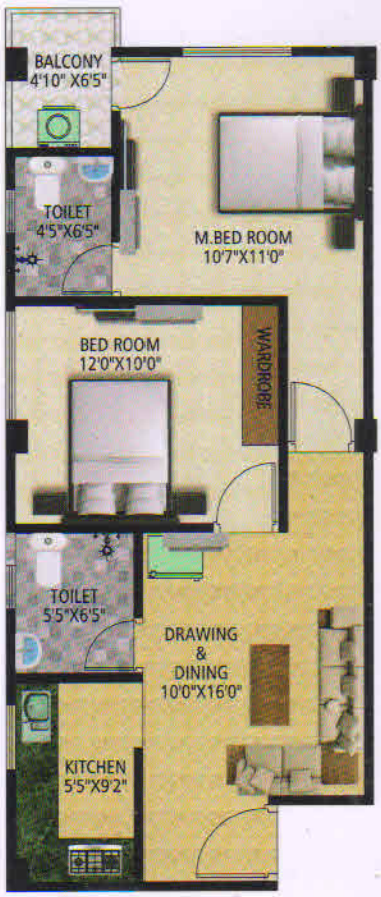


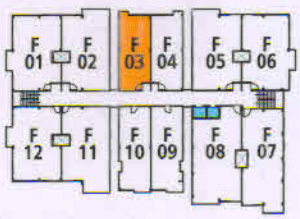
Flat # 02/05
Total Area **1265.00** sq.ft.

3 Bedrooms | 2 Toilets
2 Balconies

FLAT LAYOUT
(2ND TO 4TH FLOOR)

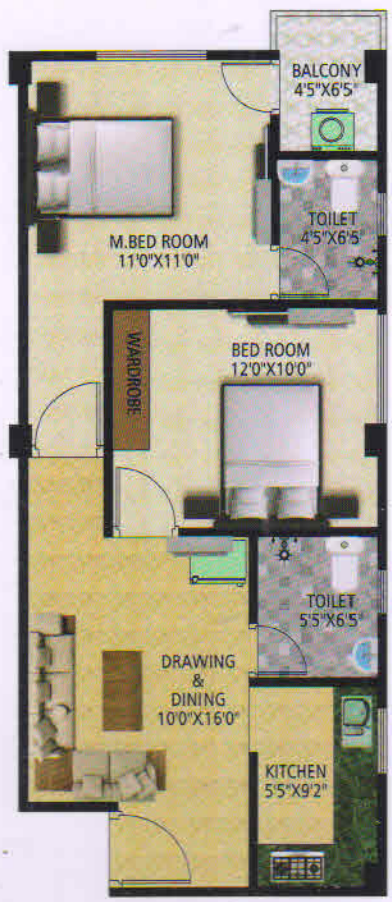
Sri Mateshwari Constructions

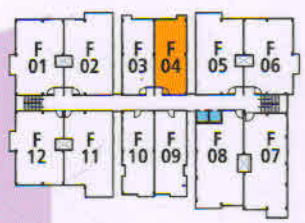




Flat # 03
Total Area **840.00** sq.ft.

2 Bedrooms | 2 Toilets
1 Balcony





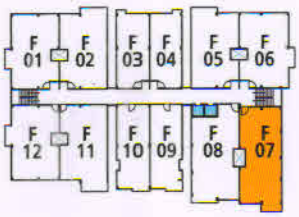
Flat # 04
Total Area **840.00** sq.ft.

