FORM-7

[REGULATION-9]

Quarterly Progress Report for quarter ending 31st March of 2025 (Year)

I. PARTICULARS OF PROMOTERS	
Promoter's Registration Number/CIN No.	U452001BR2012PTC018304
Firm Address:	E-85 PEOPLE'S CO-OPERATIVE COLONY KANKARBAGH ,PATNA-800020
Total Experience of promoter in Real Estate Sector	6 Years
Total Experience in Real Estate After Implementation of RERA	6 Years
No of Project done Before Implementation of RERA	No Any
No of Project done After Implementation of RERA	1. LUV KUSH ENCLAVE 2. DEVENDRA GREEN CITY

II. PARTICULARS OF PROJECT	
Project Registration Number	BRERAP00429-2/569/R-314/2018
Name of Project/Phase of Registered Project	DEVENDRA GREEN CITY
Name of Promoter	MAHENDRA GREEN HOMES PVT. LTD.
Project Address	SH-01, ABDULLAHCHAK, PATNA GAYA ROAD,PATNA PLOT No-411,412,414,415,418,419,420,421,422,423, SAMPATCHAK, PATNA, DIST-PATNA
Project Registration is valid up to	30/11/2023
Starting date of Project or Phase of the Project	30/10/2018
Type of Project or Phase of the Project	Mixed Development (Residential and Commercial)
Period of validity of map by the Competent Authority	Three years from the date of passing of MAP

III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building/Block Number	Apartment Type	Carpet Area (In Sqm)	Total Number of sanctioned apartments	Total Number of Apartments in Promoter's share– 297		Total Number of Apartments in Landowner's share– 242	
				Booked	AFS Executed	Booked	AFS Executed
Devendra Green City Block- A	3 BHK	1328.00	81				
Devendra Green City Block- A	3 BHK	1560.00	50				
Devendra Green City Block- B	2 BHK	1062.00	14				
Devendra Green City Block- B	2 BHK	1060.00	14				
Devendra Green City Block- B	3 BHK	1212.00	84				
Devendra Green City Block- B	3 BHK	1492.00	14				
Devendra Green City Block- C	3 BHK	1231.00	14				
Devendra Green City Block- C	3 BHK	1465.00	14				
Devendra Green City Block- C	4 BHK	1680.00	14				
Devendra Green City Block- C	4 BHK	1765.00	14				
Devendra Green City Block- C	4 BHK	1776.00	14				

III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building/Block Number	Apartment Type	Carpet Area (In Sqm)	Total Number of sanctioned apartments	Total Number of Apartments in Promoter's share– 297		Total Number of Apartments in Landowner's share– 242	
				Booked	AFS Executed	Booked	AFS Executed
Devendra Green City Block- B	4 BHK	1705.00	14				
Devendra Green City Block- D	1 BHK	345.00	36				
Devendra Green City Block- D	1 BHK	365.00	36				
Devendra Green City Block- D	1 BHK	409.00	12				
Devendra Green City Block- D	2 BHK	739.00	60				
Devendra Green City Block-D	2 BHK	767.00	12				
Total no.			539	73	35	00	00
Percentage of total Units				24.57 %of total units	11.78 % of total units	00 %of total units	00 %of total units

IV. DETAILS OF ASSOCIATION OF ALLOTTEES :

Mandatory in case the booking percentage exceeds 50% of the total sanctioned flats/plots/buildings/commercial space

- **Note: - Association of Allottee not be made because, booking percentage not exceeds 50% yet.**

V. CANCELLATION OF FLAT ALLOTMENT, IF ANY WITH FLAT NUMBER/BUNGALOW /PLOT NO. /OFFICE SPACE/SHOP/ETC.

(A) Cancelled by Allotees	(B) Cancelled by Promoters
No Any	**No Any**

VI. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES/ PARKING SPACE		
Building Wise/ Block Number	**Total Number of Sanctioned Garages/ Parking Space**	**Total Number of Garages/Parking Space:** **1. Booked/Allotted -**
Devendra Green City		

VII. DETAILS OF BUILDING APPROVALS					
Already filed along with Registration Application					
S. No.	Name of the Approval / N.O.C./ Permission / Certificate	Issuing Authority	Validity Upto		Attach Copy
1.	Environment Clearance				
2.	Fire N.O.C.				
4.	Airport Authority of India NOC				
5.	Water Supply Permission				
6.	Other Approval(s), if any, required for the Project.				

