N K BHAGAT & CO
CHARTERED ACCOUNTANTS

CA Navneet Kumar
7798969933, 8208181049
navneetkrbhagat@gmail.com
nkbhagatco@gmail.com

SASU ENGICON PVT. LTD.

CIN : U70109BR2016PTC032852
Address – Maa Jagdamba Complex, Balua Tal, Motihari

Project Name – Ramsakhi Devi Residency, Shantipuri, Station Road Motihari

Project Registration No.- BRERAP00372-4/97/R-1245/2021

Quarterly Progress Report for quarter ending December 2024

VII.	**Financial Progress of the Project**	
S. No.	Particulars	Amount (In Rs.)
(1)	(2)	(3)
1.	Project Account No.	1075102000010061
2.	Estimated Cost of the Project including land cost at the start of the Project	3,95,00,000.00
3.	Amount received during the Quarter	6,70,000.00
4.	Actual Cost Incurred during the Quarter	4,66,538.67
5.	Net amount at end of the Quarter	3,09,104.83
6.	Total expenditure on Project **till date**	2,09,80,701.49
7.	Cumulative fund collected till the end of Quarter in question	2,09,93,001.00
8.	Cumulative expenditure done till the end of Quarter in question	2,06,83,896.17

For, N K Bhagat & Co
Chartered Accountants
Registration No.- 036553N

Navneet Kumar.

Navneet Kumar
Proprietor
Membership No.- 556449

N K BHAGAT & CO. FRN 036553N CHARTERED ACCOUNTANTS

SASU ENGICON PRIVATE LIMITED
RAMSAKHI DEVI RESIDENCY
Manish Kumar Soni
DIRECTOR

Date: 10.01.2025
Place: Motihari

UDIN: 25556449BMLVZL2531

FORM-7 [REGULATION-9]

Quarterly progress report for quarter ending dec of 2024 (year)

I. PARTICULARS OF PROMOTERS			
Promoter's Registration Number/CIN No/Partnership deed no/LLP Details/Any other registration with MSME Or Govt. Bodies	U70109BR2016PTC032852	Name of Firm	Sasu Engicon pvt. Ltd.
Firm Address :	MAA JAGDAMBA COMPLEX,BALUATAL,MOTIHARI		
Total Experience of promoter in Real Estate sector	7 YEARS		
Total Experience in Real Estate after Implementation of RERA	7 YEARS		
No of Project done Before Implementation of RERA	1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project	0	
No of Project done After Implementation of RERA	1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project	2	

II. PARTICULARS OF PROJECT			
Project Registration Number	BRERAP00372-4/97/R-1245/2021	Name of Project/Phase of Registered Project	**Ramsakhi Devi Residency**
Name of Promoter	Sasu Engicon pvt. Ltd.	Project Address	SHANTIPURI,STATION ROAD MOTIHARI
Name of Co-promoter			
Project Registration is valid up to	16/04/2024		
Starting date of Project or Phase of the Project	07/12/2021		
Type of Project or Phase of the Project	1. Residential 2. Commercial 3. Residential-cum-Commercial 4, Plotted project	RESIDENTIAL	
Period of validity of map by the Competent Authority	16/04/2024		

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III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENT

Building /Block Number	Apartment Type		Carpet Area	Total Number of sanctioned apartments	Total Number of Apartments in Promoter's share - 8 1. Booked / Allotted -8 2. Sold-	Total Number of Apartments in Landowner 3. Booked/ Allotted - 0 Sold -0
	1. 1 BHK 2. 2 BHK, - 3. 3 BHK 4. Shop 5. Bungalow - 6. Plot etc.	3BHK		16	Percentage of booking 10%	Percentage of booking

IV. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES

Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
	16	1. Booked/Allotted -	16
		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	NA			
2.	Fire N.O.C.	NA			
3.	Water Supply Permission	NA			
4.	NOC from Airport Authority of India	NA			
5.	Other Approval(s), if any, required for the Project.	NA			

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VI. CONSTRUCTION PROGRESS OF THE PROJECT

1. Plan Case No._____(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.	Basements (if any)	100%	COMPLETED
3.	Podiums (if any)	NA	NA
4.	Plinth	NA	NA
5.	Stilt Floor	NA	NA
6.	Slabs of Super Structure	100%	COMPLETED
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	90%	30/11/2024
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	90%	30/11/2024
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	600%	30/11/2024
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	60%	30/11/2024
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	10%	1/12/2024

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

12.	Fire P Safety
13.	Closec

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	NO		
2.	Water Supply	YES	100%	COMPLETED
3.	Sewerage (Chamber, Line, Septic Tank, STP)	YES	100%	completed
4.	Storm Water Drains	YES	100%	completed
5.	Landscaping & Tree Planting	NO		
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	100%	completed
11.	Energy Management	NO	NO	

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YOURS FAITHFULLY,
Er. Harendra Prasad
B.Sc. Engg. (Civil) AMIE
T-25008
Reg. No.-B/3-15/16
Nagar Parishad, Motihari

12.	Fire Protection and Fire Safety Requirements	YES	10%	30-3-25
13.	Closed Parking	YES	50%	30-3-25
14.	Open Parking	NO		
15.	Electrical Meter Room, Sub-Station, Receiving Station	YES	100%	completed
16.	Others (Option to Add More)			

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

		PROPOSED YES/NO.	PERCENTAGE 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			
9.	Energy Management			

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IX. GEO TAGGED AND DATE PHOTOGRAPH OF(EACH BLOCK) OF THE PROJECT			
(A)	Sr. No.		
	1.	Front Elevation	26.659306765874998, 84.90554450982223
	2.	Rear Elevation	26.659306765874998, 84.90554450982223
	3.	Side Elevation	26.659306765874998, 84.90554450982223
(B)		Photograph of each floor	

X. FINANCIAL PROGRESS OF THE PROJECT		
S. No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No.	1075102000010061
2.	Estimated Cost of the Project including land cost at the start of the Project	395 LAKH
3.	Estimated Development Cost of the Project at the start of the Project.(Excluding Land Cost)	210 LAKH
4.	Any Variation in Development Cost which is declared at the start of the Project.	NO
5.	Amount received during the Quarter	6,70,000/-
6.	Actual Cost Incurred during the Quarter	4,66,538.67/-
7.	Net amount at end of the Quarter	3,09,104.83
8.	Total expenditure on Project **till date**	2,09,80,701.49
9.	Cumulative fund collected till the end of Quarter in question	2,09,93,001.00/-
10.	Cumulative expenditure done till the end of Quarter in question	2,06,83,896.14

XI. DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED

SASU ENGICON PRIVATE LIMITED
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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	
2.	Agreement for Sale	0
3.	No. of possessions given to allottees	0
XIII. PERCENTAGE OF WORK ALONG WITH MILESTONE CHART		
Weather the project in progress is as per time schedule or lagging behind?		

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.

SASU ENGICON PRIVATE LIMITED
RAMSAKHI DEVI RESIDENCY
Manish Kumar Soni
DIRECTOR

Signature of Promoter -

Name:SASU ENGICON PRIVATE LIMITED

Date:10/01/2025