FORM-7

[REGULATION-9]

Quarterly Progress Report for quarter ending Apr-Jun of 2024-2025 (Year)

I. PARTICULARS OF PROMOTERS	
Promoter's Registration Number/CIN No.	U45200BR1998PTC008616
Firm Address:	Lakhaiyar House, Near Jahaji Kothi, Kadam Kuan, Bihar-800003.
Total Experience of promoter in Real Estate Sector	8 Completed REAL Estate Projects
Total Experience in Real Estate After Implementation of RERA	1 Completed REAL Estate Projects and 1 Ongoing Project.
No of Project done Before Implementation of RERA	1.Patliputra Enclave (Completed). 2. Sharan Enclave (Completed). 3. Bijoy Enclave (Completed). 4. Saraswati Enclave (Completed). 5. Radhika Enclave (Completed). 6. Vinod Kunj (Completed). 7. Shristi Enclave (Completed).
No of Project done After Implementation of RERA	1. Susheela Enclave (Completed). 2. Kavita Residency (Ongoing).

II. PARTICULARS OF PROJECT	
Project Registration Number	BRERAP00063-3/167/R-1269/2022
Name of Project/Phase of Registered Project	KAVITA RESIDENCY
Name of Promoter	PATLIPUTRA ENGINEERS PVT. LTD.
Project Address	KHATA NO.- 207, S PLOT NO.- 324, THANA NO.- 22, MAUZA- JALALPUR, DIST.- PATNA
Name of Co-promoter	NA
Project Registration is valid up to	30/07/2025
Starting date of Project or Phase of the Project	15/11/2021

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 Sqft)	Total Number of sanctioned apartments	Total Number of Apartments in Promoter's share–23	Total Number of Apartments in Landowner's share–23
Kavita Residency Block A	3 BHK	986.00	3	1. Booked/ Alloted - 08 2. Sold -	3. Booked/ Alloted - 4. Sold -
Kavita Residency Block A	2 BHK	693.00	3		
Kavita Residency Block A	2 BHK	695.50	3		
Kavita Residency Block A	3 BHK	952.50	3		
Kavita Residency Block A	3 BHK	909.00	3		
Kavita Residency Block A	2 BHK	686.50	3		
Kavita Residency Block A	3 BHK	965.00	3		
Kavita Residency Block A	2 BHK	749.00	3		
Kavita Residency Block A	2 BHK	693.00	1		
Kavita Residency Block A	2 BHK	695.50	1		
Kavita Residency Block A	3 BHK	969.00	1	Percentage of booking- 34.78 %	Percentage of booking-
Kavita Residency Block A	3 BHK	909.00	1		
Kavita Residency Block A	2 BHK	686.50	1		
Kavita Residency Block A	2 BHK	705.00	1		
Kavita Residency	3.5 BHK	1044.50	4		

III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building/Block Number	Apartment Type	Carpet Area (In Sqft)	Total Number of sanctioned apartments	Total Number of Apartments in Promoter's share–23	Total Number of Apartments in Landowner's share–23
Block B					
Kavita Residency Block B	3.5 BHK	1075.00	3		
Kavita Residency Block B	3 BHK	949.50	4		
Kavita Residency Block B	3 BHK	943.00	4		
Kavita Residency Block B	3 BHK	986.00	1		

IV. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES

Building / Block Number	Total Number of SanctionedGarages	Total Number of Garages:	
Kavita Residency	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 No.- 55/21-22 (Kavita Residency 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)	Expected Completion date in (dd/mm/yyy) Format
1.	Excavation (if any)	**100%**	**Completed**
2.	Piling	**100%**	**Completed**
3.	Basements (if any)	**45%**	**30-09-2024**
4.	Podiums (if any)	**NA**	
5.	Plinth	**100%**	**Completed**
6.	Stilt Floor	**0%**	**30-09-2024**
7.	Slabs of Super Structure	**10%**	**28-01-2025**
8.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	**0%**	**20-07-2025**
9.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	**0%**	**25-10-2025**
10.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	**0%**	**25-10-2025**
11.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	**0%**	**25-05-2026**
12.	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 my be required to complete project as per specifications in Agreement of Sale. Any other activities.	**22%**	**30-07-2026**