VIII. PROGRESS OF THE PROJECT – INTERNAL INFRASTRUCTURE DEVELOPMENT

In case of more than one Block/Building/Apartments/Plots/Bungalow, the details have to be filled for each Block separately

1. Plan Case Number- Devendra Green City(To beaded for each Building / Wing)

Block- B Construction progress given below:

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 (4)
1.	Excavation (if any)	**100%**	**10/03/2025**
2.	Basements (if any)	**85%** **Roof casting work complete**	**30/12/2025**

3.	Podiums (if any)	**NA**	
4.	Plinth	**100%**	**09-02-2024**
5.	Stilt Floor	**0%**	**12-04-2025**
6.	Slabs of Super Structure	**85%** **Slabs of super structure complete till 13thfloor(B block)**	**01-05-2026**
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	**28%**	**06-04-2027**
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	**28%**	**01-04-2026**
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	**40%**	**04-09-2026**
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	**25%**	**04-05-2026**
11.	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per prescribed norms.	**0%**	**02-10-2027**
12.	N.O.C, Electrical fittings, Mechanical Equipment, compliance to conditions of environment as per prescribed norms		
13.	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 project as per Specifications in Agreement of Sale. Any other activities.		
14.	Overall Percentage of Actual Work Done and final completion date		

VIII. PROGRESS OF THE PROJECT – INTERNAL INFRASTRUCTURE DEVELOPMENT
In case of more than one Block/Building/Apartments/Plots/Bungalow, the details have to be filled for each Block separately

1. Plan Case Number- Devendra Green City(To beaded for each Building / Wing)
Block- D Construction progress given below:

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 (4)
1.	Excavation (if any)	**100%**	**10/03/2025**
2.	Basements (if any)	**00**	**10/7/2025**
3.	Podiums (if any)	**NA**	
4.	Plinth	**100%**	**09-02-2024**
5.	Stilt Floor	**0%**	**12-09-2025**
6.	Slabs of Super Structure	**0%**	**01-05-2026**
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	**0%**	**06-04-2027**
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	**0%**	**01-04-2026**
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	**0%**	**04-09-2026**
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	**0%**	**04-05-2026**
11.	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per prescribed norms.	**0%**	**02-10-2027**
12.	N.O.C, Electrical fittings,		

	Mechanical Equipment, compliance to conditions of environment as per prescribed norms		
13.	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 project as per Specifications in Agreement of Sale. Any other activities.		
14.	Overall Percentage of Actual Work Done and final completion date		

VIII. PROGRESS OF THE PROJECT – INTERNAL INFRASTRUCTURE DEVELOPMENT
In case of more than one Block/Building/Apartments/Plots/Bungalow, the details have to be filled for each Block separately

1. Plan Case Number- Devendra Green City(To be added for each Building / Wing)
Block- C Construction progress given below:

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 (4)
1.	Excavation (if any)	**100%**	**10/03/2025**
2.	Basements (if any)	**75%**	**10/6/2025**
3.	Podiums (if any)	**NA**	
4.	Plinth	**100%**	**09-02-2024**
5.	Stilt Floor	**0%**	**12-08-2025**
6.	Slabs of Super Structure	**0%**	**01-05-2026**

7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	**0%**	**06-04-2027**
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	**0%**	**01-04-2026**
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	**0%**	**04-09-2026**
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	**0%**	**04-05-2026**
11.	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per prescribed norms.	**0%**	**02-10-2027**
12.	N.O.C, Electrical fittings, Mechanical Equipment, compliance to conditions of environment as per prescribed norms		
13.	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 project as per Specifications in Agreement of Sale. Any other activities.		
14.	Overall Percentage of Actual Work Done and final completion date		

