

FORM-7
[REGULATION-9]

Quarterly Progress Report for quarter ending July to September of 2024 (Year)

I. PARTICULARS OF PROMOTERS

Promoter's Registration Number/CIN No.	U45200BR2012PTC018976
Firm Address:	FLAT NO.-303, BLOCK-B, VIDYANAND MAHESHWARI COMPLEX, MANGALAM VIHAR, SUDHA DAIRY BOOTH ROAD, BAILY ROAD, PATNA-801503, BIHAR, INDIA
Total Experience of promoter in Real Estate Sector	8 Years
Total Experience in Real Estate After Implementation of RERA	6 Years
No of Project done Before Implementation of RERA	1
No of Project done After Implementation of RERA	4

II. PARTICULARS OF PROJECT

Project Registration Number	BRERAP00098-1/240/R-151/2018
Name of Project/Phase of Registered Project	SAI VRINDAVAN CITY
Name of Promoter	AASTIK BUILDCON PVT. LTD.
Project Address	VIJAY SINGHYADAV PATH KHAGAU ROAD PATNA, PLOT No.- 338,25, 26, DANAPUR, DIST.- PATNA
Name of Co-Promoter	NA
Project Registration is valid up to	31/12/2022
Starting date of Project or Phase of the Project	11/04/2017
Type of Project or Phase of the Project	Residential/Group Housing
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 Sq.ft.)			
			Total Number of sanctioned apartments	Total Number of Apartments of Builder Share	Total Number of Apartment
Sai Vrindavan City (Block-C)	2 BHK	541.00	07	06	Booking details of Block- C 1.Total Booked : 15 2. Total Sold : 00
Sai Vrindavan City (Block-C)	2 BHK	697.00	07	04	
Sai Vrindavan City (Block-C)	2 BHK	743.00	14	07	
Sai Vrindavan City (Block-C)	2 BHK	675.00	07	00	
Sai Vrindavan City (Block-B)	2 BHK	743.00	14	11	Booking details of Block- B 1.Total Booked : 20 2. Total Sold :00
Sai Vrindavan City (Block-B)	2 BHK	697.00	14	09	
Sai Vrindavan City (Block-E)	2 BHK	697.00	07	05	Booking details of Block- E 1.Total Booked : 21 2. Total Sold :00
Sai Vrindavan City (Block-E)	2 BHK	743.00	14	09	
Sai Vrindavan City (Block-E)	2 BHK	675.00	07	03	
Sai Vrindavan City (Block-E)	2 BHK	541.00	07	06	
Sai Vrindavan City (Block-E)	2 BHK	684.00	01	00	
Sai Vrindavan City (Block-E)	2 BHK	550.00	01	00	
Sai Vrindavan City (Block-D)	2 BHK	743.00	14	14	Booking details of Block- D 1.Total Booked :25 2. Total Sold :00
Sai Vrindavan City (Block-D)	2 BHK	697.00	14	12	
Sai Vrindavan City (Block-A)	2 BHK	657.00	14	06	Booking details of Block- A 1.Total Booked :06 2. Total Sold :00
Sai Vrindavan City (Block-C)	3 BHK	979.00	07	05	Booking details of Block- C 1.Total Booked :17 2. Total Sold :00
Sai Vrindavan City (Block-C)	3 BHK	966.00	07	05	
Sai Vrindavan City (Block-C)	3 BHK	988.00	07	07	
Sai Vrindavan City (Block-B)	3 BHK	979.00	21	16	Booking details of Block- B 1.Total Booked : 21 2. Total Sold :00
Sai Vrindavan City (Block-B)	3 BHK	966.00	07	05	
Sai Vrindavan City (Block-E)	3 BHK	966.00	07	09	Booking details of Block-E 1.Total Booked :22 2. Total Sold :00
Sai Vrindavan City (Block-E)	3 BHK	988.00	07	02	
Sai Vrindavan City (Block-E)	3 BHK	979.00	07	11	
Sai Vrindavan City (Block-D)	3 BHK	979.00	21	18	Booking details of Block- D 1.Total Booked :24 2. Total Sold :00
Sai Vrindavan City (Block-D)	3 BHK	966.00	07	06	

III. 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 of Builder Share	Total Number of Apartment
Sai Vrindavan City (Block-A)	3 BHK	855.00	14	08	Booking details of Block- A 1.Total Booked : 06 2. Total Sold :00
Sai Vrindavan City (Block-C)	3 BHK & Servant Room	1149.00	07	07	Booking details of Block- C 1.Total Booked : 07 2. Total Sold :00
Sai Vrindavan City (Block-E)	3 BHK & Servant Room	1149.00	07	06	Booking details of Block- E 1.Total Booked : 06 2. Total Sold :00
Sai Vrindavan City (Block-E)	3 BHK & Servant Room	1179.00	01	00	

IV. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES

Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
Sai Vrindavan City	No Garages available	1. Booked/Allotted - 2. Sold -	

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

VI. Construction Progress of the Project

1. Plan Case Number- 41/2016-17 Sai Vrindavan City Block A (To be added 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)	100%
2.	Basements (if any)	NA
3.	Podiums (if any)	NA
4.	Plinth	0%
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 Walls and Lobbies at each Floor level, Overhead and Underground Water Tanks.	0%
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 requirements as maybe required to complete project as per specifications in Agreement of Sale. Any other activities.	0%

VI. Construction Progress of the Project

2. Plan Case Number- 41/2016-17 "Sai Vrindavan City" (Block-B) (To be added 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)	100%
2.	Basements (if any)	NA
3.	Podiums (if any)	NA
4.	Plinth	100%
5.	Stilt Floor	80%
6.	Slabs of Super Structure	85%
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats/Premises.	50%
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	35%
9.	Staircases, Lifts Walls and Lobbies at each Floor level, Overhead and Underground Water Tanks.	55%
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 requirements as maybe required to complete project as per specifications in Agreement of Sale. Any other activities.	0%

VI. Construction Progress of the Project

3. Plan Case Number- 41/2016-17 Sai Vrindavan City Block C (To be added 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)	100%
2.	Basements (if any)	NA
3.	Podiums (if any)	NA
4.	Plinth	100%
5.	Stilt Floor	100%
6.	Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats/Premises.	55%
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	40%
9.	Staircases, Lifts Walls and Lobbies at each Floor level, Overhead and Underground Water Tanks.	73%
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	10%
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 maybe required to complete project as per specifications in Agreement of Sale. Any other activities.	0%