VI. Construction Progress of the Project

1. Plan Case No.- 55/21-22 (Kavita Residency Block B) (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.	Piling	**100%**	**Completed**
3.	Basements (if any)	**80%**	**30-09-2024**
4.	Podiums (if any)	**NA**	
5.	Plinth	**100%**	**Completed**
6.	Stilt Floor	**65%**	**30-09-2024**
7.	Slabs of Super Structure	**30%**	**28-01-2025**
8.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	**0%**	**20-07-2025**
9.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	**0%**	**25-10-2025**
10.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	**10%**	**25-10-2025**
11.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	**0%**	**25-05-2026**
12.	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 my be required to complete project as per specifications in Agreement of Sale. Any other activities.	**22%**	**30-07-2026**

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%	30-06-2026
2.	Water Supply	Yes	5%	25-10-2025
3.	Sewerage (Chamber, Line, Septic Tank, STP)	Yes	0%	30-06-2026
4.	Storm Water Drains	No	NA	
5.	Landscaping & Tree Planting	Yes	0%	30-06-2026
6.	Street Lighting	No	NA	
7.	Community Hall and GYM	Yes	0%	25-05-2026
8.	Treatment and Disposal of Sewage and Sullage Water	No	NA	
9.	Solid Waste Management & Disposal	No	NA	
10.	Water Conservation / RainWater Harvesting	Yes	0%	30-05-2026
11.	Energy Management	No	NA	
12.	Fire Protection and FireSafety Requirements	Yes	0%	20-05-2026
13.	Closed Parking	Yes	0%	20-05-2026
14.	Open Parking	No	NA	
15.	Electrical Meter Room, Sub-Station, Receiving Station	Yes	0%	20-05-2026
16.	Others (Option to AddMore)	No	NA	

VIII. A EXTERNAL AND INTERNAL DEVELOPMENT WORKS IN CASE OF PLOTTED DEVELOPMENT
Our Project is residential hence not applicable