- **(Note In Block A all Construction activity yet to start)**

IX. EXTERNAL INFRASTRUCTURE DEVELOPMENT WORKS - PROGRESS RELATED TO AMENITIES AND COMMON AREA				
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	0%	10/05/2026
2.	Water Supply	Yes	15%	08/09/2025
3.	Sewerage (Chamber, Line, Septic Tank, STP)	Yes	0%	28/04/2026
4.	Storm Water Drains	Yes		18/04/2026
5.	Land scaping & Tree Planting	Yes		16/02/2026
6.	Street Lighting	Yes		15/12/2025
7.	Community Buildings	Yes		14/03/2026
8.	Treatment and Disposal of Sewage and Sullage Water	Yes		26/05/2026
9.	Solid Waste Management & Disposal	No		
10.	Water Conservation/Rain Water Harvesting	Yes	0%	18/04/2026
11.	Energy Management	Yes		24/05/2026
12.	Fire Protection and Fire Safety Requirements	Yes	0%	**10/03/2026**
13.	Closed Parking	Yes	0%	**14/03/2026**
14.	Open Parking	No		
15.	Electrical Meter Room, Sub-Station, Receiving Station	Yes	0%	**16/05/2026**
16.	Others(Option to Add More)	No		
17.	Overall Percentage of Actual Work Done and final completion date	Yes	2.14 %	**16/05/2026**

X. EXTERNAL AND INTERNAL DEVELOPMENT WORKS IN CASE OF PLOTTED DEVELOPMENT
Not Applicable because our project is Mixed Development (residential and commercial).

XI. Financial Progress of the Project

S.No. (1)	Particulars (2)	Amount (in Rs.) (3)
1	Project Account No.	37904834710
2	Estimated Cost of the Project including land cost at the start of the Quarter	1,15,58,00,000.00 /-
3	Estimated Development Cost of the Project at the Start of the Project (Excluding Land Cost)	980026000/-
4	Any Variation in Development Cost which is declared at the start of the Project.	1,25,58,00,000.00 /-
5	Amount received during the Quarter	87,32,385.00/-
6	Actual Cost Incurred during the Quarter	84,04,598.00/-
7	Net amount at end of the Quarter	27,74,249.00/-
8	Total expenditure on Project till date	11,65,73,251.00/-
9	Cumulative fund collected till the end of Quarter in question	11,69,30,787.00/-
10	Cumulative expenditure done till the end of Quarter in question	11,65,73,251.00/-
11	Percentage of Expenditure incurred of the total Estimated development cost of the project.	

