FORM-7 [REGULATION-9]

Quarterly progress report for quarter ending March of 2025 (year)

I. PARTICULARS OF PROMOTERS			
Promoter's Registration Number/CIN No/Partnership deed no/LLP Details/Any other registration with MSME Or Govt. Bodies	CIN NO. U45309BR2016PTC031450	Name of Firm	ARANYA ENGICON PVT LTD
Firm Address :	MAHAVIR MARKET, C/O- BRIJI BAHAWAN, PRTHIVIPUR, CHIRAIYATAND, PATNA		
Total Experience of promoter in Real Estate sector	09 YEARS		
Total Experience in Real Estate after Implementation of RERA	07 YEARS		
No of Project done Before Implementation of RERA	1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project	N/A	
No of Project done After Implementation of RERA	1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project	N/A	

II. PARTICULARS OF PROJECT			
Project Registration Number	BRERAP00066-1/88/R-60/2018	Name of Project/Phase of Registered Project	ARANYA PNB RESIDENCY
Name of Promoter	ARANYA ENGICON PVT LTD	Project Address	GODHNA, NEAR NEORAGANJ, DANAPUR BIHTA ROAD, PATNA
Name of Co-promoter	N/A		
Project Registration is valid up to	01/10/2023		
Starting date of Project or Phase of the Project	26/06/2018		
Type of Project or Phase of the Project	Residential		
Period of validity of map by the Competent Authority	01/10/2023		

ARANYA ENGICON PVT. LTD.

Amarjeet Nath

DIRECTOR

III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building /Block Number	Apartment Type		Carpet Area	Total Number of sanctioned apartments	Total Number of Apartments in Promoter's share -	Total Number of Apartments in Landowner's share -
BLOCK-B & C	1. 1 BHK 2. 2 BHK, - 3. 3 BHK 4. Shop 5. Bungalow 6. Plot etc.	08 24 104	3840.00 15840.00 97960.00	136	1. Booked / Allotted -79 2. Sold-NIL	3. Booked/ Allotted-03 Sold -NIL
					Percentage of booking	Percentage of booking

If the booking percentage exceeds 50% of the total booking then Information about formation of association of allottees.

Association of allottees name

Details of allottees - Name, Address, Email id (if any), contact number.

These details may not be available to common people

Name	Address	contact number	Email id (If any)

IV. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES

Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
		1. Booked/Allotted -	79
BLOCK-B & C	143	2. Sold -	NIL

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	N/A			
2.	Fire N.O.C.	STATE FIRE OFFICER, BIHAR, PATNA		13-07-2017	
3.	Water Supply Permission	N/A			
4.	NOC from Airport Authority of India	AAI		27/06/2027	
5.	Other Approval(s), if any, required for the Project.	N/A			

ARANYA ENGICON PVT. LTD.

Amrajeet Nath

DIRECTOR

VI. CONSTRUCTION PROGRESS OF THE PROJECT

1. Plan Case No. PMAA/PRN/GODHANA/BIHTA/B+G+8/15/2017

S. No. (1)	Tasks/Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3) BLOCK-B	Expected Completion date in (dd/mm/yyy) Format
1.	Excavation (if any)	100%	
2.	Basements (if any)	100%	
3.	Podiums (if any)	N/A	
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	100%	
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	100%	
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	100%	
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 me be required to complete project	100%	

ARANYA ENGICON PVT. LTD.

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	as per Specifications in Agreement of Sale. Any other activities		

1. Plan Case No. PMAA/PRN/GODHANA/BIHTA/B+G+8/15/2017

S. No. (1)	Tasks/Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3) BLOCK-C	Expected Completion date in (dd/mm/yyy) Format
1.	Excavation (if any)	100%	
2.	Basements (if any)	100%	
3.	Podiums (if any)	N/A	
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	100%	
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	100%	
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	100%	

ARANYA ENGICON PVT. LTD.

