

Gharaunada Infratech Construction Pvt. Ltd.

Mahesh Nagar, Road No.- 4, Patna-24

Ref. Kiran Residency

Date: 16-01-24

सेवा में,

प्राधिकृत पदाधिकारी,
भू-सम्पदा विनियामक प्राधिकरण
पटना, बिहार।

विषय :- **" KIRAN RESIDENCY "** के Quarterly Progress Report
जमा करने के संबंध में।

प्रसंग :- Registration No- BRERAP34233-1/56/R-1222/2021

महशय,

सविनय निवेदन है कि मैं बिनय कुमार (निदेशक) घरौंदा इनफ्राटेक कन्स्ट्रक्शन प्रा०
लि० महेश नगर, रोड नं-4, थाना -पाटलीपुत्रा, पोस्ट-केशरी नगर,
जिला-पटना-800024 बिहार।

मैं इस पत्र के माध्यम से मेरे द्वारा निर्माणधिन भवन "किरन रेसीडेंसी" का
Quarterly Progress Report December 2023 जमा करा रहा हूँ।

Gharaunada Infratech Construction Pvt. Ltd.


Managing Director

विश्वासभाजन

Gharaunda Infratech Construction Pvt. Ltd.

Mahesh Nagar, Road No.- 4, Patna-24

Ref. Kiran ResidencyDate: 16-01-2024FORM-7
[REGULATION-9]

Quarterly progress report for quarter ending Dec of 2023

I. PARTICULARS OF PROJECT

Project Registration Number	BRERAP34233-1//56/R-1222/2021	Name of Project	Kiran Residency
Name of Promoter	Gharaunda Infratech Construction PvtL td	Project Address	Ranjan Path, Gola Road Patna.
Name of Co-Promoter	N/A		
Project Registration is valid upto	28-12-2024		
Starting date of Project	05-10-2021		
Type of Project	Residential		
Period of Validity of map by the Competent Authority			

II. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building/Block Number	Apartment Type		Salable Area	Total Number of Sanctioned Apartments	Total Numbers of Flat-10
	Residential				
	3 BHK	9	10650		1. Booked
	1 BHK	1	347		Allotted-5
					2. Sold-5

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Binary
Managing Director

III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF GARAGES

Building/Block Number	Total Number of Sanctioned Garages	Total Number of Garages :	11
		1. Booked/Allotted	5
	11	2. Sold	5

IV. Construction Progress of the Project

S.No.	Tasks/Activity	Percentage of Actual Work Done (As on date of the certificate)
1	Excavation	Completed(100%)
2	Basements	Nil
3	Podiums(if any)	Nil
4	Ground Floor	Ground floor Structure work completed(85%)
5	First Floor	1 st floor Structure work completed and brick work completed , interior and outer Plaster is completed, tiles work is completed, interior wallputty is completed. Wood chaukhat and door work is completed. Interior Paint is completed. Exterior Paint work is under process.
6	Second Floor	2 nd floor Structure and brick work is completed ,interior plaster and outer Plaster is completed. Wood chaukhat and door work is completed . Interior Paint is completed. Exterior Paint work is under process.
7	Third Floor	3 rd floor Structure work and brick work is completed interior plaster and outer Plaster is completed. Wood chaukhat and door work is completed Interior Paint is completed. Exterior Paint work is under process.
8	Sanitary Fittings within the Flat /Premises, Electrical Fittings within the Flat/Permisses	Completed upto 3 rd Floor(90%)
9	Staircases, Lift Wall sand Lobbies at each floor level, overhead and Underground Water tanks	3 rd floor(staircase & Lift Pit) (95%)

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Managing Director

10	Installation of Lifts,Water pumps, Fire Fighting's and Equipment as per CFO NOC,Electrical	Under progress(90%)
	Fittings, Mechanical Equipment, compliance to conditions of environment/CRZ NOC Finishing to entrance lobby, plinth protection, paving of are as appurtenant to Building/Wing, Compund wall and all other requirement as my be required to complete project as per specifications in Agreement of sale.	

V. Amenities and Common Area and External Infrastructure Development works.

95% of total work is completed in our project .All Amenities and common Area And Infrastructure Development work has been in progress.

~~Gharaunda~~ Infratech Construction Pvt. Ltd.


Managing Director

VI. PHOTOGRAPH OF THE BLOCKS (EACH BLOCK) OF THE BUILDING

1. Front Elevation



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Rinay
Managing Director

2. Rear Elevation-



Danapur, Bihar, India

Lane no :6 Ranjan Path, Bailey Rd, Near Gyan Niketan School, Shri Krishna
Puram, Danapur, Patna, Bihar 801503, India

