**FORM-7**
**[REGULATION-9]**

Quarterly progress report (QPR) for **2nd quarter** ending March/June/ "**Sept**"/December of **2024- 2025** (year), for **Project-'MANIARI ENCLAVE'**.

## I. PARTICULARS OF PROJECT

| | | | |
|---|---|---|---|
| Project Registration Number | **BRERAP00927-003/20/R-1678/2024** | Name of Project/Phase of Registered Project | **MANIARI ENCLAVE** |
| Name of Promoter | **ARIN REAL ESTATE Pvt. Ltd.** | Project Address | Devi Mandir Road, Harisabha Chowk, Muzaffarpur |
| Name of Co-promoter | NA | | |
| Project Registration is valid up to | **31/12/2027** [RERA R.C is valid from 19/04/2024 to 31/12/2027] | | |
| Starting date of Project or Phase of the Project | 10/02/2024 | | |
| Type of Project or Phase of the Project | 1. Residential<br>2. Commercial<br>**3. Residential-cum-Commercial**<br>4. Plotted project | **Residential-cum-Commercial** (Mixed Development Project)<br>[It is a proposed Commercial cum Residential building, G+5] | |
| Period of validity of map by the Competent Authority | **3 Years** (Building Permit letter was issued dated 05/12/2023 and it is valid for 3 years) | | |

## II. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

| Building/Block Number | Apartment Type | | Carpet Area (In sq. ft.) | Total Number of sanctioned apartments | Total Number of Apartments- |
|---|---|---|---|---|---|
| **1 Block** (B+G+4) | 1. 1BHK -<br>2. 2BHK,-<br>3. 3BHK -<br>4. Shop -<br>5. Bungalow-<br>6. Plot etc. - | **2 BHK & 3BHK** | 2 BHK- 713.34, 749.25, 722.59, 737.52, 768.29, 642.33 &<br>3 BHK- 842.71, 1015.03, 1041.73, 1022.75, 1018.71, 807.70, 893.06, 978.25, 1020.42, 1025.55 | 80 Apartments (Flats) | 1. Booked/ Allotted- 0<br>2. Sold-0 |

## III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF GARAGES

| Building/Block Number | Total Number of Sanctioned Garages | Total Number of Garages: | |
|---|---|---|---|
| | | 1. Booked/Allotted - | 0 |
| **1 Block** (G+5) | Total provided Parking area is 2400.34 sq.m. | 2. Sold - | 0 |

## 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 | NA | | | |
| 2. | Fire N.O.C. | Yes, State Fire Office, Bihar, Patna | | 16/06/23 | Submitted with RERA application |

| | | | | | |
|---|---|---|---|---|---|
| 3. | Water Supply Permission | Own Boring | | | |
| 4. | NOC from Airport Authority Of India | NA | | | |
| 5. | Other Approval(s), if any, Required for the Project. | NA | | | |

## V. CONSTRUCTIONPROGRESSOF THEPROJECT

1. Plan Case No.: 32-13/2023

| S. No. (1) | Tasks/Activity(2) | Percentage of Actual Work Done (As on date of the Certificate) (3) |
|---|---|---|
| 1. | Excavation (if any) | NA |
| 2. | Basements (if any) | NA |
| 3. | Podiums (if any) | NA |
| 4. | Plinth | 15% |
| 5. | Stilt Floor | 0% |
| 6. | Slabs of Super Structure | 0% |
| 7. | Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats/Premises. | 0% |
| 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. | 0% |
| 10. | External plumbing and external plaster, elevation, completion of terraces with water proofing of the Building/Wing. | 0% |
| 11. | Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFONOC, Electrical fittings, Mechanical Equipment, compliance to conditions of environment/ CRZNOC, 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.<br><br>Any other activities. | 0% |

| 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 | 10% | |
| 3. | Sewerage(Chamber, Line, Septic Tank, STP) | Yes | 0% | |
| 4. | Storm Water Drains | Yes | 0% | |
| 5. | Landscaping & Tree Planting | Yes | 0% | |
| 6. | Street Lighting | No | - | |
| 7. | Community Buildings | No | - | |
| 8. | Treatment and Disposal of Sewage and Sullage Water | No | - | |
| 9. | Solid Waste Management &Disposal | No | - | |
| 10. | Water Conservation / Rain Water Harvesting | Yes | 0% | |
| 11. | Energy Management | No | - | |
| 12. | Fire Protection and Fire Safety Requirements | Yes | 0% | |
| 13. | Closed Parking | Yes (Covered parking) | 0% | |

| | | | | |
|---|---|---|---|---|
| 14. | Open Parking | No | - | |
| 15. | Electrical Meter Room, Sub-Station, Receiving Station | No | - | |
| 16. | Others (Option to Add More) | No | - | |

| VI | A EXTERNAL AND INTERNAL DEVELOPMENT WORKS IN CASE OF PLOTTED DEVELOPMENT | | | |
|---|---|---|---|---|
| | | PROPOSED YES/NO. | PERCENTAGEOF ACTUALWORK DONE (As on date of certificate) | Details |
| 1. | Internal Roads and footpaths | NA | - | - |
| 2. | Water Supply | NA | - | - |
| 3. | Sewerage Chambers Septic Tank | NA | - | - |
| 4 | Drains | NA | - | - |
| 5. | Parks, Landscaping 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 | - | - |

| VII. | GEOTAGGED AND DATE PHOTOGRAPH OF (EACH BLOCK)OF THE PROJECT | | |
|---|---|---|---|
| (A) | Sr. No. | | |
| | 1. | Front Elevation | Submitted (attached) |
| | 2. | Rear Elevation | Submitted (attached) |

| | | | |
|---|---|---|---|
| | 3. | Side Elevation | Submitted (attached) |
| (B) | | Photograph of each floor | - |

| VIII. FINANCIAL PROGRESS OF THE PROJECT | | |
|---|---|---|
| S. No.<br>(1) | Particulars<br>(2) | Amount (In Rs.)<br>(3) |
| 1. | Project Account No. | 465520110000897 |
| 2. | Estimated Cost of the Project including land cost at The start of the Project | Rs. 30,00,00,000 |
| 3. | Amount received during the Quarter | Rs. 3150000.00 |
| 4. | Actual Cost Incurred during the Quarter | Rs. 7963910.00 |
| 5. | Net amount at end of the Quarter | Rs. 1851140.00 |
| 6. | Total expenditure on Project **till date** | Rs. 17694188.00 |
| 7. | Cumulative fund collected till the end of Quarter in question | Rs. 3650000.00 |
| 8. | Cumulative expenditure done till the end of Quarter In question | Rs. 17694188.00 |

| IX. DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED |
|---|
| NA |
| |

| X. MISCELLANEOUS | | |
|---|---|---|
| **A** | List of Legal Cases (if any)- **NONE** | |
| 1. | Case No. | NA |
| 2. | Name of Parties | NA |
| **B** | Sale/Agreement for Sale During the Quarter | |
| 1. | Sale Deed | - |
| 2. | Agreement for Sale | - |
| **XI. PERCENTAGE OF WORK ALONG WITH MILESTONE CHART** | | |
| Weather the project in progress is as per time schedule or lagging behind?<br>- Project works are in progress as per time schedule and it is not delayed. | | |

**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.

ARIN REAL ESTATE PVT. LTD

MANAGING DIRECTOR

**Signature of Promoter**

Name: Arin Real Estate Pvt. Ltd.

Date: 01/10/2024