

ANNEXURE-A

Quarterly Progress Report for quarter ending March 2024

I. PARTICULARS OF PROJECT				HEAVEN PALACE
Project Registration Number	BRERAP74427-4/ 168/R-1492	Name of Project/Phase of Registered Project/Address		
Name of Promoter	GHARANA DEVELOPERS			Nabipur Gaus, Khesra No- 1726, Khata No- 1138, Thana No - 35, Phulwarisharif, Patna
Name of Co-Promoter				
Project Registration is valid up to Type of Project or Phase of the Project	1. Residential 2. Commercial 3. Residential- cum-Commercial 4. Plotted project	20.06.2025	Mixed Commercial Cum Residential	
			Yes	
			N/A	
Period of validity of map by the competent Authority				

II. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS					
Building/Block Number	Apartment Type	Carpet Area	Total Number of sanctioned apartment	Total Number of Apartment -	
1	1. 1 BHK	6	3683.28	6 flat	Allotted -IN 0
	2. 2 BHK	6	4848.84	6 flat	QTR 2
	3. 3 BHK	15	481.31	15 shops	2. Sold - 0
	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 1. Booked / Allotted 2. Sold	0 N/A
1	12		

IV. DETAILS OF BUILDING APPROVALS			
(If already filed along with registration application then there is no need of further filing)			

SL No	Name of Approval / NOC/Permission/ Certificate	Issuing Authority	Applied Date	Issuance Da	Enclosed as Annexure Number
01.	NOC for Environment				n/a
02.	Fire NOC				n/a
03.	Water Supply Permission				n/a
04.	NOC from Airport Authority of India				n/a
05.	Other Approvals if Any				n/a

Construction Progress of the Project

1. Building / Wing / Layout Number _____

(To be filled 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)	10%
3.	Podiums (if any)	10%
4.	Plinth	0%
5.	Stilt Floor	10%
6.	Slabs of Super Structure	0%
7.	Internal walls, Internal Plaster, Flooring, Doors and Windows within Flats /Premises	0%
8.	Sanitary Fitting within the Flat /Premises, Electrical Fittings within the Flat /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 terraces with waterproofing of the Building/ Wing.	0%
11.	Installation of Lifts, water pumps, Fire Fighting Fitting 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 Well and all other requirements as may be required to complete project as per specifications in Agreement of Sale. Any other activities.	
	Any other activities.	

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)	Details
(1)	(2)	(3)	(4)	(5)
1.	Internal Roads & Footpaths	Y		
2.	Water Supply	Y		
3.	Sewerage (Chamber Line, Septic Tank, STP)	Y		
4.	Storm Water Draining	Y		
5.	Landscaping & Tree Planting	NO		
6.	Street Lighting	Y		
7.	Community Buildings	N		
8.	Treatment and Disposal of Sewage and Sullage Water	Y		
9.	Solid Waste Management & Disposal	N		
10.	Water Conservation / Rain Water Harvesting	N		
11.	Energy Management	N		
12.	Fire Protection and Fire Safety Requirements	Y		
13.	Closed Parking	Y		
14.	Open Parking	Y	0%	
15.	Electrical Meter Room, Sub- Station, Receiving Station	Y	0%	
16.	Others (Option to Add More)			

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

S. No.	Particulars	
1.	Front Elevation	
2.	Rear Elevation	
3.	Side Elevation	Yes
4.	Photograph of Each Floor	Yes

VIII. Financial Progress of the Project

S. No.	Particulars	Amount (In Rs.)
1.	Project Account No.	40180200000350
2.	Estimated Cost of the Project including land cost at the start of the Quarter	4,45,01,074.00
3.	Amount received during the Quarter	-
4.	Actual Cost Incurred during the Quarter	10,25,416.00
5.	Net amount at end of the Quarter	-
6.	Total expenditure on Project till date	24,98,926.00
7.	Details of Mortgage or Charge, if any, created on the Land and the projects	N/A

IX. DETAILS OF MORTGAGE OR CHARGE IF ANY CREATED**X. MISCELLANEOUS**

A	List of Legal Cases (if any)	
1.	Case No.	N/A
2.	Name of Parties	N/A
B	Sale / Agreement for Sale during the Quarter	
1.	Sale Deed	0
2.	Agreement for Sale	0

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.

For GHARANA DEVELOPER

Signature of Promoter

md. Wasimuddin

Name: *md. Wasimuddin*

Date: *24/04/2024*