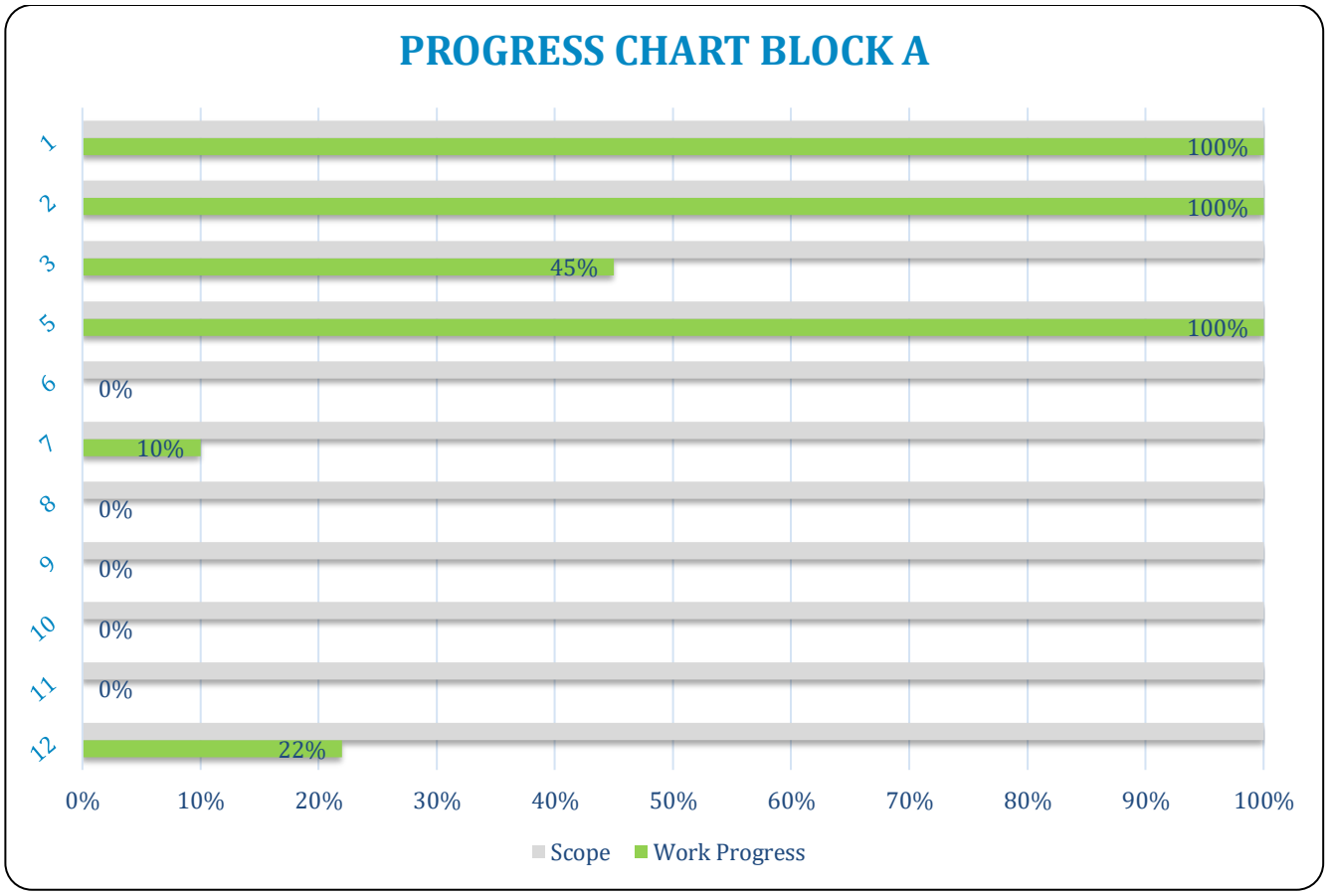
IX. GEO TAGGED AND DATE PHOTOGRAPH OF(EACH BLOCK) OF THE PROJECT		
(A)	**S. No.**	**Particulars**
	1.	**Front Elevation.-** Attached Below
	2.	**Rear Elevation.-** Attached Below
	3.	**Side Elevation.-** Attached Below
(B)		**Photograph of each floor**

X. Financial Progress of the Project		
S.No. (1)	**Particulars (2)**	**Amount (in Rs.) (3)**
1	Project Account No.	334105001094
2	Estimated Cost of the Project including land cost atthe start of the Quarter	965.00/- **(In Lakh)**
3	Estimated Development Cost of the Project at the start of the Project.(Excluding Land Cost)	800.00/- **(In Lakh)**
4	Any Variation in Development Cost which is declared at the start of the Project.	No Any
3	Amount received during the Quarter	23,80,952.40/-
4	Actual Cost Incurred during the Quarter	21,88,395.90/-
5	Net amount at end of the Quarter	33,510.37/-
6	Total expenditure on Project **till date**	3,00,36,782.38/-
7	Cumulative fund collected till the end of Quarter in question	2,70,92,757.17/-
8	Cumulative expenditure done till the end of Quarter in question	3,00,36,782.38/-