Amarjeet Nath

DIRECTOR

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 me be required to complete project as per Specifications in Agreement of Sale. Any other activities	30%	

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	85%	
2.	Water Supply	YES	100%	
3.	Sewerage (Chamber, Line, Septic Tank, STP)	YES	100%	
4.	Storm Water Drains	NO		
5.	Landscaping & Tree Planting	YES	0%	
6.	Street Lighting	YES	0%	
7.	Community Buildings	NO		
8.	Treatment and Disposal of Sewage and Sullage Water	NO		
9.	Solid Waste Management & Disposal	YES	0%	

ARANYA ENGICON PVT. LTD.

Amrgeet Nath

DIRECTOR

10.	Water Conservation / Rain Water Harvesting	YES	0%	
11.	Energy Management	YES	0%	
12.	Fire Protection and Fire Safety Requirements	YES	60%	
13.	Closed Parking	YES	100%	
14.	Open Parking	YES	0%	
15.	Electrical Meter Room, Sub-Station, Receiving Station	YES	50%	
16.	Others (Option to Add More)			

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

		PROPOSED YES/NO.	PERCENT AGE OF ACTUAL WORK DONE (As on date of certificate)	Expected Completion date in (dd/mm/yy) Format
1.	Internal Roads and foot paths			
2.	Water Supply			
3.	Sewerage Chambers Septic Tank			
4	Drains			
5.	Parks, Land Scaping and Tree Planting			
6.	Street Lighting			
7.	Disposal of sewage & sullage water			
8.	Water conservation/Rain Water Harvesting			

ARANYA ENGICON PVT. LTD.

Amarjeet Nath

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9.	Energy Management			

IX.	GEO TAGGED AND DATE PHOTOGRAPH OF(EACH BLOCK) OF THE PROJECT		
(A)	Sr. No.		
	1.	Front Elevation	Attach
	2.	Rear Elevation	Attach
	3.	Side Elevation	Attach
(B)		Photograph of each floor	

X.	FINANCIAL PROGRESS OF THE PROJECT	
S. No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No.	35954537315
2.	Estimated Cost of the Project including land cost at the start of the Project	31,18,00,000=00
3.	Estimated Development Cost of the Project at the start of the Project.(Excluding Land Cost)	25,15,00,000=00
4.	Any Variation in Development Cost which is declared at the start of the Project .	N/A
5.	Amount received during the Quarter	55,06,511=00
6.	Actual Cost Incurred during the Quarter	54,96,130=00
7.	Net amount at end of the Quarter	1,37,340=70
8.	Total expenditure on Project **till date**	
9.	Cumulative fund collected till the end of Quarter in question	
10.	Cumulative expenditure done till the end of Quarter in question	

XI.	DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED

ARANYA ENGICON PVT. LTD.

Amrapeetnath

DIRECTOR

XII. MISCELLANEOUS		
A	List of Legal Cases (if any) – On Project / Promoter	
1.	Case No.	NO
2.	Name of Parties	NO
3.	No of Execution Cases against this project Case No. Name of Parties	NO
4.	No of Suo - Moto cases against this project Case No. Name of Parties	NO
5.	No of Certificate cases /PDR cases against this project Case No. Name of Parties	NO
B	Sale/Agreement for Sale during the Quarter	
1.	Sale Deed	NIL
2.	Agreement for Sale	NIL
3.	No. of possessions given to allottees	NIL

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

XIV UNITS ALLOCATION DETAILS

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 BHK-08 2 BHK -24 3 BHK-104 4 BHK- Shop- Bungalow - Plot etc	FLAT NO.	FLAT TYPE	
	102, 105, 106, 202, 205, 206, 301, 302, 305, 306, 401, 402, 406, 501, 502, 505, 506, 601, 602, 605, 606, 701, 702, 705, 706, 801, 802, 805, 806	BLOCK-B 3 BHK	
	103, 104, 107, 203,204, 207, 303, 304, 307, 403, 404, 407, 503, 504, 603, 604, 607, 703, 704, 707	BLOCK-B 2 BHK	
	108, 208, 308, 408, 508, 608, 708, 808	BLOCK-B 1 BHK	
	104,105,106, 107, 207, 301, 308, 401, 408,	BLOCK-C 3 BHK	

ARANYA ENGICON PVT. LTD.