2 Bedrooms | 2 Toilets
1 Balcony

MATHURA TOWER

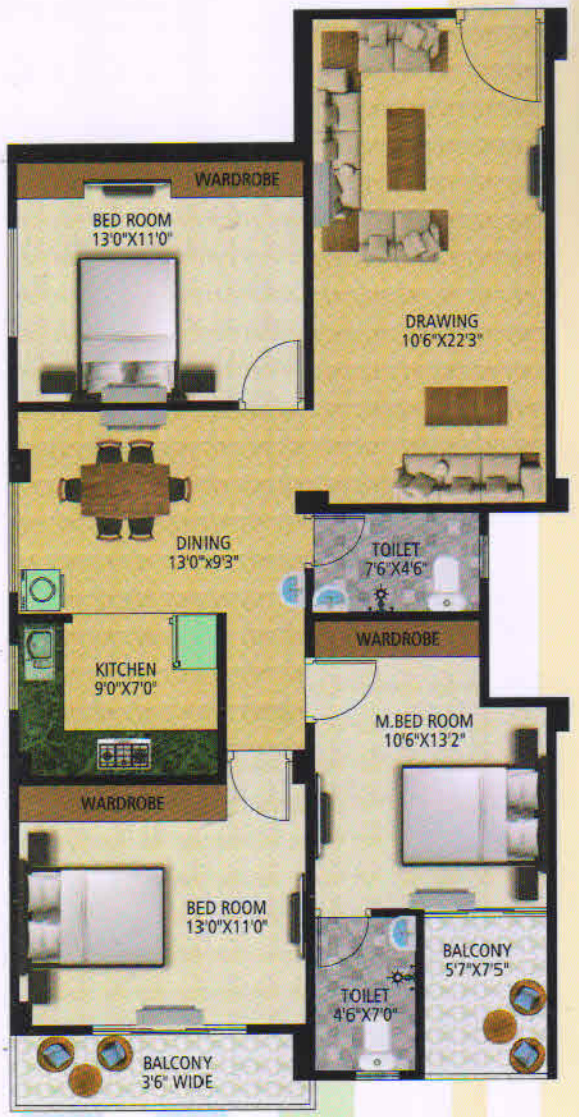
FLAT LAYOUT
(2ND TO 4TH FLOOR)

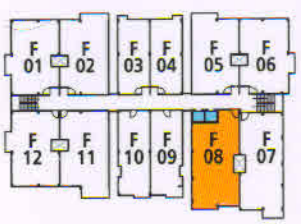




Flat # 07
Total Area 1415.00 sq.ft.

3 Bedrooms | 2 Toilets
2 Balconies



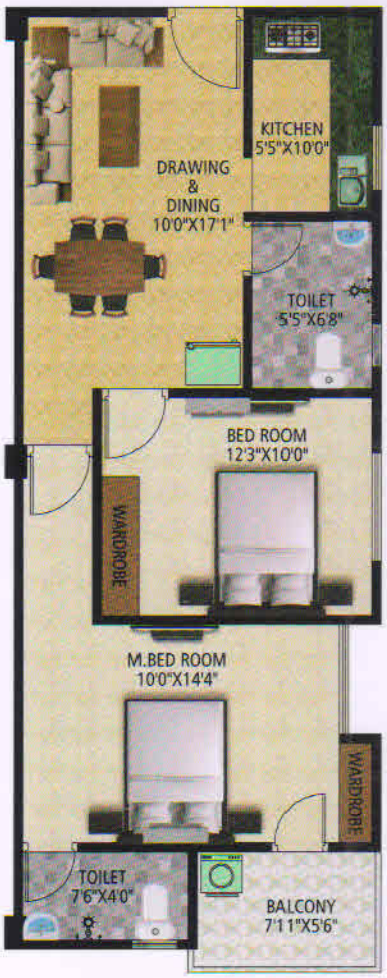


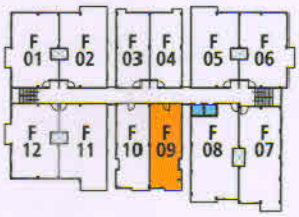
Flat # 08
Total Area 1443.00 sq.ft.

3 Bedrooms | 2 Toilets
2 Balconies

FLAT LAYOUT
(2ND TO 4TH FLOOR)