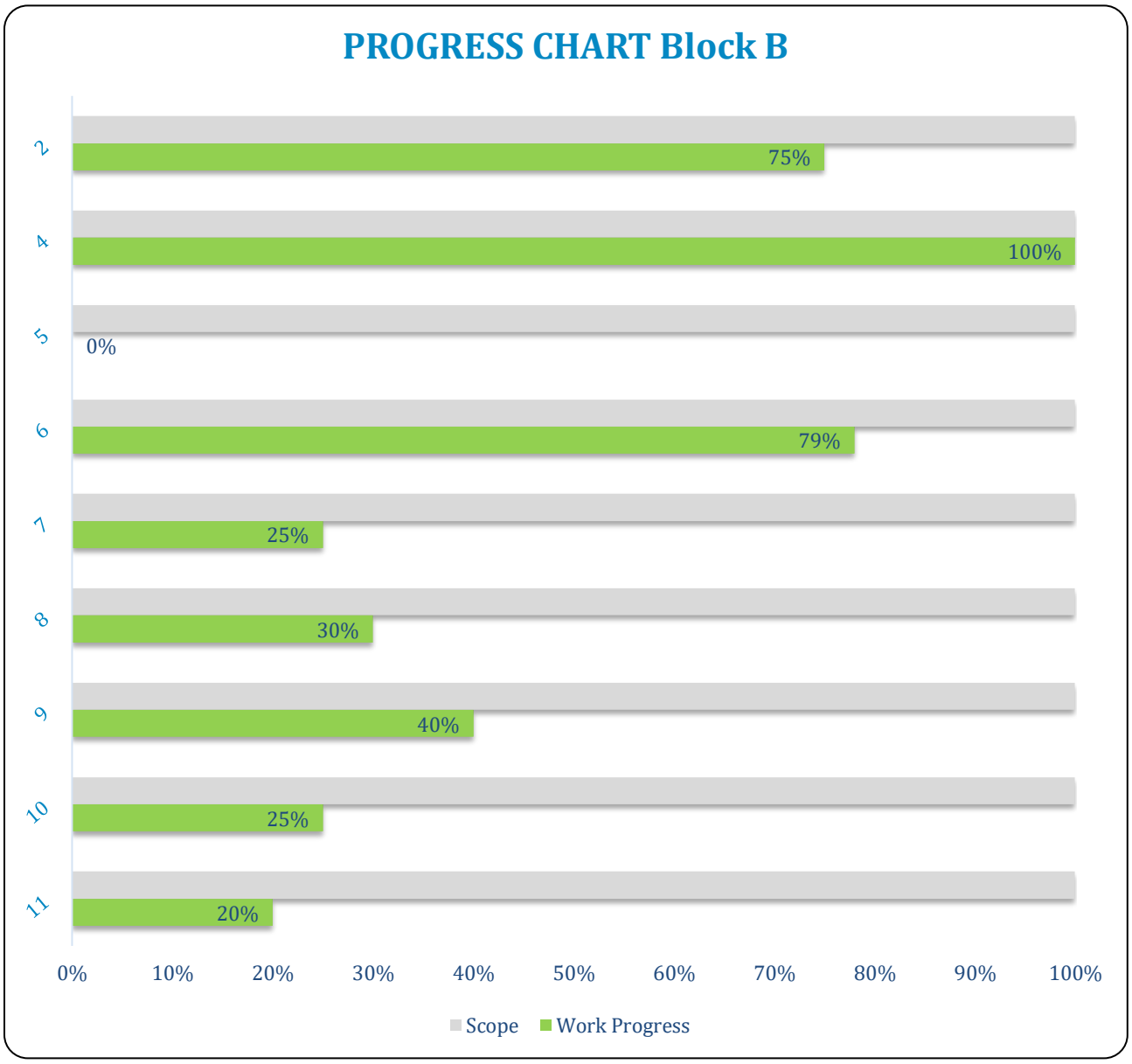
XII. DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED/DETAILS OF LOAN TAKEN BY PROMOTERS AGAINST THE PROJECT, If any