Amrapreet Singh

DIRECTOR

	504, 505, 506, 604, 606, 704, 708, 803, 804, 805, 806		

XV. BROCHURE /Prospectus

XVI Grievance Redressal Officer

Name : Amarjeet Nath
Contact No : 9135005300
Email id : aranyaengicon@gmail.com
Address : MAHAVIR MARKET, C/O- BRIJI BAHAWAN, PRTHIVIPUR, CHIRAIYATAND, PATNA

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.

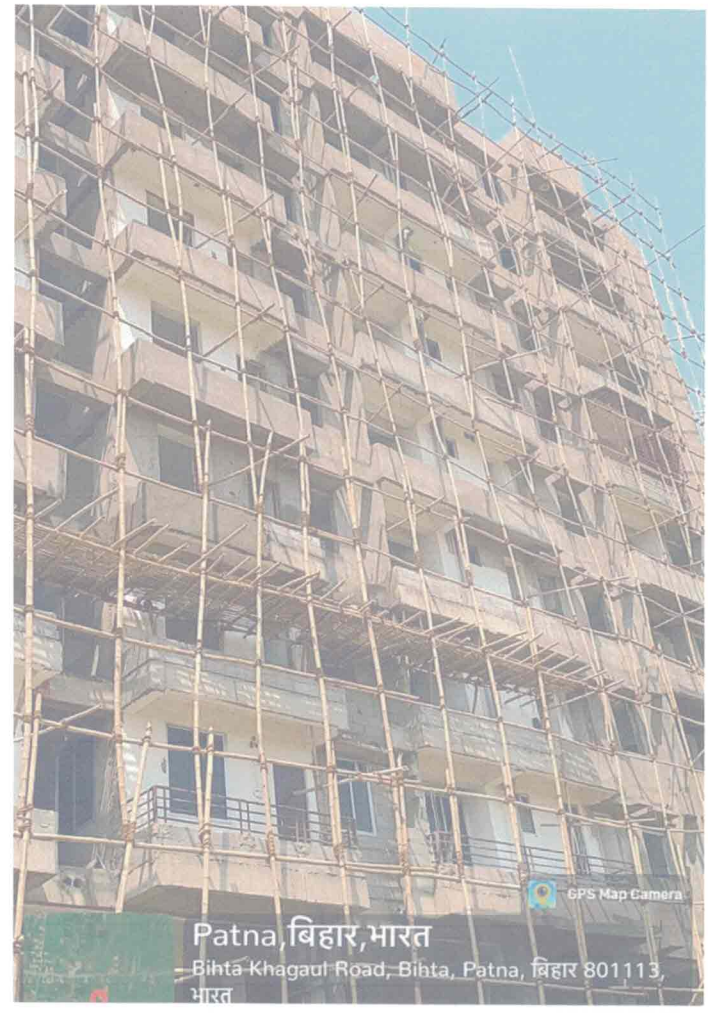
ARANYA ENGICON PVT. LTD.
Amarjeet Nath
DIRECTOR