VI. Construction Progress of the Project

4. Plan Case Number- 41/2016-17 "Sai Vrindavan City" (Block-D) (To be added 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)	100%
2.	Basements (if any)	95%
3.	Podiums (if any)	NA
4.	Plinth	100%
5.	Stilt Floor	100%
6.	Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats/Premises.	100%
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	80%
9.	Staircases, Lifts Walls and Lobbies at each Floor level, Overhead and Underground Water Tanks.	90%
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	85%
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 maybe required to complete project as per specifications in Agreement of Sale. Any other activities.	35%

VI. Construction Progress of the Project

5. Plan Case Number- 41/2016-17 "Sai Vrindavan City" (Block-E) (To be added 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)	100%
2.	Basements (if any)	95%
3.	Podiums (if any)	NA
4.	Plinth	100%
5.	Stilt Floor	100%
6.	Slabs of Super Structure	100%
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats/Premises.	100%
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	75%
9.	Staircases, Lifts Walls and Lobbies at each Floor level, Overhead and Underground Water Tanks.	85%
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	80%
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 maybe required to complete project as per specifications in Agreement of Sale. Any other activities.	35%

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)	Details
(1)	(2)	(3)	(4)	(5)
1.	Internal Roads & Footpaths	Yes	50%	
2.	Water Supply	Yes	55%	
3.	Sewerage (Chamber, Line, Septic Tank, STP)	Yes	10%	
4.	Storm Water Drains	No		
5.	Landscaping & Tree Planting	No		
6.	Street Lighting	No		
7.	Community Buildings	No		
8.	Treatment and Disposal of Sewage and Silage Water	No		
9.	Solid Waste Management & Disposal	No		
10.	Water Conservation / RainWater Harvesting	No		
11.	Energy Management	No		
12.	Fire Protection and FireSafety Requirements	Yes	0%	
13.	Closed Parking	Yes	0%	
14.	Open Parking	No		
15.	Electrical Meter Room, Sub-Station, Receiving Station	No		
16.	Others (Option to AddMore)	No		

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

Not Applicable because our project is Residential/Group Housing.

IX. GEO TAGGED AND DATE PHOTOGRAPH OF(EACH BLOCK) OF THE PROJECT

(A)	Sr.No.	Particulars
	1.	Front Elevation.- Attached Below
	2.	Rear Elevation- Attached Below
	3.	Side Elevation- Attached Below
(B)		Photograph of each floor

X. Financial Progress of the Project

S.No.	Particulars	Amount (in Rs.)
1.	Project Account No.	19230200002345
2.	Estimated Cost of the Project including land cost at the start of the Quarter (In Lakh)	6,000 /-
3.	Estimated Development Cost of the Project at the start of the Project.(Excluding Land Cost)	3000.00/-(In Lakh)
4.	Any Variation in Development Cost which is declared at the start of the Project.	No Any
5.	Amount received during the Quarter	1,20,13,550/-
6.	Actual Cost Incurred during the Quarter	84,01,250/-
7.	Net amount at end of the Quarter	2,15,823/-
8.	Total expenditure on Project to September, 2024	41,24,40,747/-
9.	Cumulative fund collected till the end of Quarter in question	69,86,70,873/- (Included tax)
10.	Cumulative expenditure done till the end of Quarter in question	41,24,40,747/-

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

No Any

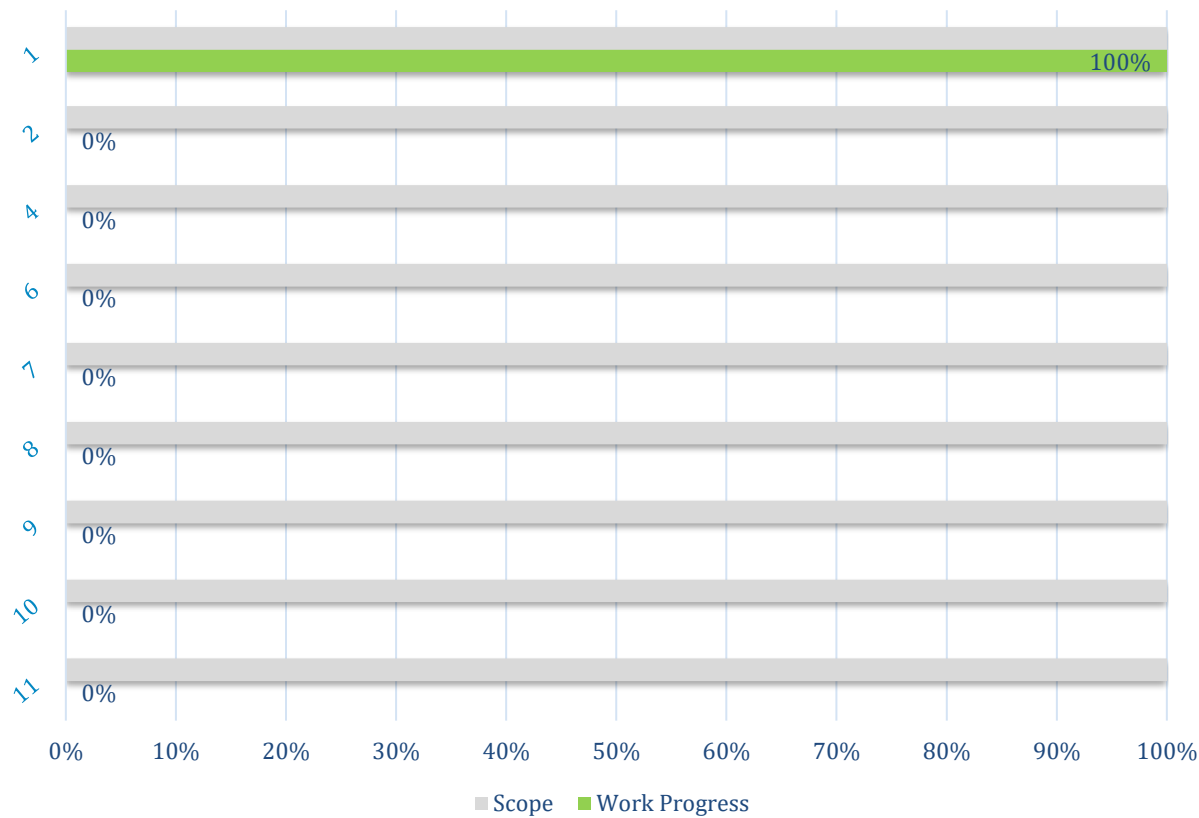
XII. MISCELLANEOUS

A	List of Legal Cases (if any)	
1.	Case No.	NA
2.	Name of Parties	NA
B	Sale/Agreement for Sale during the Quarter	
1.	Sale Deed	17
2.	Agreement for Sale	168
3.	No. of possessions given to allottees	0