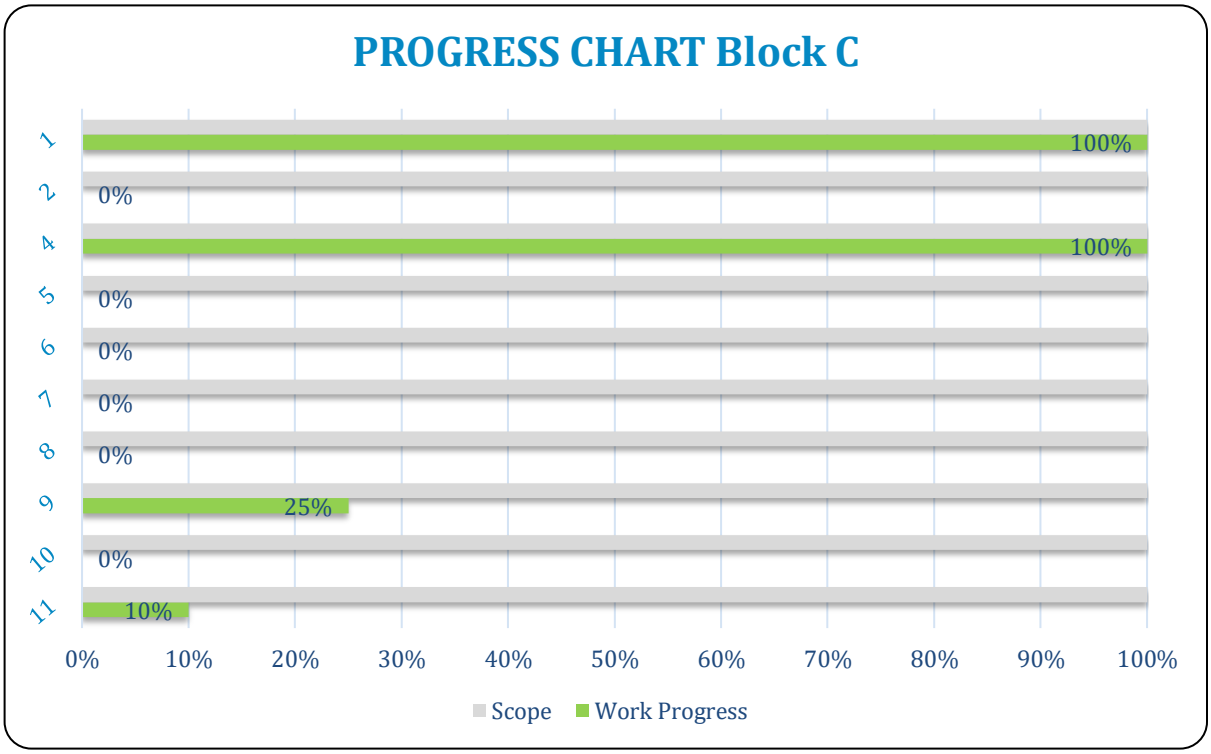
No Any

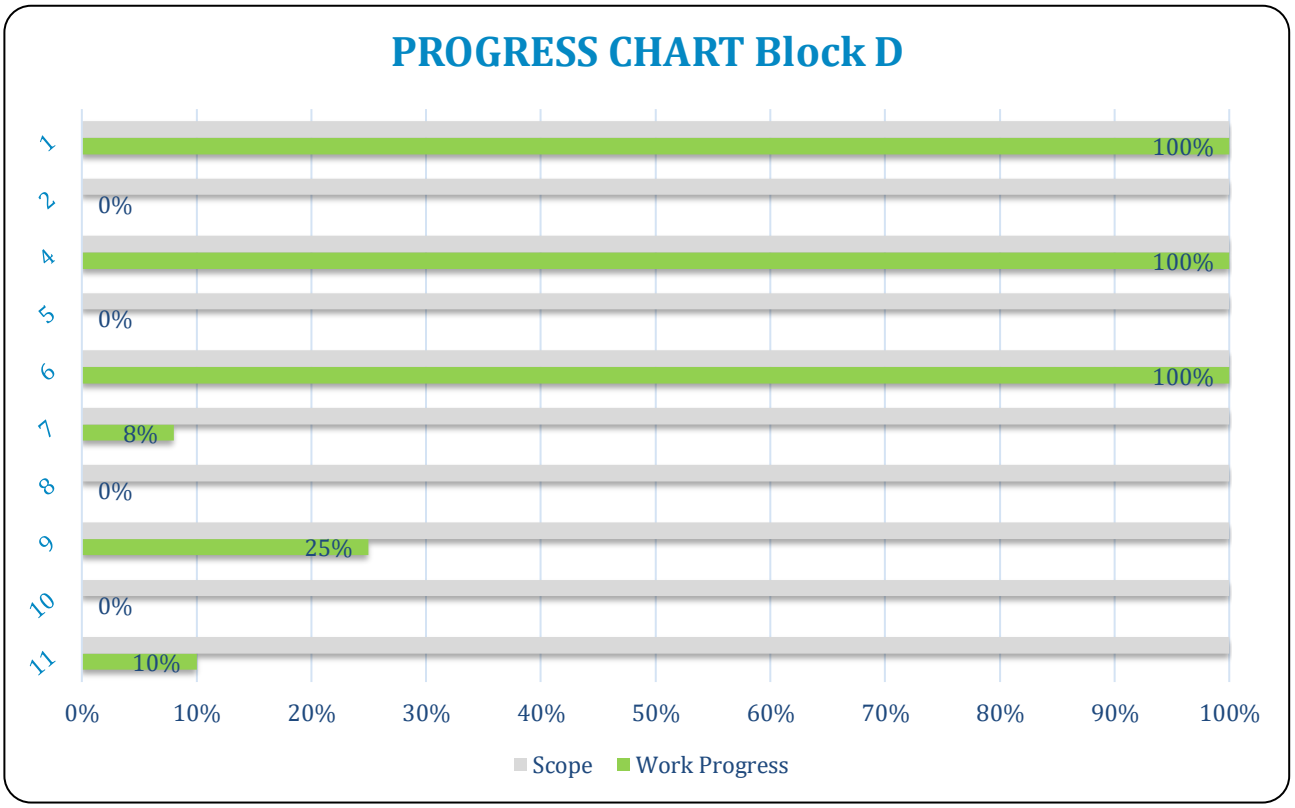
XIII. GEO TAGGED PHOTOGRAPHS (EACH BLOCK/BUILDING/APARTMENTS/PLOTS/BUNGALOW) OF THE PROJECT The photograph must have date.		
(A)	**S. No.**	**Particulars**
	1.	**Photographs showing Front Elevation.-** Attached Below
	2.	**Photographs showing Rear Elevation.-** Attached Below
	3.	**Photographs showing Side Elevation (Both sides)** Attached Below
	4.	**Photograph of each floor showing the progress of interior works**
	5.	**Photograph of Common Areas (Staircase, Lift Area, Terrace, Parking, etc.)**
(B)		**Photograph of the display board set up at the project site providing requisite information along with the QR code of the project allotted by the Authority**

