FORM-7
[REGULATION-9]

Quarterly Progress Report for quarter ending SEP of 2023

I. PARTICULARS OF PROJECT			
Project Registration Number	BRERAP00418-3/943/R-887/2020	Name of Project/Phase of Registered Project	Dr. Ram Prasad Estate
Name of Promoter	Asha Vihar Properties Pvt Ltd	Project Address	Paigambarpur Kolhua
Name of Co-promoter	NA		
Project Registration is valid up to	14-10-2024		
Starting date of Project or Phase of the Project	23-01-2020		
Type of Project or Phase of the Project	Residential		
Period of validity of map by the Competent Authority	NA		

II. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building/Block Number	Apartment Type	Carpet Area	Total Number of sanctioned apartments	Total Number of Apartments – Booked
Tower -1	2 BHK - 36 3 BHK - 108	118980	144	13
Tower -2	2 BHK -36 3 BHK -108	121284	144	42
Tower -3	2 BHK -90 3 BHK -90	142740	180	15
Tower -4	2 BHK - 126 3 BHK - 36	113904	162	9
Tower -5	1 BHK - 12 Studio -04	9415	16	0

ASHA VIHAR PROPERTIES PVT. LTD. Muzaffarpur

III. DISCLOSURE OF SOLD / BOOKED INVENTORY OF GARAGES			
Building / Block Number	Total Number of Sanctioned Garages	Total Number of Garages: Booked	
1	34	10	

IV. Construction Progress of the Project

1. Building / Wing / Layout Number _____(To beaded 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)	70%
2.	Basements (if any)	70%
3.	Podiums (if any)	50%
4.	Foundation/Plinth	70%
5.	Stilt Floor	50%
6.	Slabs of Super Structure	45%
7.	Internal walls, Internal Plaster, Floorings,	25%
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	10%
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	45%
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 my be required to complete project as per specifications in Agreement of Sale. Any other activities.	0%

ASHA VIHAR PROPERTIES PVT. LTD. Muzaffarpur

V. 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	0%	
3.	Sewerage (Chamber, Line, Septic Tank, STP)	YES	0%	
4.	Storm Water Drains	YES	0%	
5.	Landscaping & Tree Planting	YES	0%	
6.	Street Lighting	YES	0%	
7.	Community Buildings	YES	0%	
8.	Treatment and Disposal of Sewage and Sullage Water	YES	0%	
9.	Solid Waste Management & Disposal	YES	0%	
10.	Water Conservation / Rain Water Harvesting	YES	0%	
11.	Energy Management	no	0%	
12.	Fire Protection and Fire Safety Requirements	YES	0%	
13.	Closed Parking	YES	50%	
14.	Open Parking	no	0%	
15.	Electrical Meter Room, Sub- Station, Receiving Station	YES	0%	
16.	Others (Option to Add More)			



VI.	PHOTOGRAPH OF THE BLOCKS (EACH BLOCK) OF THE BUILDING
S. No.	Particulars
1.	Front Elevation.
2.	Rear Elevation
3.	Side Elevation

VII. Financial Progress of the Project

S. No.	Particulars	Amount (In Rs.)
(1)	(2)	(3)
1.	Project Account No.	3737772683
2.	Estimated Cost of the Project including land cost at the start of the Quarter	134 cr
3.	Amount received during the Quarter	1.97 Cr
4.	Actual Cost Incurred during the Quarter	1.24 Cr
5.	Net amount at end of the Quarter	11594.80/-
6.	Total expenditure on Project **till date**	18.41 Cr
7.	Details of Mortgage or Charge, if any, created on the Land and the projects	

VIII. 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	NO
2.	Agreement for Sale	NO

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

Name: Ashwini Kumar Gupta

ASHA VIHAR PROPERTIES PVT. LTD. Muzaffarpur

Date :14-07-2023