Sri Mateshwari Constructions



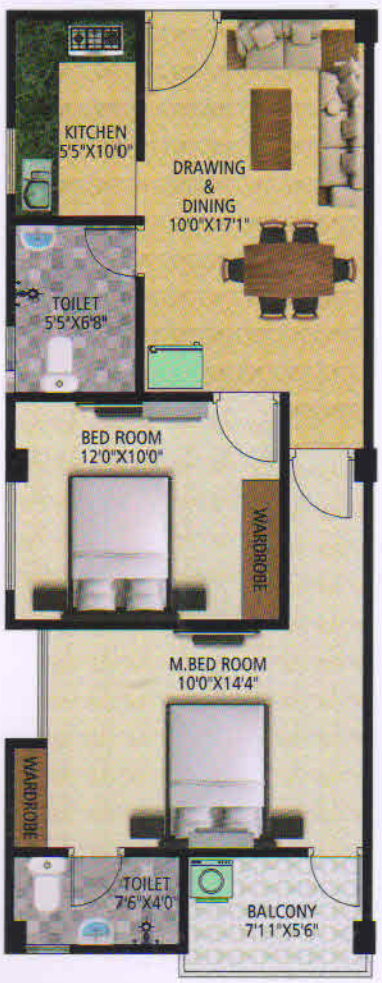


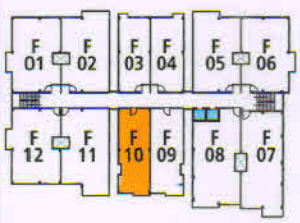
Flat # 09

Total Area **936.00** sq.ft.

2 Bedrooms | 2 Toilets

1 Balcony





Flat # 10

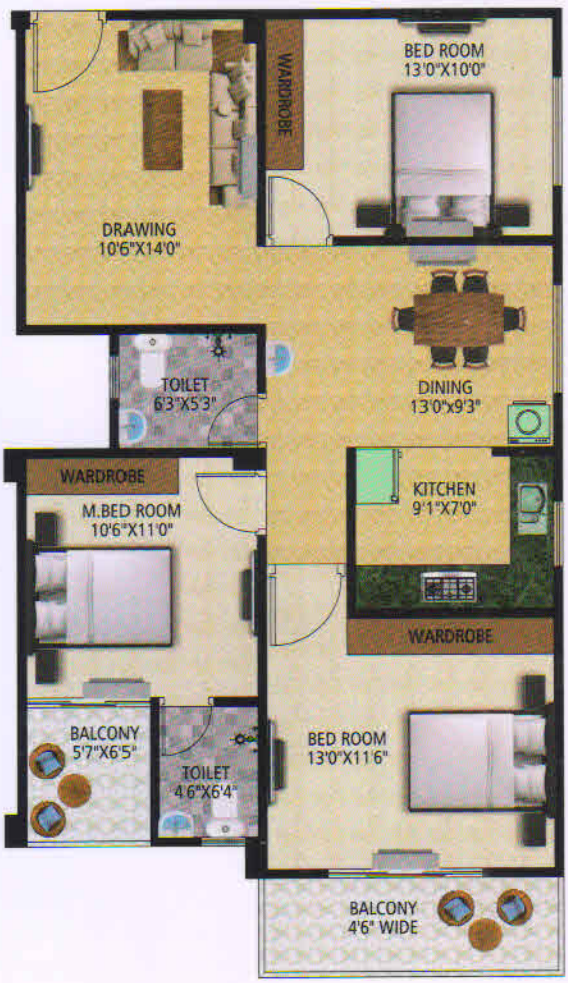
Total Area **936.00** sq.ft.

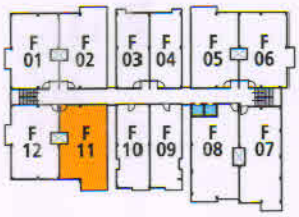
2 Bedrooms | 2 Toilets

1 Balcony

MATHURA TOWER

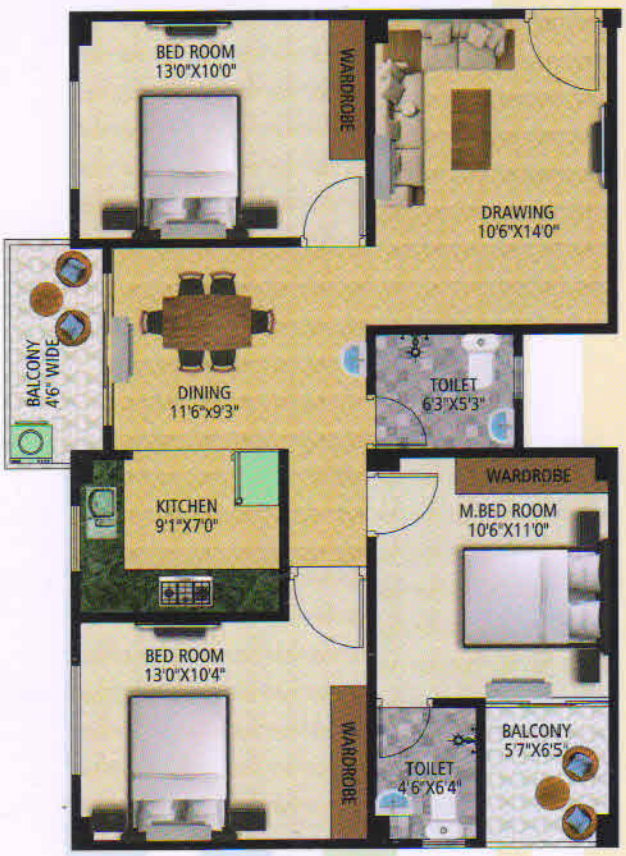
FLAT LAYOUT
(2ND TO 4TH FLOOR)