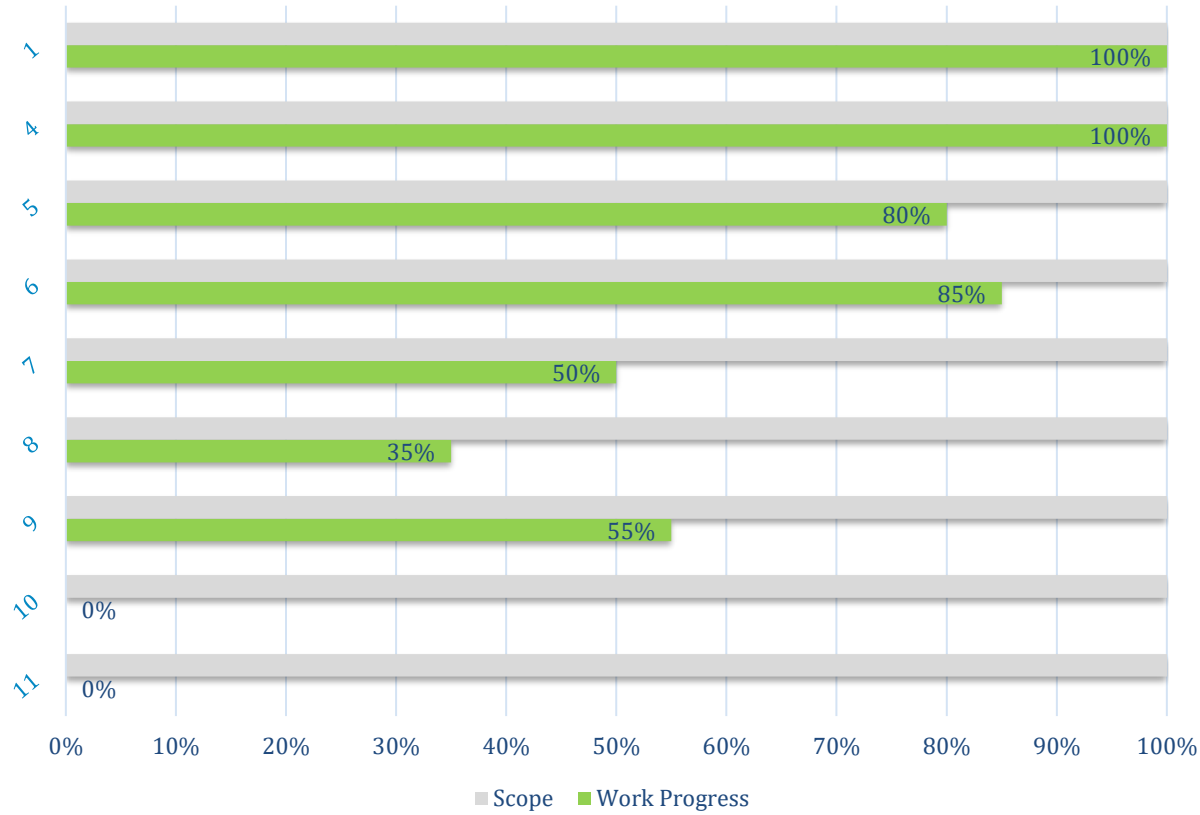
XII. PERCENTAGE OF WORK ALONG WITH MILESTONE CHART

Weather the project in progress is as per time schedule or lagging behind?