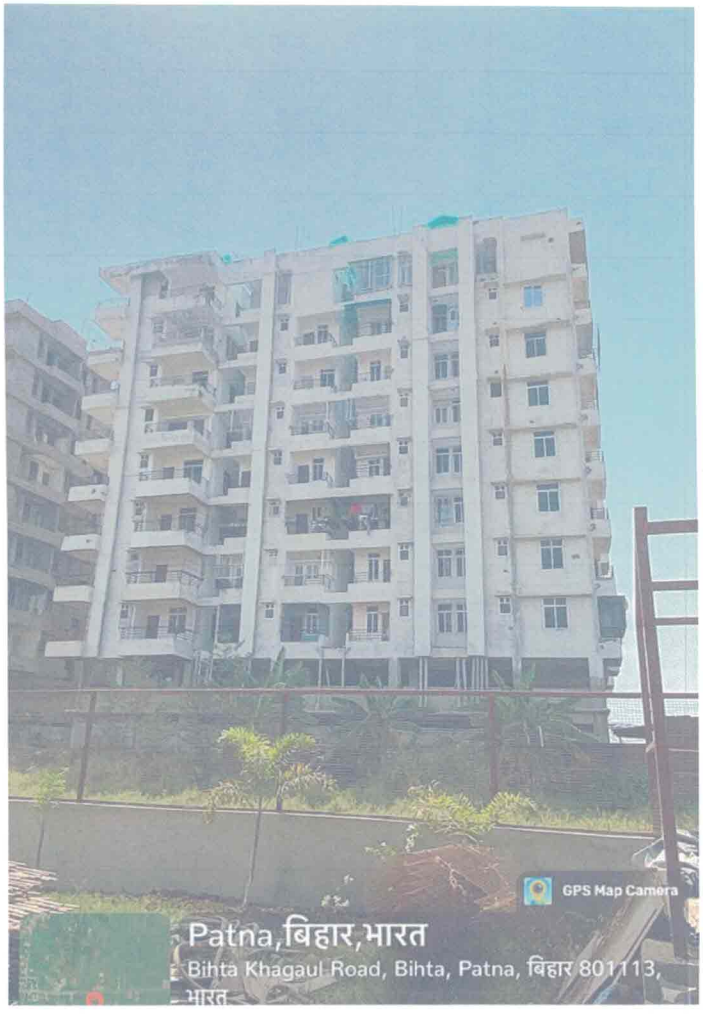
Signature of Promoter

Name:

Date:


GPS Map Camera
Patna,बिहार,भारत
Bihta Khagaul Road, Bihta, Patna, बिहार 801113,
भारत


GPS Map Camera
Patna,बिहार,भारत
Bihta Khagaul Road, Bihta, Patna, बिहार 801113,
भारत


GPS Map Camera
Patna,बिहार,भारत
Bihta Khagaul Road, Bihta, Patna, बिहार 801113,
भारत


Patna,बिहार,भारत
Bihta Khagaul Road, Bihta, Patna, बिहार 801113,
भारत
Lat 25.582323, Long 84.976455
04/06/2025 01:13 PM GMT+05:30
Note: Captured by GPS Map Camera
GPS Map Camera

FORM No.1
[See Regulation 3]

ARCHITECT'SCERTIFICATE

Date: 31/03/2025

To,

ARANYA ENGICON PVT. LTD.
FLAT NO-101, SHANKAR SADAN,
SINHA LANE, PATLIPUTRA COLONY,
PATNA-13, BIHAR.

Subject: Certificate of cost incurred for development **of ARANYA PNB RESIDENCY**, NO. OF Building(s) 3, of the Project ARANYA PNB RESIDENCY **(BRERAP00066-1/88/R-60/2018, dated 26/06/2018) situated on the Khesra No./plot no. 1803,1804,1819 &1820, Godhana , Near Neoraganj, Danapur Bihta Road, Patna (Khata no. 436,411,419 & 414 Mauja Godhana) and Measuring** **4912.27** sq.mts. area and Thana NO. 80, being developed by ARANYA ENGICON PRIVATE LIMITED

Ref: Bihar RERA Registration Number - **BRERAP00066-1/88/R-60/2018**

Sir,

I Pawan Kumar have undertaken assignment as Architect certifying percentage of Completion of Construction Work of , situated on the plot bearing Plot no248, **Godhana , Near Neoraganj, Danapur Bihta Road, Patna (Khata no. 436,411,419 & 414 Mauja Godhana) and Measuring** **4912.27** sq.mts. area and Thana NO. 80, being developed by **ARANYA ENGICON PRIVATE LIMITED**

Following technical professionals are appointed by Promoter: —

(i) Shri Pawan Kumar asArchitect.
(ii) Shri Amrendra Kumar as Structural Consultant.
(iii) Shri Avinash Kumar as QuantitySurveyor.

