

FORM-7
(REGULATION-9)

URBAN REALTY HOMES

Quarterly Progress Report for quarter ending October, November, December of 2023 Year)

I.PARTICULARS OF PROJECT			
Project Registration Number	BRERAP04528-1/08/R-1546/2023	Name of Project/Phase Of Registered Project	SUNRISE
Name of Promoter	URBAN REALTY HOMES	Project Address	BABAKARPUR,PARGAN A-DANAPUR, PATNA
Name of Co-promoter	N/A		
Project Registration is valid up to	20/01/2028		
Starting date of Project or Phase Of the Project	15.01.2023		
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		6 YEARS	
Project Account No.	Collection A/C-3333905001693 Retention-333905001694		

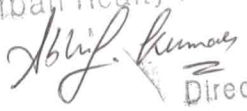
II.DISCLOSURE OF SOLD/BOOKED IN VENTORY OF APARTMENTS					
Building/Block Number	Apartment Type		Carpet Area	Total Number of sanctioned apartments	Total Number of Apartments-
one block	1. 1BHK	-	1	1	1.Booked/Allotted- 1
	2. 2BHK,	-	4		
	3. 3BHK	-	5		2. SOLD-
	4. Shop	-			
	5. Bungalow	-			
	6. Plot etc.	-			

III.DISCLOSURE OF SOLD/BOOKED INVENTORY OF GARAGES			
Building/Block Number	Total Number of Sanctioned Garages	Total Number of Garages:	
	10	1. Booked/Allotted	-
		2. Sold	-
			1
			NIL

Urban Realty Homes
Abhinav Kumar
Director

IV. DETAILS OF BUILDING APPROVALS					
(If already Filed Along With Registration Application, then there is no. need of further Filling)					
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.	Fir N.O.C				
3.	Water Supply Permission				
4.	NOC From Airport Authority of India				
5	Other Approval(S), if any required for the Project				

IV. Construction Progress of the Project		
1. Building/Wing /Layout Number_____ (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)	-
2.	Basements(if any)	-
3.	Foundation (if any)	100%
4.	Plinth	100%
5.	Stilt Floor	0%
6.	Slabs of Super Structure	0%
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows with in Flats/Premises.	0%
8.	Sanitary FittingswithintheFlat/Premises,ElectricalFittin gswithintheFlat/Premises	0%
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	0%
10.	External plumbing and external plaster, elevation,completion of terraceswithwaterproofingofthe Building/Wing.	0%

Urban Realty Homes

 Director

11.	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFONOC, Electrical fittings, Mechanical Equipment, compliance to conditions of environment/CRZNOC, Finishing to entrance lobby/s, plinth protection, paving of area support to Building/Wing, Compound Wall and all other requirements as may be required to complete project as per specifications in Agreement of Sale. Any other activities.	0%
-----	--	----

VI. 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	0%	
2.	Water Supply	YES	0%	
3.	Sewerage (Chamber, Line, Septic Tank, STP)	NO		
4.	Storm Water Drains	NO		
5.	Landscaping & Tree Planting	NO		
6.	Street Lighting	YES	0%	
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	NO		
11.	Energy Management	NO		
12.	Fire Protection and Fire Safety Requirements	YES	0%	

Urban Realty Homes

Abhishek Kumar

Director

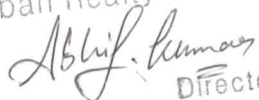
13.	Closed Parking	YES	0%	
14.	Open Parking	NO		
15.	Electrical Meter Room, Sub-Station, Receiving Station	YES	0%	
16.	Others (Option to Add More)	NO		

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

		Proposed (Yes/No)	Percentage of actual Work Done (As on date of the Certificate)	Details
1.	Internal Roads & Footpaths			
2.	Water Supply			
3.	Sewerage Chambers Septic Tank			
4.	Drains			
5.	Parks, Landscaping and Tree Planning			
6.	Street Lighting			
7.	Disposal of sewage & Sullage Water			
8.	Water conservation/ Rain Water Harvesting			
9.	Energy Management			

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

(A)	
1.	Front Elevation. (Attach)
2.	Rear Elevation
3.	Side Elevation (Attach)

Urban Realty Homes

 Director

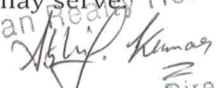
VII. Financial Progress of the Project		
S. No.	Particulars	Amount (In Rs.)
(1)	(2)	(3)
1.	<ul style="list-style-type: none"> 1.Project Account No.(Collection AC) 2. RERA RETENTION AC 	<ul style="list-style-type: none"> 3333905001693 333905001694
2.	Estimated Cost of the Project including land cost at the start of the Quarter	
3.	Amount received during the Quarter	6,00,000
4.	Actual Cost Incurred during the Quarter	NIL
5.	Net amount at end of the Quarter	1357
6.	Total expenditure on Project till date	8,24,025
7.	Details of Mortgage or Charge, if any, created on the Land and the projects	NO

VII.MISCELLANEOUS		
A	List of Legal Cases(if any)	
1.	Case No.	
2.	Name of Parties	
B	Sale/Agreement for Sale during the Quarter	
1.	Sale Deed	
2.	Agreement for Sale	

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 fore going 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

Urban Ready Homes

 Director

Name:

Date:

Urban Realty Homes