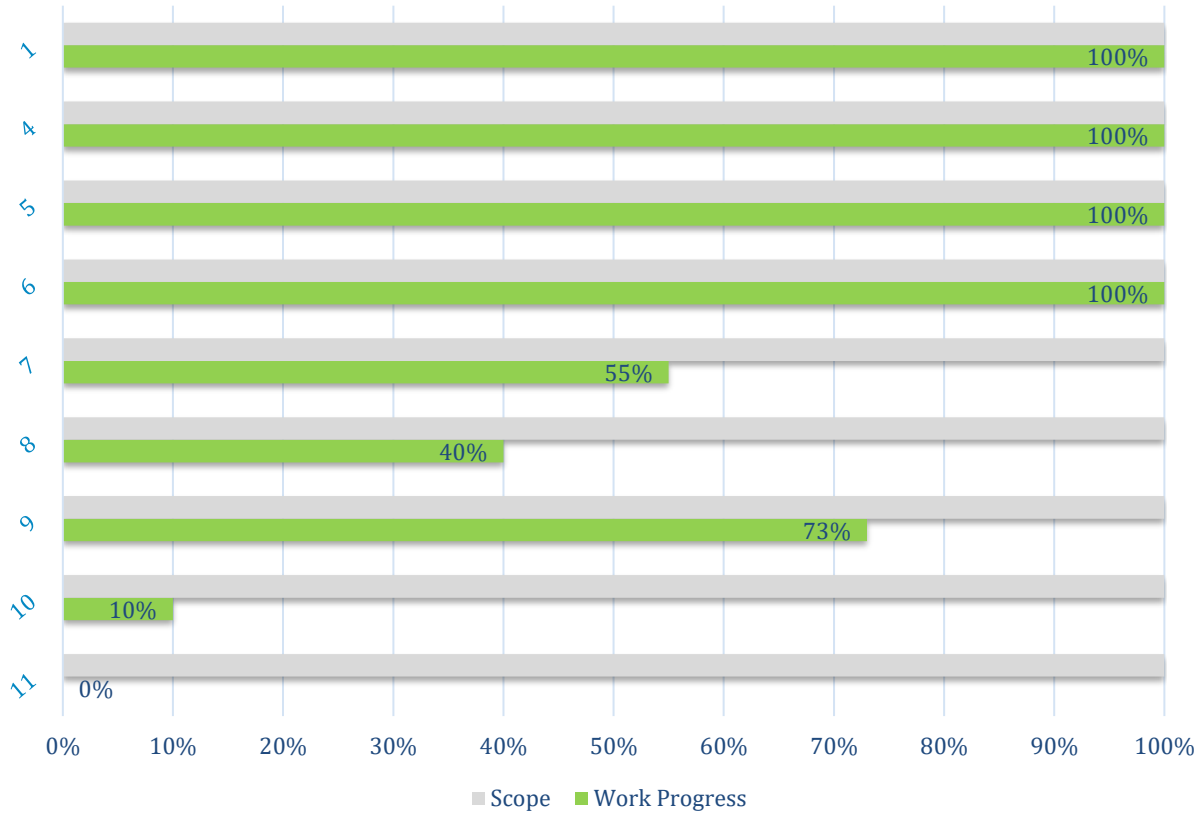
PROGRESS CHART BLOCK A



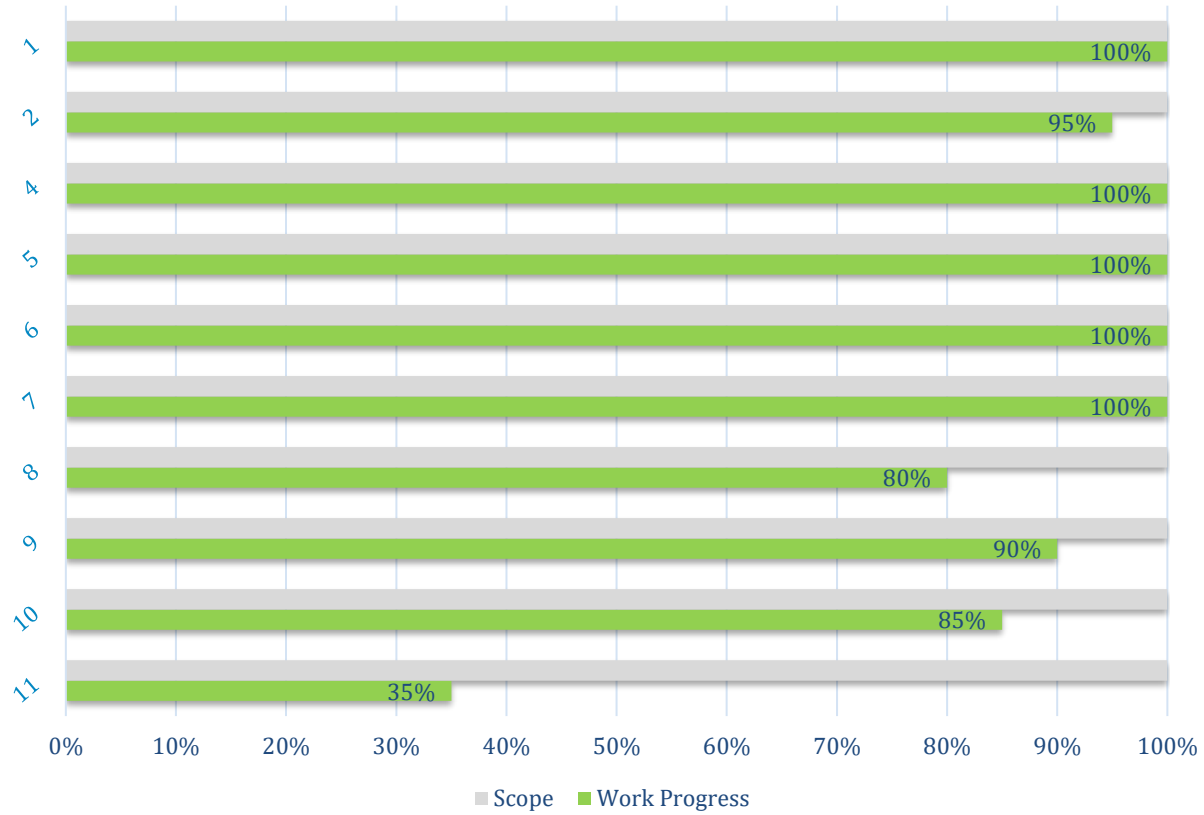
PROGRESS CHART BLOCK B



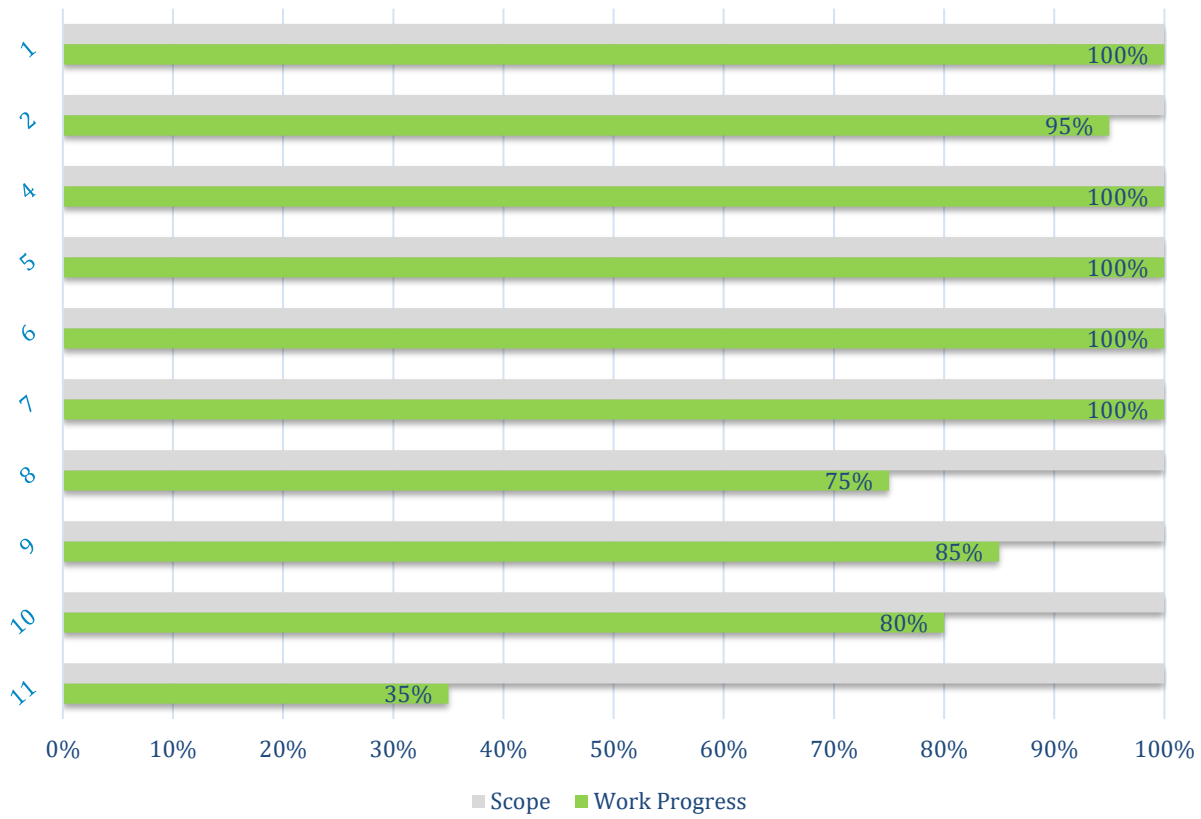
PROGRESS CHART BLOCK C



PROGRESS CHART BLOCK D



PROGRESS CHART BLOCK E



XIV. UNITS ALLOCATION DETAILS

S.No.	Building/Block Number	Apartment Type	Total Number of sanctioned apartments	Details of allotment made so far with Flat number/Bungalow/plot etc -	Cancellation of Flat allotment, If any with Flat number / Bungalow/Plot etc
1.	Sai Vrindavan City (Block-A)	2 BHK	14	Attached Below Annexure 'A'	No Any
2.	Sai Vrindavan City (Block-A)	3 BHK	14		
3.	Sai Vrindavan City (Block-B)	2 BHK	28		
4.	Sai Vrindavan City (Block-B)	3 BHK	35		
5.	Sai Vrindavan City (Block-C)	2 BHK	35		
6.	Sai Vrindavan City (Block-C)	3 BHK	21		
7.	Sai Vrindavan City (Block-C)	3 BHK & Servant Room	7		
8.	Sai Vrindavan City (Block-D)	2 BHK	28		
9.	Sai Vrindavan City (Block-D)	3 BHK	28		
10.	Sai Vrindavan City (Block-E)	2 BHK	37		
11.	Sai Vrindavan City (Block-E)	3 BHK	21		
12.	Sai Vrindavan City (Block-E)	3 BHK & Servant Room	8		

XV. BROCHURE /Prospectus -**Attached Below****XVI Grievance Redressal Officer**

Name: Deepak Kumar Pandey

Contact No: 8102923202

Email id: dkpandey82@gmail.com

Address: FLAT NO.-303, BLOCK-B, VIDYANAND MAHESHWARI COMPLEX, MANGALAM VIHAR, SUDHA DAIRY BOOTH ROAD, BAILY ROAD, PATNA-801503, BIHAR, INDIA.

Project Site Photographs
Front Elevation (Block-A)



Front Elevation (Block-B)



Front Elevation (Block-C)



Google



GPS Map Camera

Patna, Bihar, India

J22M+2W, Mustafapur, Patna, Jamsaut, Bihar 801503, India

Lat 25.599747°

Long 85.034456°

15/10/24 12:12 PM GMT +05:30

Front Elevation (Block-D)



 **GPS Map Camera**

Jamsaut, Bihar, India

H2XP+F22, Mustafapur, Jamsaut, Patna, Bihar 801503, India

Lat 25.598919°

Long 85.034784°

15/10/24 01:46 PM GMT +05:30

Front Elevation (Block-E)





GPS Map Camera

Jamsaut, Bihar, India

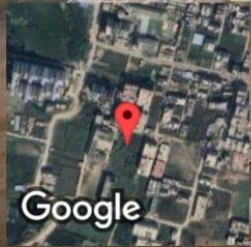
H2XP+F22, Mustafapur, Jamsaut, Patna, Bihar 801503, India