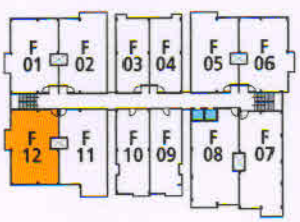




Flat # 11
Total Area **1304.00** sq.ft.

3 Bedrooms | 2 Toilets
2 Balconies





Flat # 12
Total Area **1236.00** sq.ft.

3 Bedrooms | 2 Toilets
2 Balconies

Specifications

Sri Mateshwari Constructions

STRUCTURE	:	RCC Frame Structure with Earthquake resistance.
SUPER STRUCTURE	:	1st Class Brick work in Cement Sand Mortar.
FLOORING	:	Vitrified Tiles Flooring inside the Flat. Except Toilet & Kitchen.
DOORS & WINDOWS	:	Chowkhat of Salwood, Door Shutter will be of Flush Door Painted with two coats of enamel paint. Fully Glazed window with uPVC/aluminium frame.
KITCHEN	:	Kitchen top will be of Granite Stone with Steel Sink, Glaze Tiles dodo upto 2' hight from working plateform & Floor will be Ceramic Tiles.
TOILETS	:	Glazed Tiles on wall up to Lintel level, Floor will be Ceramic tiles, Chinaware will be of Hindware/Parryware make and C.P fitting will be ESSCO/Hindware/Parryware.
ELECTRICAL	:	Copper Wiring in Concealed P.V.C Conduits. Power Plug in D/D, Bedrooms, Toilets and Kitchen.
FINISHING	:	All walls will be finished with Wall Putty.
SERVICE	:	Telephone Point (not connection) in each flat. PBX facility from each flat to security point.
WATER	:	24 Hours water supply from own Tube well.
POWER BACKUP	:	300Watts Power in each flat from silent Gen-Set.
LOANS	:	Loan facility available from Bank / Financial Institution.
NOTE	:	Payment are to be made by Cheque/Bank Draft in favour of Sri Mateshwari Constructions at Patna.

Features of Building & Common Areas

Parking Space	Sufficient car parking Space provided for all flats and their easy movement to enter and exit the building.
Water Supply	Round the clock water supply, insulated water tanks.
Lift	Of a known, reliable, branded company.
Generator with auto-changer	Suitable capacities silent generator with auto-changer, to be installed.

AMENITIES YOU DESERVE


24x7 Water Supply


24x7 Power Back Up


Security


2 Lifts


Car Parking


Visitors Car Parking


Intercom


Earthquake Resistant Structure Design


Own Transformer


Heat Treatment


Fire Safety


Waterproof

Note: Extra charges for cupboards, shelves, extra electrical points, power plugs, telephone points and modifications or alterations other than agreement shall be borne by flat purchasers only.
Registration charges, GST extra.

