FORM-7

[REGULATION-9]

Quarterly Progress Report for Quarter ending OCT/NOV/DEC of 2023-24 (Year)

I. PARTICULARS OF PROJECTS				
Project Registration No.	BRERAP00015-89/219/R-1527/2023	Name of Project	VASTU VIHAR SASARAM PH-06	
Name of Promoter	TECHNOCULTURE BUILDING CENTER PVT Ltd.	Project Address	Vill-BAIJLA, SASARAM	
Name of Co- Promoter	NO			
Projects Registration Valid Up to	28/10/2025			
Starting date of project or Phase of the Project	25/12/2022			
Type of project or Phase of the Project	**1.Residential**			
Period of Validity of map by the competent Authority	28/10/2025			

II. DISCLOSURE OF SOLD/BOOKED INVENTORY OF BUNGALOW				
Building/Block No.	Bungalow Type	Carpet Area	Total No. of sanctioned Bungalow	Total No. of Apartments-
1.YAMUNA BUGALOW 2. KAVERI BUNGALOW	5 BHK 4 BHK	1630Sqft 1000Sqft	03 UNITS 06 UNITS	1.Booked-08 2.Sold-0

III. DISCLSOSURE OF SOLD / BOOKED INVENTORY OF GARAGES			
Building/Block Number	Total No. of Sanctioned Garages	Total no. of Garages: 1. Booked / Allotted-	08
16 BUILDING	16 Car Parking	2. Sold-	00

IV. Construction Progress of the Project		
1. Building / Wing / Layout 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)
1.	Excavation (if any)	06 Units Completed
2.	Basements (if any)	No
3.	Podiums (if any)	No
4.	Plinth	06 Units Completed
5.	Stilt Floor	No
6.	Slabs of Super Structure	No
7.	Internal Walls, Internal Plaster, Floorings, Doors and Windows within Flats / Premises.	5Units 1st Floor Brick Work Completed, 5 Units Roof Casting Completed & 4 Units Plinth Work completed
8.	Sanitary Fittings within the Flats / Premises, Electrical Fittings Within the Flat/ Premises.	
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	
10.	External plumbing and external Plaster, elevation, completion of terraces with waterproofing of the Building / Wing.	
11.	Installation of lift, 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 may be required to complete projects as per specification in Agreement of Sale .	

	Any other activities.	

V. Amenities and Common Area and External Infrastructure Development Works)				
S. No.	Common Areas and Facilities	Proposed (Yes)	Percentage of actual Work Done (As on the of Certificate)	Details
(1)	(2)	(3)	(4)	(5)
1.	Internals road & Footpaths		20% completed	Road Works
2.	Water Supply		20% Completed	For Constructed Units
3.	Sewerage (Chamber, Line, Septic Tank, STP)		20% Completed	
4.	Strom Water Drains	No	No	No
5.	Landscaping & Tree Planting		15% Completed	Besides the Boundary Wall
6.	Street Lighting		15% Completed	Sides of the Road
7.	Community Buildings			
8.	Treatment and Disposal of Sewage and Sullage Water		N/A	
9.	Solid Waste management & Disposal	No	No	No
10.	Water conversation / Rain Water Harvesting.		N/A	
11.	Energy Management	No	No	No
12.	Fire Protection and Fire Safety Requirements		Fire Bucket and Extinguisher Install for 09 Units	
13.	Closed Parking			
14.	Open Parking			
15.	Electrical Meter Room, Sub –Station, *Receiving Station*		For Construction Work Only	
16.	Others (Option to Add More)	No	No	

VI. PHOTOGRAPG OF THE BLOCKS (EACH BLOCK) OF THE BUILDING	
S. No.	Particulars
1.	Front Elevation Uploaded on the Web Portal
2.	Rear Elevation Uploaded on the Web Portal

3.	Side Elevation Uploaded on the Web Portal	

VII. FINANCIAL PROGRESSS OF THE PROJECT		
S. No.	Particulars	Amount (In Rs.)
(1)	(2)	(3)
1.	Project Bank Account No.	50200075537220 (HDFC Bank)
2.	Estimated cost of Project including land cost at the start of the Quarter	1,63,800,00/-
3.	Amount received during Quarter	28,40,000/-
4.	Actual Cost Incurred during Quarter	20,45,000/-
5.	Net Amount at the end of Quarter	8,51,012/-
6.	Total expenditure on project **till date**	33,60,000/-
7.	Details of Mortgage or Charge, if any, created on the Land and the Projects	NO

VIII. MISCELLANEOUS		
A	List of Legal Cases (if any)	NO
1.	Case No.	
2.	Name of Parties	
B	Sale / Agreement for Sale during the Quarter	
1.	Sale Deed	No
2.	Agreement for Sale	08

Undertaking:

I/ we solemnly affirm. declare and undertaking that all the details stated above are true to the best of my / our knowledge and noting 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 purpose this undertaking may serve.

For Technoculture Building Pvt. Ltd.

Dinesh & Siwani

Signature of Promoter Director

Name: DINESH KUMAR TIWARI

Date:15/01/2024