Lat 25.599038°

Long 85.034599°

15/10/24 01:43 PM GMT +05:30

Google



Jamsaut, Bihar, India
H2XP+F22, Mustafapur, Jamsaut, Patna, Bihar 801503, India
Lat 25.599022°
Long 85.034572°
15/10/24 01:44 PM GMT +05:30

 **GPS Map Camera**

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

For AASTIK BUILDCON PVT. LTD.



Director

Date: 15-10-2024

Annexure 'A'			
Sr.No.	Name of Customer	Flat No.	Block
1	Booked	208	C
2	Booked	408	C
3	Booked	508	C
4	Booked	608	C
5	Booked	208	E
6	Booked	308	E
7	Booked	408	E
8	Booked	UG-08	E
9	Booked	308	C
10	Booked	108	E

1	Vecant	608	E
2	Vecant	708	C

1	Booked	206	E
2	Booked	406	E
3	Booked	204	A
4	Booked	503	A
5	Booked	504	A
6	Booked	306	E

1	Booked	201	A
2	Booked	202	A
3	Booked	203	A

1	Booked	204	B
2	Booked	404	B
3	Booked	405	B
4	Booked	504	B
5	Booked	705	B
6	Booked	203	C
7	Booked	303	C
8	Booked	104	D
9	Booked	105	D
10	Booked	204	D
11	Booked	304	D
12	Booked	305	D
13	Booked	405	D
14	Booked	UG-05	D
15	Booked	103	E
16	Booked	UG-04	D
17	Booked	UG-03	E
18	Booked	606	C
19	Booked	505	B

20	Booked	605	B
21	Booked	105	B
22	Booked	604	D
23	Booked	605	D
24	Booked	603	E
25	Booked	205	D
26	Booked	403	E
27	Booked	205	B
28	Booked	303	E
29	Booked	706	C

1	Vecant	505	D
---	--------	-----	---

1	Booked	206	B
2	Booked	303	B
3	Booked	403	B
4	Booked	406	B
5	Booked	503	B
6	Booked	506	B
7	Booked	703	B
8	Booked	304	C
9	Booked	504	C
10	Booked	103	D
11	Booked	106	D
12	Booked	206	D
13	Booked	303	D
14	Booked	UG-03	D
15	Booked	105	E
16	Booked	106	E
17	Booked	204	E
18	Booked	304	E
19	Booked	404	E
20	Booked	UG-06	D
21	Booked	405	C
22	Booked	606	B
23	Booked	207	D
24	Booked	403	D
25	Booked	503	D
26	Booked	205	C
27	Booked	203	B
28	Booked	305	C
29	Booked	603	D
30	Booked	305	E
31	Booked	104	E
32	Booked	204	C
33	Booked	306	D
34	Booked	606	D
35	Booked	203	D
36	Booked	406	D

37	Booked	405	E
38	Booked	103	B
39	Booked	603	B

1	Vecant	G-04	E
2	Vecant	404	C

Sr.No.	Name of Customer	Flat No.	Block
1	Booked	401	A
2	Booked	402	A
3	Booked	403	A
4	Booked	404	A
5	Booked	501	A
6	Booked	502	A

