MV REALCON PVT. LTD

CIN : U45201BR2007PTC046123
GST : 10AAFCM3283P1ZA
PAN : AAFCM3283P

#410, 4th Floor, Ozone Plaza, Service Road, RPS More, Bailey Road, Danapur, Patna, Bihar – 801503.

To,
The Chairman,
Real Estate Regulatory Authority,
Bihar, Patna.

SUB: Submission of Quarterly Report of **Fourth Quarter (2022-2023) ie. 01.01.2023 to 31.03.2023** of "**SILVER OAK**", Opp. RPS Engineering College, Kothwan, Patna, Project Registration Number. **BRERAP00914-2/76/R-1207/2021**

Dear Sir,

With reference to the above mentioned subject and as per the requirement of quarterly reports compliance, we are hereby submitting the project quarterly Report for the **Fourth Quarter (2022- 2023)** for the project named "**SILVER OAK**" Situated at Kothwan, P.S. and P.O.-Khagaul, District-Patna in the State of Bihar, land bearing Mauza–Kothwan, Thana No. 37 (Thirty Seven), Khata No. 148 and 160 (One Forty Eight and One Hundred Sixty), Part of Survey Plot No. 64, 70 and 67 and (Sixty Four, Seventy and Sixty Seven) and Tauzi–Bihar Government.

A detailed quarterly report of the project is attached along with this letter as Annexure - A.

Kindly acknowledge the receipt of the same.

Thanking You,
M V Realcon Pvt. Ltd.

M V REALCON PVT. LTD.

Director

DIRECTOR.

ANNEXURE-A

Quarterly progress report for quarter ending March 2023 (Year)

I. PARTICULARS OF PROJECT			
Project Registration Number	BRERAP00914-2/76/R-1207/2021	Name of Project/Phase of Registered Project	SILVER OAK
Name of Promoter	M V Realcon Pvt. Ltd.	Project Address	Opp. RPS Engineering College, Kothwan, Patna
Name of Co-promoter			
Project Registration is valid up to	10-03-2026		
Starting date of Project or Phase of the Project	13-09-2021		
Type of Project or Phase of the Project	1. Residential 2. Commercial 3. Residential-cum-Commercial 4, Plotted project	Residential	
Period of validity of map by the Competent Authority			

II. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS					
Building/Block Number	Apartment Type		Carpet Area	Total Number of sanctioned apartments	Total Number of Apartments - **117**
	1. 2 BHK - 2. 3 BHK - 3. 3 BHK - 4. 3 BHK - 5. Shop - 6. Penthouse - 7. Plot etc. -	18 20 40 36 3	727.43 886.41 894.81 962.73	117	1. Booked/ Allotted-26 2. Sold -

III. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES			
Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	117
		1. Booked/Allotted -	26
	117	2. Sold -	

IV. 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	State Level Environment Impact Assessment Authority, Bihar	11/02/2020	22/04/2020	
2.	Fire N.O.C.	State Fire Officer	27/12/2019	24/01/2020	

3.	Water Supply Permission				
4.	NOC from Airport Authority of India	Airports Authority of India		21/01/2020	
5.	Other Approval(s), if any, required for the Project.				

V. CONSTRUCTION PROGRESS OF THE PROJECT

1. Plan Case 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)	90%
2.	Basements (if any)	50%
3.	Podiums (if any)	10%
4.	Plinth	25%
5.	Stilt Floor	25%
6.	Slabs of Super Structure	45%
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	10%
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	20%
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	0%
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%

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

VI. 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)	Details
(1)	(2)	(3)	(4)	(5)
1.	Internal Roads & Footpaths	YES	0%	
2.	Water Supply	YES	0%	
3.	Sewerage (Chamber, Line, Septic Tank, STP)	YES	0%	
4.	Storm Water Drains	YES	0%	
5.	Landscaping & Tree Planting	YES	0%	
6.	Street Lighting	YES	0%	
7.	Community Buildings			
8.	Treatment and Disposal of Sewage and Sullage Water	YES	0%	
9.	Solid Waste Management & Disposal	YES	0%	
10.	Water Conservation / Rain Water Harvesting	YES	0%	
11.	Energy Management			
12.	Fire Protection and Fire Safety Requirements	YES	0%	
13.	Closed Parking	YES	0%	

14.	Open Parking	NO		
15.	Electrical Meter Room, Sub-Station, Receiving Station	YES	0%	
16.	Others (Option to Add More)			

VI	A EXTERNAL AND INTERNAL DEVELOPMENT WORKS IN CASE OF PLOTTED DEVELOPMENT			
		PROPOSED YES/NO.	PERCENTAGE OF ACTUALWORK DONE (As on date of certificate)	Details
1.	Internal Roads and foot paths	NO		
2.	Water Supply	NO		
3.	Sewerage Chambers Septic Tank	NO		
4	Drains	NO		
5.	Parks, Land Scaping and Tree Planting	NO		
6.	Street Lighting	NO		
7.	Disposal of sewage & sullage water	NO		
8.	Water conservation/Rain Water Harvesting	NO		
9.	Energy Management	NO		

VII.	GEO TAGGED AND DATE PHOTOGRAPH OF(EACH BLOCK) OF THE PROJECT		
(A)	Sr. No.		
	1.	Front Elevation	Attached
	2.	Rear Elevation	Attached

	3.	Side Elevation	Attched
(B)		Photograph of each floor	Attached

VIII. FINANCIAL PROGRESS OF THE PROJECT		
S. No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No. (Axis Bank-920020048388903)	
2.	Estimated Cost of the Project including land cost at the start of the Project	Rs. 37,68,06,000/-
3.	Amount received during the Quarter	Rs. 2,79,99,864/-
4.	Actual Cost Incurred during the Quarter	Rs. 2,81,62,457/-
5.	Net amount at end of the Quarter	
6.	Total expenditure on Project **till date**	Rs. 12,15,82,105/-
7.	Cumulative fund collected till the end of Quarter in question	
8.	Cumulative expenditure done till the end of Quarter in question	

IX. DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED

X. MISCELLANEOUS		
A	List of Legal Cases (if any)	
1.	Case No.	
2.	Name of Parties	
B	Sale/Agreement for Sale during the Quarter	
1.	Sale Deed	
2.	Agreement for Sale	9
XI. PERCENTAGE OF WORK ALONG WITH MILESTONE CHART		
Weather the project in progress is as per time schedule or lagging behind?		

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.

M V REALCON PVT. LTD.

Director

Signature of Promoter

Name : ABHISHEK KUMAR

GPS Map Camera
Patna, Bihar, India
J23X+XFF, Kothawan Rd, RPS Nagar, Kaliket Nagar,
Patna, Bihar 801503, India
Lat 25.605441°
Long 85.048658°
05/04/23 03:07 PM GMT +05:30
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