PAYMENT SCHEDULE

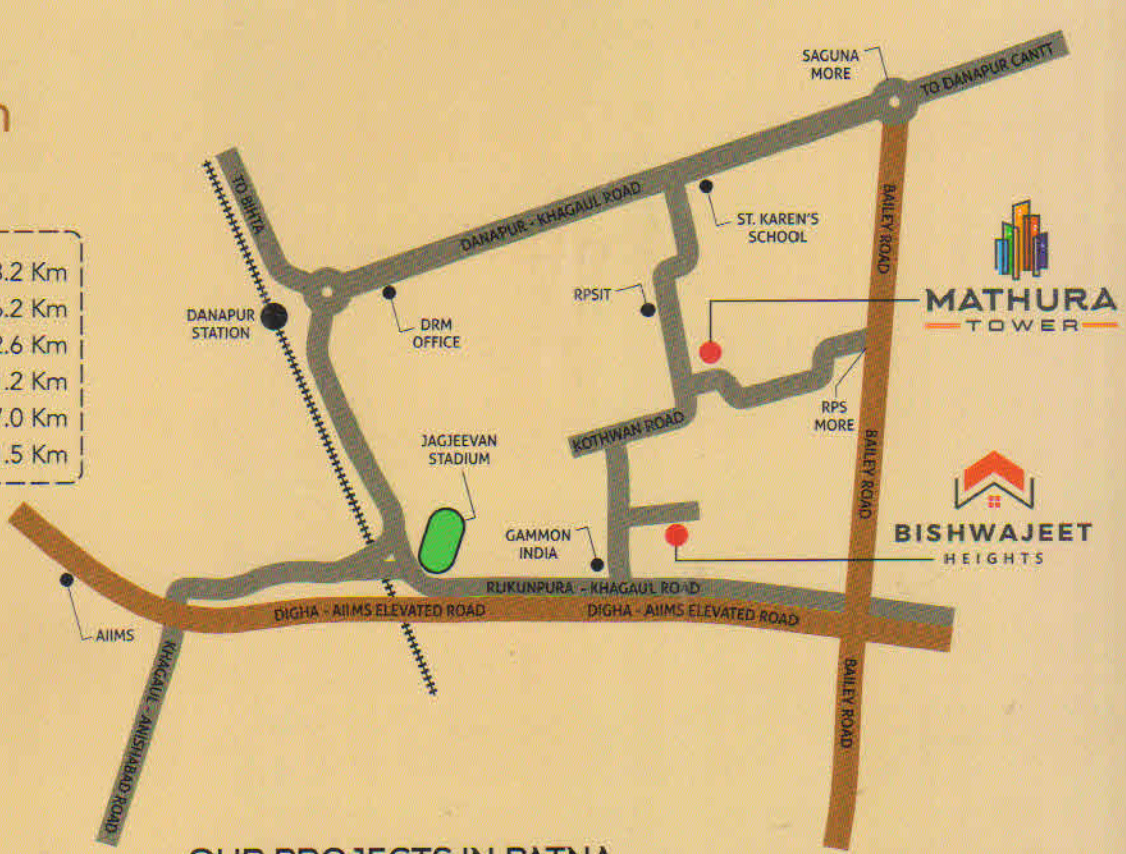
- At the time of Booking.....10% of sale price
- After completion of Foundation.....20%
- After completion of Ground Floor Slab.....10%
- After completion of 1st Floor Slab.....10%
- After completion of 2nd Floor Slab.....10%
- After completion of 3rd Floor Slab.....10%
- After completion of 4th Floor Slab.....10%
- After completion of Brick Work.....10%
- After completion of Plaster Work.....5%
- One Month before Possession.....5%

Location

Not to scale

Distances From

Danapur Rly Station	3.2 Km
Patliputra Rly Station	6.2 Km
Saguna More	2.6 Km
St. Karen's	1.2 Km
AIIMS	7.0 Km
RPS More	1.5 Km



OUR PROJECTS IN PATNA



Girja Complex
Near Patna Central School, Jaganpura, Patna



Jamuna Tower
Ashok Nagar, Patna



Mateshwari Residency
Near Patna Central School, Bypass, Patna



SINGH VILLA
Gola Road, Patna



BISHWAJEET HEIGHT
Kothwan, Danapur, Patna

Sri Mateshwari Constructions

SRI MATESHWARI CONSTRUCTIONS
Registered Office
108, Hariom Commercial Complex
New Dakbunglow Road, Patna - 800 001 (Bihar)
0612-2216335, 9334117578
9334837720, 7634814814

Architect :
A.R. & ASSOCIATES
Kailash Niwash, Bhikhna Pahari
Patna 800004
Mob. : 9771344539

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