1	Vacant	607	A
2	Vacant	107	A

1	Booked	202	B
2	Booked	302	B
3	Booked	402	B
4	Booked	502	B
5	Booked	301	C
6	Booked	401	C
7	Booked	202	D
8	Booked	302	D
9	Booked	502	D
10	Booked	101	E
11	Booked	201	E
12	Booked	301	E
13	Booked	401	E
14	Booked	501	E
15	Booked	507	E
16	Booked	UG-01	E
17	Booked	402	D
18	Booked	501	C
19	Booked	201	C
20	Booked	601	C
21	Booked	G-01	E
22	Booked	102	D
23	Booked	601	E
24	Booked	702	B
25	Booked	602	D

1	Booked	201	B
2	Booked	207	B
3	Booked	208	B
4	Booked	307	B
5	Booked	308	B
6	Booked	407	B
7	Booked	401	B
8	Booked	507	B
9	Booked	508	B
10	Booked	607	B
11	Booked	608	B
12	Booked	701	B
13	Booked	707	B
14	Booked	107	C
15	Booked	507	C
16	Booked	101	D
17	Booked	107	D
18	Booked	108	D
19	Booked	208	D
20	Booked	307	D
21	Booked	407	D
22	Booked	501	D
23	Booked	507	D
24	Booked	508	D
25	Booked	601	D
26	Booked	608	D
27	Booked	UG-07	D
28	Booked	102	E
29	Booked	107	E
30	Booked	202	E
31	Booked	302	E
32	Booked	307	E
33	Booked	402	E
34	Booked	407	E
35	Booked	502	E
36	Booked	UG-07	E
37	Booked	401	D
38	Booked	607	C
39	Booked	308	D
40	Booked	602	C
41	Booked	207	E
42	Booked	501	B
43	Booked	607	D

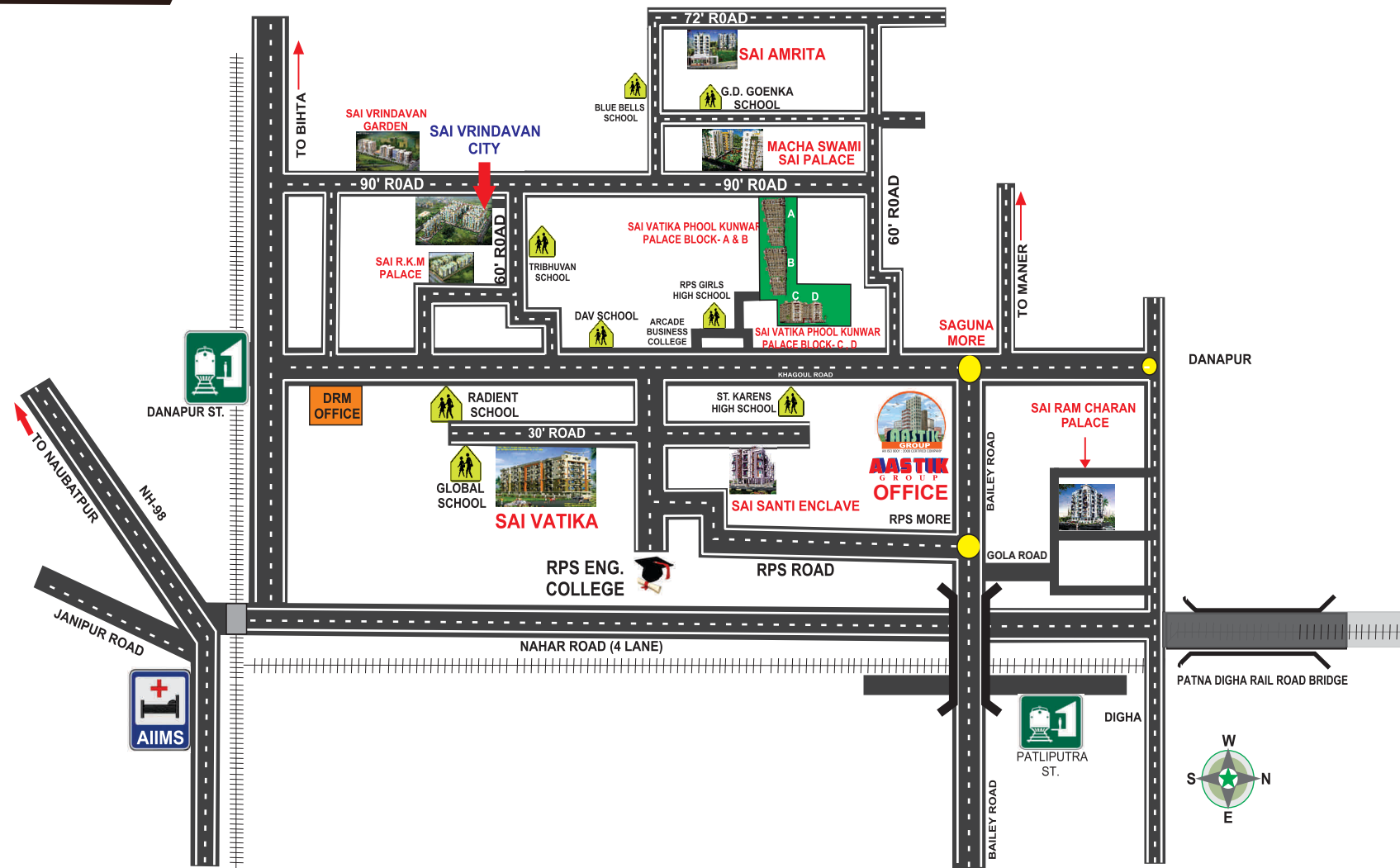
1	Booked	UG-02	E
---	--------	-------	---

1	Booked	202	C
2	Booked	207	C

3	Booked	302	C
4	Booked	307	C
5	Booked	402	C
6	Booked	407	C
7	Booked	502	C
8	Booked	408	D
9	Booked	408	B
10	Booked	301	D
11	Booked	602	E
12	Booked	707	C
13	Booked	607	E
14	Booked	708	B

1	Booked	209	C
2	Booked	309	C
3	Booked	509	C
4	Booked	UG-08	D
5	Booked	109	E
6	Booked	209	E
7	Booked	309	E
8	Booked	409	E
9	Booked	UG-09	E
10	Booked	109	C
11	Booked	609	C
12	Booked	509	E
13	Booked	709	C
14	Booked	409	C

Location Map



AASTIK
GROUP

आस्तिक का सपना, सबको घर हो अपना

AASTIK GROUP

Corporate Office : AASTIK GROUP, Danapur- Khagaul Road, Patna 801 503.