Based on Site Inspection, with respect to each of the Building/Wing of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for each of the building/Wing of the Real Estate Project as registered vide number **BRERAP000661/88/R-60/2018** under Bihar RERA is as per t **Table -A** herein below. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in **Table -B**.

Ar. Pawan Kumar
UDHD Reg. No.- CA/2008/43276

Table-A
Building – ARANYA PNB RESIDENCY,
(to be prepared separately for each building/wing of the project)

S. No.	Task/Activity	PercentageofActualWorkDone	Projected date of completion (DD/MM/YYYY)
1.	Excavation(if any)	100%	
2.	Basements(if any)	100%	-
3.	Podiums(if any)	N/A	-
4.	Plinth	100%	
5.	Stilt Floor	N/A	-
6.	Slabs of Super Structure	0%	01/04/2024
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	0%	01/08/2024
8.	Sanitary Fittings within theFlat/Premises, Electrical Fittingswithin the Flat/Premises	0%	01/04/2025
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	0%	01/04/2025
10.	Externalplumbingandexternalplaster,elevation,completionofterraces with waterproofing of theBuilding/Wing.	0%	01/04/2025
11.	Installation of Lifts, water pumps,FireFightingFittings and EquipmentasperCFO,NOC, Electrical fittings,Mechanical Equipment,complianceto conditions ofenvironment/CRZ NOC,finishing to entrancelobby/splint protection,pavingofareasappurtenant to Building/Wing, Compound Wall and all other	0%	01/06/2025

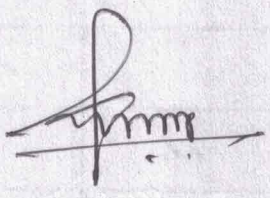
Your Faithfully,

Pawan Kumar
License no - CA/2008/43276
Ar. Pawan Kumar
UDHD Reg. No.- CA/2008/43276

Table-B
Building – ARANYA PNB RESIDENCY,
Internal and External Development Works in respect of the entire Registered Phase.

S No.	Common Areas and Facilities	Proposed (Yes/No)	Percentage of actual Work Done (As on date of the Certificate)	Projected date of completion (dd/mm/yyyy)
1.	InternalRoads&Footpaths	Yes	0%	
2.	WaterSupply	Yes	Completed	
3.	Sewerage(Chamber,Line, Septic Tank, STP)	Yes	100%	01/04/2025
4.	StormWaterDrains	Yes	0%	
5.	Landscaping & TreePlanting	Yes	0%	
6.	StreetLighting	No	NA	NA
7.	CommunityBuildings	No	NA	NA
8.	TreatmentandDisposalof Sewage and Sullage Water	No	NA	NA
9.	SolidWasteManagement & Disposal	Yes	0%	
10.	WaterConservation/Rain Water Harvesting	Yes	0%	
11.	EnergyManagement	No	NA	NA
12.	FireProtectionandFire Safety Requirements	Yes	0%	01/06/2025
13.	ElectricMeterRoom	No	NA	NA
14.	AnyOtherAmenities	-	-	-

Your Faithfully,



Pawan Kumar
License no - **CA/2008/43276**

Ar. Pawan Kumar
UDHD Reg. No.- CA/2008/43276

FORM No.2
[See Regulation3]

ENGINEER'SCERTIFICATE

To,

Date:**31/03/202**

ARANYA ENGICON PVT. LTD.
FLAT NO-101, SHANKAR SADAN,
SINHA LANE, PATLIPUTRA COLONY,
PATNA-13, BIHAR.