Lat 25.619307°

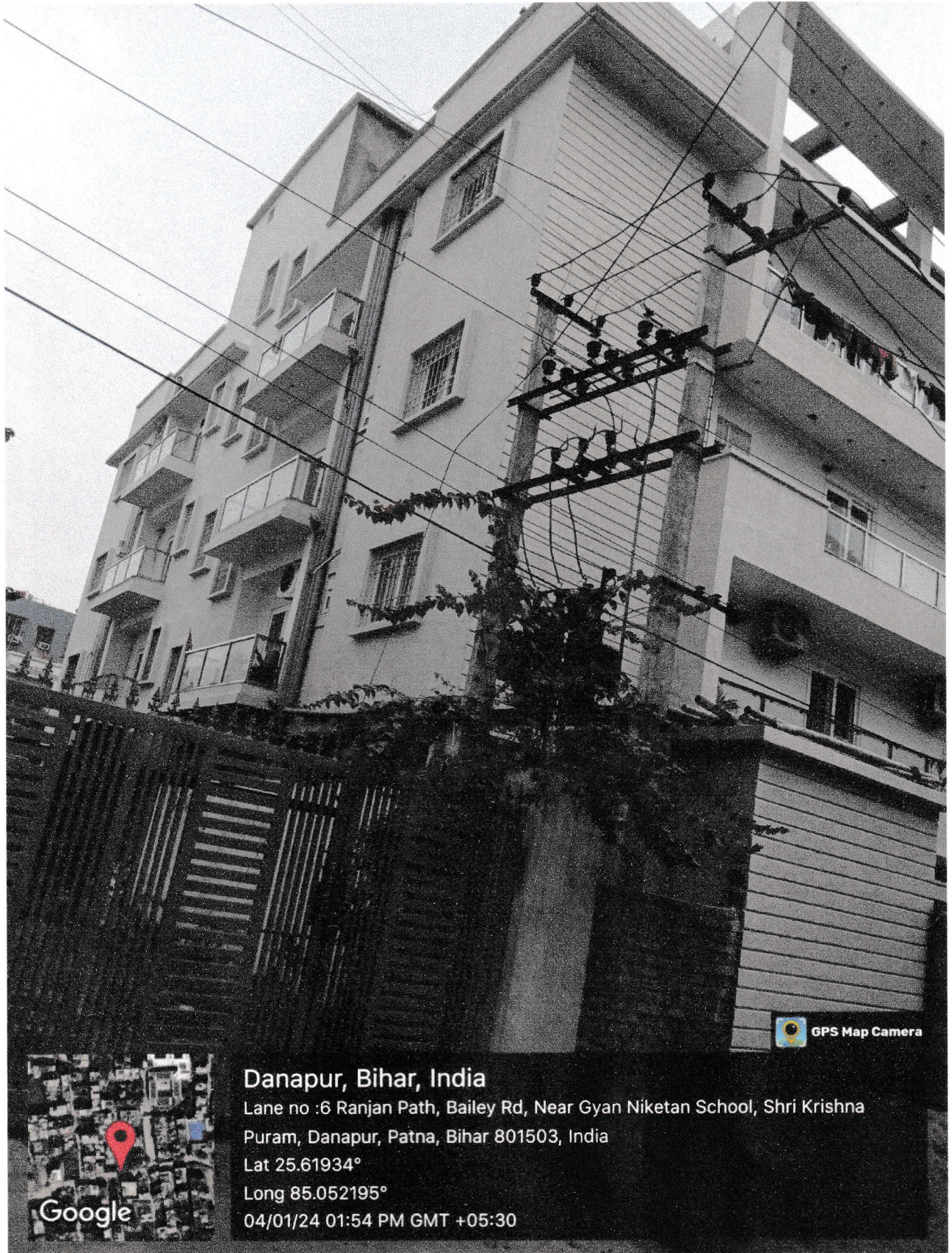
Long 85.052128°

04/01/24 01:54 PM GMT +05:30

Gharaunda Infratech Construction Pvt. Ltd.

Bijay
Managing Director

3. Side Elevation-



Gharaunda Infratech Construction Pvt. Ltd.

Rinay
Managing Director

4. Interior Photo



Gharahda Miratech Construction Pvt. Ltd

Binay
Managing Director



VII. Financial progress of the project

S.No.	Particulars	Amounts (In Rs.)
(1)	(2)	(3)
1.	Project Account No.	704270317
2.	Estimated Cost of the projects including land cost at the start of the Quarter	1,70,00,000
3.	Amount received during the Quarter	86,90,600
4.	Actual cost Incurred during the Quarter	12,90,787
5.	Net amount at end of the Quarter	73,99,813
6.	Total expenditure on project till date	1,85,22,160
7.	Details of Mortgage or charge, if any, created in the land and the projects	N/A

VIII. MISCELLANEOUS

A	List of Legal Cases (if any)
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Gharaunda Infratech Construction Pvt. Ltd.

Biraj
Managing Director

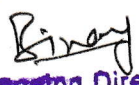
1.	Case No.	N/A
2	Name of Parties	N/A
B	Sale/Agreement for sale during the Quarter	
1.	Sale Deed	5
2.	Agreement for sale	

Undertaking:

I/We solemnly affirm, declare and undertake that all the details stated above are 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 serve.

Gharaunda Infratech Construction Pvt. Ltd

Signature of Promoter


Managing Director

Name: Binay Kumar

Date: 16-01-2024