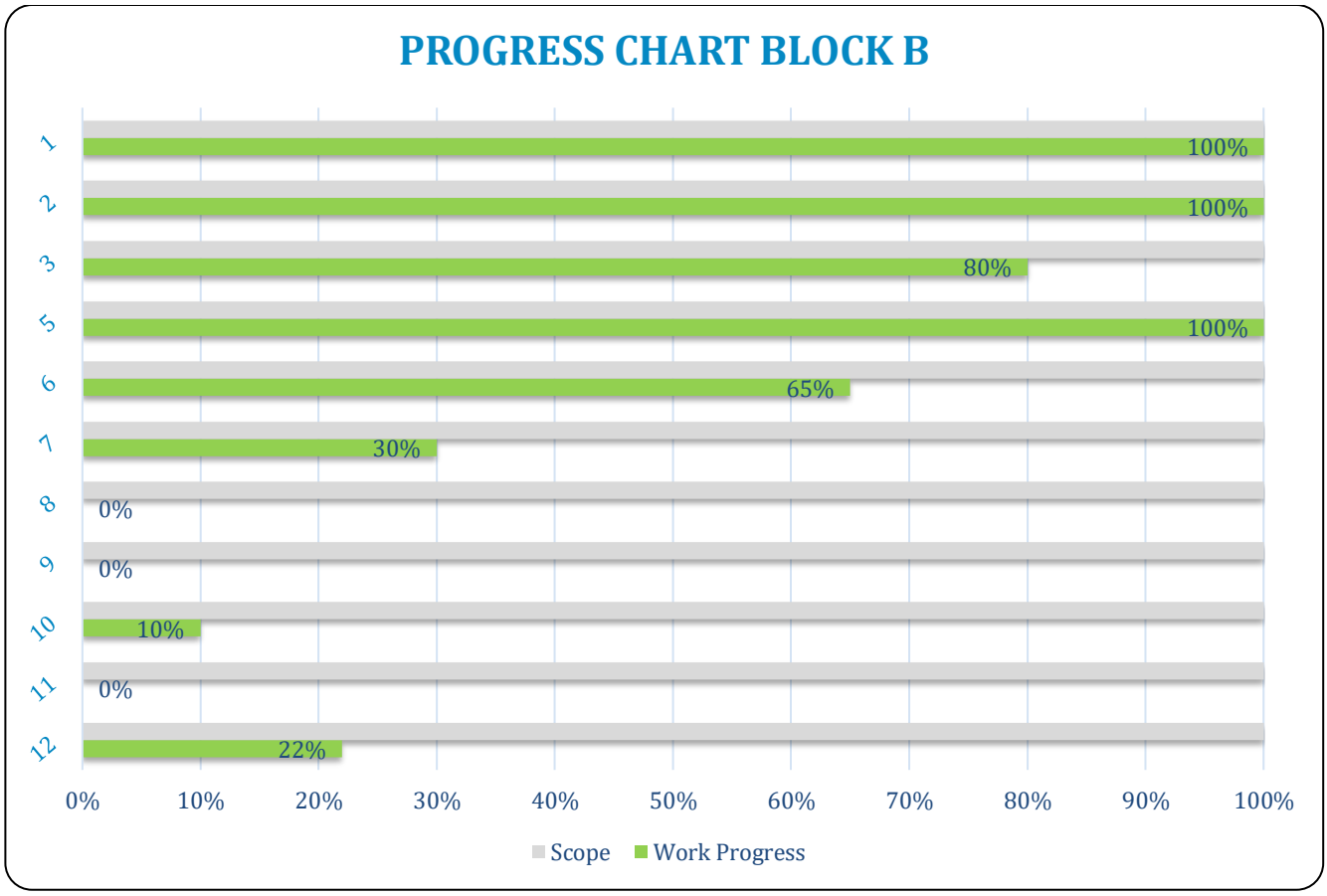
XI. DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED

XII. MISCELLANEOUS		
A	List of Legal Cases (if any)	
1.	Case No.	No Any
2.	Name of Parties	No Any
3.	No of Execution Cases against this project Case No. Name of Parties.	No Any
4.	No of Suo - Moto cases against this project Case No. Name of Parties	No Any
5.	No of Certificate cases /PDR cases against this project Case No. Name of Parties.	No Any
B	Sale/Agreement for Saleduring the Quarter	
1.	Sale Deed	
2.	Agreement for Sale	08

XIII. PERCENTAGE OF WORK ALONG WITH MILESTONE CHART
Weather the project in progress is as per time schedule or lagging behind?



Note- Vertical line represent Tasks / Activity of construction given in (V. Construction Progress of the Project)



Note- Vertical line represent Tasks / Activity of construction given in (V. Construction Progress of the Project)

Project Site Photographs




GPS Map Camera
Patna, Bihar, India
Ram Bilash Mahto Path, Abhimanyu Nagar at Bailey Road Main Canal, Mustafapur, Patna, Kothawan, Bihar 801503, India
Lat 25.599922°
Long 85.056059°
14/07/24 09:07 AM GMT +05:30
Google



<u>Undertaking</u>:

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

Patliputra Engineers Pvt. Ltd.

Director

Name: Patliputra Engineers Pvt. Ltd.

Date :