XIV. MISCELLANEOUS		
A	List of Legal Cases (if any) On Project / Promoter	
1.	(a)Case No. (b)Name of Parties Order Passed, if Yes , Whether complied (Yes/No)	NA
2.	No. of Execution Cases against this project (a) Case No. (b) Name of Parties Order Passed, if Yes , Whether complied (Yes/No)	NA
3.	No. of Suo - Moto cases against this project (a) Case No. (b) Name of Parties Order Passed, if Yes , Whether complied (Yes/No)	NA
4.	No. of Certificate cases /PDR cases against this project (a) Case No. (b) Name of Parties Order Passed, if Yes, Whether complied (Yes/No)	NA

XV. PERCENTAGE OF WORK ALONG WITH MILESTONE CHART
a. Whether the project is in progress as per time schedule or lagging behind? Yes b. If yes, whether it would be completed on the completion date fixed as per RC. Yes If No, then Reason for delay: NA


PROGRESS CHART Block B
2
4
5
6
7
8
9
10
11
75%
100%
0%
79%
25%
30%
40%
25%
20%
0%
10%
20%
30%
40%
50%
60%
70%
80%
90%
100%
Scope
Work Progress


PROGRESS CHART Block C
1
2
4
5
6
7
8
9
10
11
100%
0%
100%
0%
0%
0%
0%
25%
0%
10%
0%
10%
20%
30%
40%
50%
60%
70%
80%
90%
100%
Scope
Work Progress


PROGRESS CHART Block D
1
2
4
5
6
7
8
9
10
11
100%
0%
100%
0%
100%
8%
0%
25%
0%
10%
0%
10%
20%
30%
40%
50%
60%
70%
80%
90%
100%
Scope
Work Progress

XV. BROCHURE /Prospectus: - Attached Below

XVI Grievance Redressal Officer
Name :- Ravinesh Kumar
Contact No :- 9955805687
Email id :- ravineshe85@gmail.com
Address :- 203, HITECH ARCADE BUILDING, RAJENDRA PATH, PATNA.

Project Site Photographs

BLOCK- B



BLOCK- C



BLOCK-D

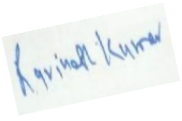


BLOCK- A



Undertaking

I/we solemnly affirm, declare and undertake that all the details stated above are true to the best of my/our 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.



Signature of Promoter
*Name:*Ravinesh Kumar
Date : 14.04.2025