Ph. No. : 06115 - 220 977

Mob. No. : 8102923201 / 2 / 3 / 4 / 5 , 8102923232, 9304444970

E-mail : info@aastikgroup.com, sales@aastikgroup.com

Website : www.aastikgroup.com <http://facebook.com/aastikgroup>

Toll Free : 1800 - 1212 - 521

Contact : 9334441118

Sai
VRINDAVAN
CITY

More. For those who don't expect less!





Note: "This is an artist's rendering based on current development concepts which are subject to change without giving any prior notice. No guarantee is made that the facilities depicted will be the same as the render/s."



AASTIK
GROUP

आस्तिक का सपना, सबको घर हो अपना

Aastik Group is one of the leading and largest real estate developers of Patna. It comprises of

- Aastik Buildcon Private Limited
- Aastik Homes Private Limited
- Aastik Dream Valley Private Limited
- Aastik Buildtech Private Limited
- Aastik Smart City Private Limited

Since inception, the group has strived for benchmark quality, customer centric approach, robust engineering, uncompromising business ethics, on time delivery of projects and transparency in all spheres of business conduct. Aastik group today is synonymous with excellence in quality, style and substance. It has traversed a path of steady growth and expansion with increasing turnover every year. The group has always focussed on delivering quality residential and commercial spaces in a timely manner with utmost perfection. It is managed by highly qualified professionals who are fully engrossed to ensure high standards in quality construction, timely delivery and customer satisfaction. It is a clean and transparent group who keeps its commitments as per contracts. The key factors behind the success of Aastik are time bound project completion and faith of its customers. The group has successfully handed over two residential projects located on Danapur- Khagaul road, Patna. Currently the group has 9 (nine) residential projects running in full swing across the prime locations of Patna. It has emerged as one of the most preferred developer of region with bigger and more challenging projects being added each year.

Swimming Pool



Land Scaped Court



After having successfully completed Sai Vatika Phool Kunwar Palace, the group comes up with **“Sai Vrindavan City”** on Vijay Singh Yadav Path, Danapur- Khagaul road, Patna. Sprawling over 3 bighas, the project offers the exclusivity of an independent gated community. The residents can at the same time enjoy the benefits of being a part of a bigger society. Punctuated with 5 towers, the apartments of Sai Vrindavan City offers choice of 2, 3 and 4 bedroom flats with sizes ranging from 1125 sq ft to 1850 sq ft.

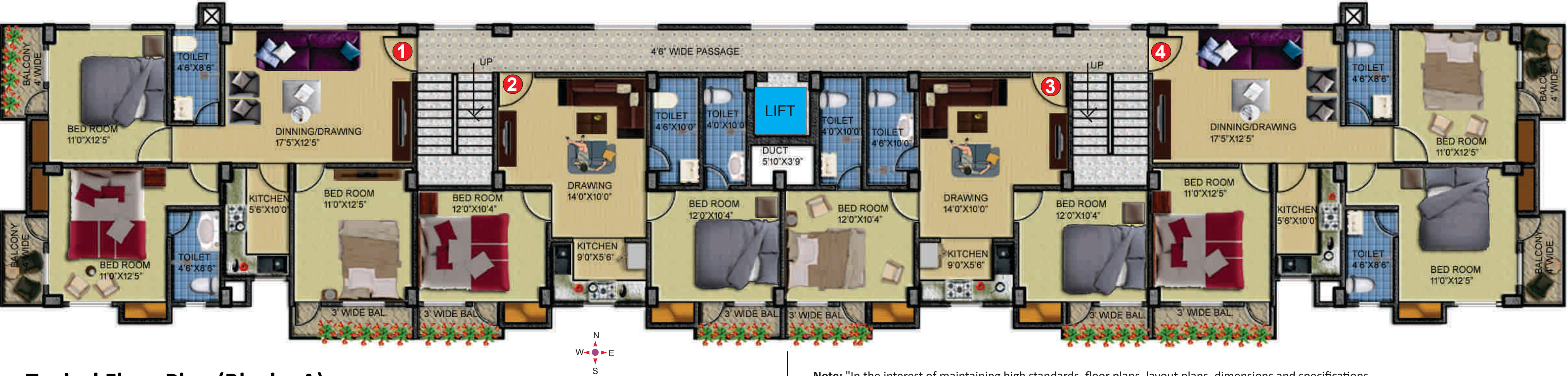
“Sai Vrindavan City” is equipped with excellent amenities and is one of the most desirable residential properties in terms of location. The Project has various modern amenities like Landscaped Court, Swimming Pool, Jogging Track, Children Play Area, Gymnasium, 24Hr Backup, Advanced Fire Fighting Equipments and Round the Clock Security manned by an advanced security system.





Block - A
Area Statement

Flat No.	Saleable Area (Sq.ft)	Unit Type
1	1510	3 BHK
2	1050	2 BHK
3	1050	2 BHK
4	1510	3 BHK



Typical Floor Plan (Block - A)