Subject: Certificate of cost incurred for development **of ARANYA PNB RESIDENCY**, NO. OF Building(s) 3, of the Project ARANYA PNB RESIDENCY **(BRERAP00066-1/88/R-60/2018, dated 26/06/2018) situated on the Khesra No./plot no. 1803,1804,1819 &1820, Godhana , Near Neoraganj, Danapur Bihta Road, Patna (Khata no. 436,411,419 & 414 Mauja Godhana) and Measuring 4912.27** sq.mts. area and Thana NO. 80, being developed by ARANYA ENGICON PRIVATE LIMITED

Ref: Bihar RERA Registration Number - **BRERAP00066-1/88/R-60/2018**

Sir,

I Amrendra Kumar have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under Bihar RERA, being **(BRERAP00066-1/88/R-60/2018, dated 26/06/2018) situated on the Khesra No./plot no. 1803,1804,1819 &1820, Godhana , Near Neoraganj, Danapur Bihta Road, Patna (Khata no. 436,411,419 & 414 Mauja Godhana) and Measuring 4912.27** sq.mts. Area AND THANA NO. 80, being developed by ARANYA ENGICON PRIVATE LIMITED

Following technical professionals are appointed by Promoter: —

(i) Shri Pawan Kumar asArchitect.
(ii) Shri Amrendra Kumar asStructuralConsultant.
(iii) Shri Avinash Kumar as QuantitySurveyor.

2. We have estimated the cost of the completion to obtain Occupancy Certificate / Completion Certificate, of the Civil, MEP and Allied works, of the building(s) of the project. Our estimated cost calculations are based on the Drawings/plans made available to us for the project under reference by the DeveloperandConsultantsandtheScheduleofitemsandquantityfortheentirework ascalculatedby Shri Avinash Kumar QuantitySurveyorappointedbyEngineer,andtheassumptionofthecostofmaterial, labourandother inputsmadebydeveloper,and thesiteinspection carriedout by

3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs.31,18,00,000/-** (Total of Table A and B). The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completed for the purpose of obtaining Occupancy Certificate/Completion Certificate for the building(s) from the **Patna Metropolitan Area Authority PATNA** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **Rs. 25,69,96,130/-** (Total of Table A and B). The amount of Estimated Cost incurred is calculated on the base of amount of Total Estimated Cost.

5. The Balance cost of Completion of the Civil, MEP and Allied works of the building(s) of the subject project to obtain Occupancy Certificate/Completion Certificate **Patna Metropolitan Area Authority PATNA** (planning Authority) is estimated **at Rs. 31,18,00,000/-** (Total of Table A and B).

6. I certify that the Cost of the Civil, MEP and allied work for the aforesaid Project as completed on the date of this certificate is as given in Table A and B below:

TABLE A

Building – ARANYA PNB RESIDENCY
(to be prepared separately for each Building/Wing of the Real Estate Project)

Sr.No.	Particulars	Amount
1	Total Estimated cost of the building/wing as on 31/03/2025 date of Registration is 26/06/2018	Rs. 31,18,00,000/-
2	Cost incurred as on31/03/2025 (based on the Estimated cost)	Rs. 25,69,96,130/-
3	Work done in Percentage (as Percentage of the estimated cost)	
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 5,48,03,870/-
5	Cost Incurred on Additional/Extra Items as on 31/03/2025 not included in the Estimated Cost (Annexure A)	

TABLE B

Building – ARANYA PNB RESIDENCY

(To be prepared for the entire registered phase of the Real Estate Project)

Sr.No.	Particulars	Amount
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 31/03/2025 date of Registration is 26/06/2018	Rs. 31,18,00,000/-
2	Cost incurred as on31/03/2025 (based on the Estimated cost)	Rs. 25,69,96,130/-
3	Work done in Percentage (as Percentage of the estimated cost)	
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 5,48,03,870/-
5	Cost Incurred on Additional/Extra Items as on 31/03/2025 not included in the Estimated Cost (Annexure A)	

YoursFaithfully,

Er. Amrendra Kumar
(Structural Engineer)
Reg. No.-BR/UDHD/SE/230129
Amrendra Kumar

S.K SAHA & ASSOCIATES
Chartered Accountants
F2 Manicktala Hag estate VIP road kolkata 700054
sksahanassociates@gmail.com

(FOR REGISTRATION OF A PROJECT AND SUBSEQUENT WITHDRAWL OF MONEY)

Cost of Real Estate Project State RERA Registration Number BRERAP00066-1/88/R-60/2018

PROJECT NAME: - ARANYA PNB RESIDENCY

Sr. No		Particulars	Amount (in Rs.)	
			Estimated (Column-A)	Incurred &Paid (Column-B)
1				
		Land Cost:		
	a	Acquisition Cost of Land or Development Rights, lease Premium, lease rent, interest cost incurred or payable on Land Cost and Legal cost	**5,30,13,250/-**	**5,30,13,250/-**
	b	Amount of Premium payable to obtain development rights, FSI, additional FSI, fungible area and any other incentive under DCR from Local Authority or State Government or any Statutory Authority		
	c	Acquisition cost of TDR(if any)		
	d	Amounts payable to State Government or competent authority or any other statutory authority of the State or Central Government towards stamp duty, transfer charges, registration fees etc.	**43,14,970/-**	**43,14,970/-**
	e	Land Premium payable as per annual statement of rates(ASR)fore development Of land owned by Public Authorities.		
	f	**Under Rehabilitation Scheme:**		
	(i)	Estimated construction cost of rehab building including site development and infrastructure for the same as certified by Engineer**(in Column-A)**		
	(ii)	Actual Cost of construction of rehab building incurred as per the books of accounts as verified by the CA**(in Column-B)Note: (for total cost of construction incurred, Minimum of** (i)or(ii)**is to be considered)**		
	(iii)	Cost towards clearance of land of all or any encumbrances including cost of removal of legal/illegal occupants, cost for providing temporary transit accommodation or rent in		

	Lieu of Transit Accommodation, overhead Cost.		
(iv)	Cost of ASR linked premium, fees, charges and security deposits or maintenance deposit, or any amount whatsoever payable to any authorities towards and In project of Rehabilitation.		
	Sub-Total of Land Cost	**5,73,28,220/-**	**5,73,28,220/-**

ii	**Development Cost/ Cost of Construction:**		
a (i)	Estimated Cost of Construction as certified by Engineer **(Column-A)**	**31,18,00,000/-**	**25,69,96,130/-**
a(ii)	Actual Cost of Construction incurred as per the books of accounts as verified by the CA **(Column - B)** **Note: (for adding to total cost of construction incurred, Minimum of (i)or (ii) is to be considered)**	Ongoing construction	Ongoing construction
a (iii)	On-site expenditure for development of entire project excluding cost of construction as per (i) or (ii) above, i.e. salaries, consultants fees, site overheads, development works, cost of services (including water, electricity, sewerage, drainage, layout roads etc.), cost of machineries and equipment including its hire and maintenance costs, consumables etc .All costs directly incurred to complete the construction of the entire phase of the project registered.		
b	Payment of Taxes, cess, fees, charges, premmms, interest etc. to any Statutory Authority.	**3,04,995/-**	**3,04,995/-**
c	Interest payable to financial institutions, scheduled banks, non-banking financial institution (NBFC) or money lenders on construction funding or money borrowed for construction:		
	Sub-Total of Development Cost	**31,21,04,995/-**	**25,73,01,125/-**



2		Total Estimated Cost of the Real Estate Project (1(i) + 1(ii) of Estimated Column- A	**36,94,33,215/-**
3		Total Cost Incurred and Paid of the Real Estate Project (1(i)+**1**(ii) of incurred Column-B	**31,46,29,345/-**
4		Percentage of completion of Construction Work (as per Project Architect's Certificate on completion of project)	100% excavation, 100% basements, 100% plinth, 80% slabs super structure, 15% internal walls, 50% staircases.
5		Proportion of the Cost incurred on Land Cost and Construction Cost to the Total Estimated Cost.(3/2)	
6		Amount which can be withdrawn from the Designated Account Total Estimated Cost *Proportion of cost incurred and paid (Sr. number2*Sr.number5)	**5,48,03,870/-**
7	**Less:**	Amount with drawn till date of this certificate as per the Books of Accounts and Bank Statement	0 All self funded
8		Net Amount which can be withdrawn from The Designated Bank Account under this certificate.	**5,48,03,870/-**

This certificate is being issued for RERA compliance for the Company **(Promoter's Name for Project's Name)** and is based on the records and documents produced before me and explanations provided to me by the management of the Company.