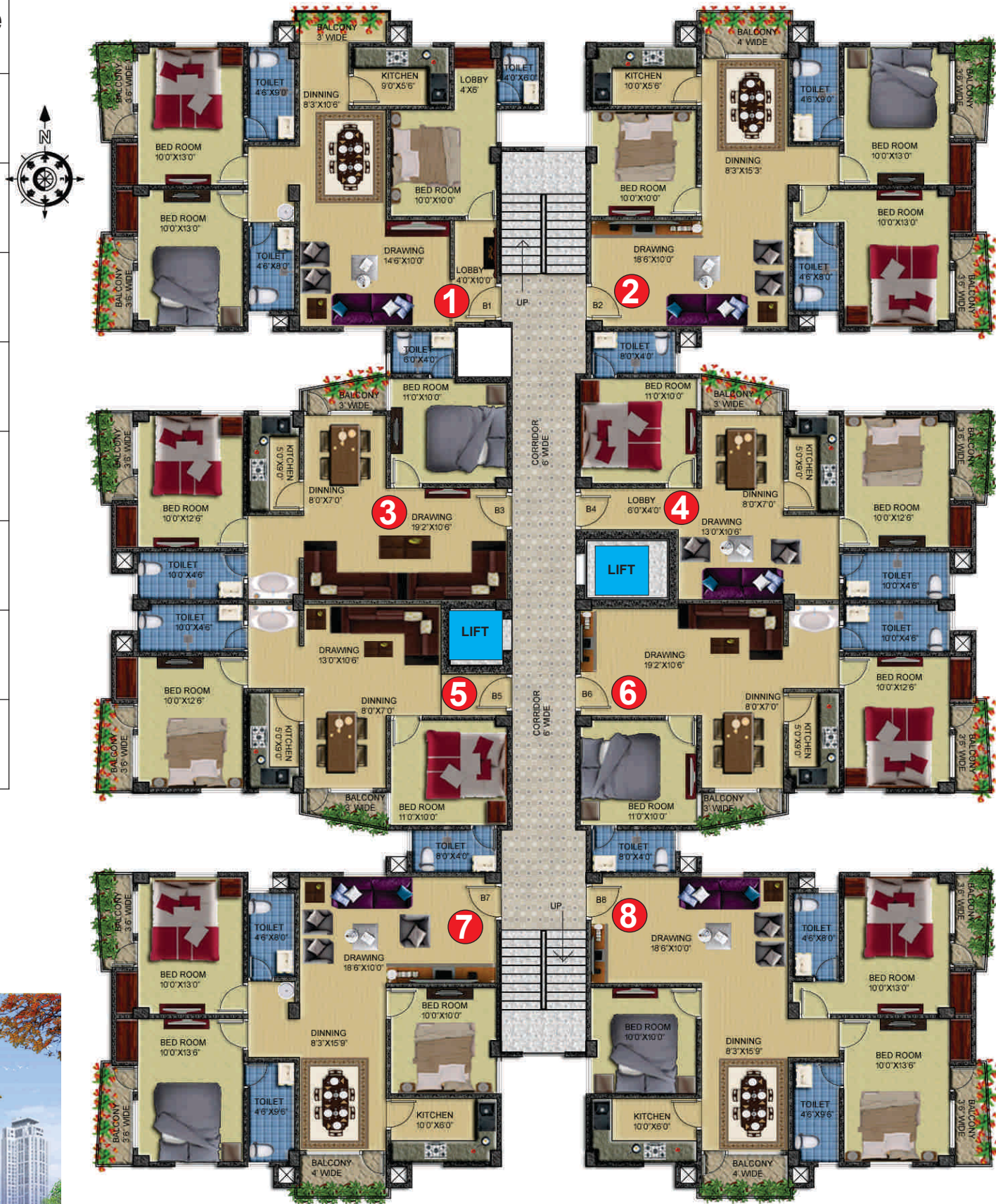
Note: "In the interest of maintaining high standards, floor plans, layout plans, dimensions and specifications may change as decided by the company or by any competent authority without giving any prior notice."

Flat No.	Saleable Area (Sq.ft)	Unit Type
1	1595	3 BHK
2	1575	3 BHK
3	1195	2 BHK
4	1125	2 BHK
5	1125	2 BHK
6	1195	2 BHK
7	1595	3 BHK
8	1595	3 BHK

Block - B & D



Typical Floor Plan (Block - B & D)



Note: "In the interest of maintaining high standards, floor plans, layout plans, dimensions and specifications may change as decided by the company or by any competent authority without giving any prior notice."

Flat No.	Saleable Area (Sq.ft)	Unit Type
1	1575	3 BHK
2	1595	3 BHK
3	1125	2 BHK
4	1195	2 BHK
5	1195	2 BHK
6	1050	2 BHK
7	1595	3 BHK
8	850	2 BHK
9	1850	4 BHK

Block - C & E



Note: "In the interest of maintaining high standards, floor plans, layout plans, dimensions and specifications may change as decided by the company or by any competent authority without giving any prior notice."

Typical Floor Plan (Block - C & E)



Specifications



Structure :

Earthquake resistant structure according to latest seismic code, RCC framed structure with walls of Bricks on G.I. frames

Wall finishes :

Internal - Plaster with wall putty, **External** - Permanent finish with wall putty and water proof paint

Flooring :

Anti skid vitrified tiles for flat, Granite for stair case

Railing :

Stainless Steel



Kitchen :

Granite top with stainless steel sink & glazed tilling up to Dado, Provision for hot & cold water system.

Toilet :

Ceramic tile / stone, flooring and wall cladding with ceramic fixtures and CP fittings, CPVC / G.I. Plumbing

Doors :

Entrance - Internal - Flush Doors, Fire proof engineered doors wherever required

Windows :

Sal wood / anodized framed windows.



Electrical :

Modular switches, copper electrical wiring throughout in concealed conduit with provision for light- points, power- points, T.V. and telephone sockets. Power backup (Through silent Generator) not exceeding 400 watts per flat

Elevator :

Branded high speed lift having a capacity of 8 passengers.

Security :

Provision for intercom connected to every flat, CCTV surveillance in common areas.

Note: "In the quest of excellence, some of the specifications may have to be revised. Specifications are subject to change in keeping high quality standards as decided by any competent authority.

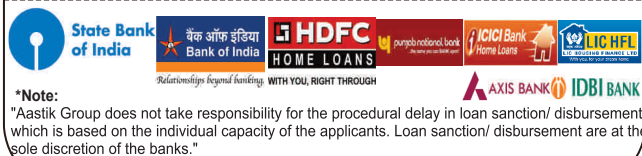
Payment Schedule

Type - 1	Construction Linked Plan
At The Time Of Booking	15%
After Booking Withing 45 Days	20%
On Completion of Ground Floor Slab	10%
On Completion of 1st Floor Slab	10%
On Completion of 2nd Floor Slab	10%
On Completion of 3rd Floor Slab	10%
On Completion of 4th Floor Slab	10%
On Completion of 5th Floor Slab	5%
On Completion of 6th Floor Slab	5%
On Time of Possession	5%

Type - 2	Flexi Plan
At The Time Of Booking	15%
After Booking Withing 45 Days	30%
On Completion of Ground Floor Slab	10%
On Completion of 1st Floor Slab	10%
On Completion of 2nd Floor Slab	10%
On Completion of 3rd Floor Slab	5%
On Completion of 4th Floor Slab	5%
On Completion of 5th Floor Slab	5%
On Completion of 6th Floor Slab	5%
On Time of Possession	5%

Type - 3	Down Payment Plan
At The Time Of Booking	15%
After Booking Withing 45 Days	80%
On Time of Possession	5%

We are providing loan facilities from these Banks



Car Parking & Other Miscellaneous charges : ₹ 3,50,000

AMENITIES



Children's Play Area



Community Hall



Garden



Swimming Pool



Jogging Track



Gymnasium



24X7 Security



Temple



Sai R.K.M. PALACE



Swami Macha's Palace



Sai Amrita ENCLAVE



Sai VRINDAVAN GARDEN



Sai RACHARAN PALACE



Sai ANTI ENCLAVE

Our Projects at a Glance