Yours Faithfully,

Signature of Chartered Accountant

For S.K.SAHA & ASSOCIATES
Chartered Accountant
FRN:- 333729E

CA SUPRIYO KUMAR SAHA
Proprietor
Membership No:-068337
PAN:- AYYPS8648A
DATE:07/04/2025
PLACE:KOLKATA
UDIN: 25068337BMGYVL2426

(ADDITIONAL INFORMATION FOR ON GOING PROJECTS)

1		Estimated Balance Cost to Complete the Real Estate Project (Difference of Total Estimated Project cost less Cost incurred)	**5,48,03,870/-**
2		Balance amount of receivables from sold apartments as per Annexure-A to this certificate (as certified by Chartered Accountant as verified from the records And books of Accounts)	
3	(i)	Balance Unsold area to be certified by Management and to be verified by CA from the records and books of accounts)	
	(ii)	Estimated amount of sales proceeds in respect of unsold apartments As per Annexure-A to this certificate.	
4		Estimated receivables of ongoingproject.Sumof2+3(ii)	
5		AmounttobedepositedinDesignatedAccount-70%or100%If 4 is greater than **1,** then 70% of the balance receivables of Ongoing project will be deposited in designated Account. If4 is lesser than **1**,then100%ofthebalancereceivablesofOngoingprojectwillbe Deposited in designated Account.	**100.00%**

This certificate is being issued for RERA compliance for the Company (Promoter's Name for Project's Name) and is based on the records and documents produced before me and explanations provided to me by the management of the Company.

Yours Faithfully,

Signature of Chartered Accountant

For S.K.SAHA & ASSOCIATES
Chartered Accountant
FRN:- 333729E

Supriyo Kumar Saha

CA SUPRIYO KUMAR SAHA
Proprietor
Membership No:-068337
PAN:- AYYPS8648A
DATE:07/04/2025
PLACE:KOLKATA
UDIN: 25068337BMGYVL2426

Annexure-A

Statement for calculation of Receivables from the Sales of the Ongoing Real Estate Project
Sold Inventory

(Amount in Rs)

Sr. No	Flat/ / No	Carpet Area (in Sq.Mts.)	Unit Consideration as per Agreement / Letter of Allotment	Received Amount	Balance Amount
1.	Flat No.-101 To 808 of BLOCK - B (Total 61 flats)	15011.84 Sq.Mtr..	14,18,12,250/-	13,93,21,428/-	24,90,822/-
2	Flat No.-101 To 808 of BLOCK – C (Total 64 flats)	19220.48 Sq.Mtr.	11,55,64,750/-	10,36,26,075/-	1,19,38,675/-
Total		34232.32 Sq.Mtr.	25,73,77,000/-	24,29,47,503/-	1,44,29,497/-

(Unsold Inventory Valuation)
Of the Residential/commercial premises Rs. Not Sold Yet per sm.

(Amount in Rs.)

Sr.No.	Flat/Bungalow/ Office No	Carpet Area (in Sq. Mts.)	Unit Consideration as per Agreement/Letter of Allotment
1	NIL	0.00	NIL
Total			

Signature of Chartered Accountant

For S.K.SAHA & ASSOCIATES
Chartered Accountant
FRN:- 333729E

CA SUPRIYO KUMAR SAHA
Proprietor
Membership No:-068337
PAN:- AYYPS8648A
DATE:07/04/2025
PLACE:KOLKATA
UDIN: 25068337BMGYVL2426