FORM No. 1
[See Regulation 3]

ARCHITECT'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account)

Date 05/07/2025

To,
The _____ (Name & Address of Promoter),
Nexgen Dream Homes Pvt. Ltd.
B-3, Vinita, villa, Siddartha Nagar, Jagdeo path, Patna.

Subject: Certificate of Percentage of Completion of Construction Work of Dwarika Soryavanshi Place. No. of Building(s)/ 01 Wing(s) of the BRERAP00531-4/1045/R-1128/2021 Phase of the Project [Bihar RERA Registration Number] situated on the Plot bearing C.N. No/CTS No./Survey No./ Final Plot No 231 (P) demarcated by its boundaries (latitude and longitude of the end points) _____ to the North _____ to the South _____ to the East _____ to the West of Division _____ village Jalalpur Block Danapur District Patna PIN 801503 _____ admeasuring 2859.98 sq.mts. area being developed by [Promoter's Name] Nexgen Dream Homes Pvt Ltd.

Sir,
I/ We _____ have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of the Dwarika Soryavanshi Palace ____ Building(s)/ 01 Wing(s) of the BRERAP00531-4/1045/R-1128/2021 Phase of the Project, situated on the plot bearing C.N. No/CTS No./Survey No./Final Plot No. 231 (P) - of Division Danapur Village Jalalpur Block Danapur District Patna PIN 801503 admeasuring 2859.98 Sqmeter. sq.mts.area being developed by [Promoter's Name] Nexgen Dreams Homes Pvt. Ltd. _____

1. Following technical professionals are appointed by Owner / Promoter:—
   (i) M/s/Shri/Smt. Ajit Singh as L.S. / Architect;
   (ii) M/s /Shri / Smt. Manoj Kumar as Structural Consultant
   (iii) M/s /Shri / Smt. PRASHANT GAURAV as MEP Consultant
   (iv) M/s /Shri / Smt. Ashlesh Kumar as Site Supervisor

Based on Site Inspection, with respect to each of the Building/Wing of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for each of the building/Wing of the Real Estate Project as registered vide number under BRERAP00531-4/1045/R-1128/2021 Bihar RERA is as per table A herein below. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in Table B.

Table-A

Building/ Wing number..... **(to be prepared separately for each building / wing of the project)**

S. No.	Task/Activity	Percentage of Actual Work Done	Projected date of completion (DD/MM/YYYY)
1.	Excavation(if any)	90%.	
2.	Basements(if any)	N/A	
3.	Podiums(if any)	N/A	
4.	Plinth	N/A	
5.	Stilt Floor	N/A	
6.	Slabs of Super Structure	90%.	
7.	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats /Premises.	90%. 90%. 90%.	
8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	90%.	
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	90%. 90%. 90%.	
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	90%. 90%.	
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/splint protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other	50% 90% 50%.	

TABLE B

Internal and External Development Works in respect of the entire Registered Phase.

S. No.	Common Areas and Facilities	Proposed (Yes/No)	Percentage of actual Work Done (As on date of the Certificate)	Projected date of completion (dd/mm/yyyy)
1.	Internal Roads &Footpaths	Yes	90%	
2.	Water Supply	Yes	90%	
3.	Sewerage (Chamber, Line, Septic Tank, STP)	Yes	90%	
4.	Storm Water Drains	Yes	90%	
5.	Landscaping & Tree Planting	Yes	0%	
6.	Street Lighting	Yes	0%	
7.	Community Buildings	No	—	
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	Yes	0%	
12.	Fire Protection and Fire Safety Requirements	Yes	0%	
13.	Electric Meter Room	Yes	0%	
14.	Any Other Amenities	—	—	

Yours Faithfully,

Ajit Singh

AJIT SINGH
ARCHITECT
COA/2012/56055
UCHD. BIHAR

Signature & Name (IN BLOCK LETTERS) of L.S/ Architect

(Registration No./License No.....)

FORM-7 [REGULATION-9]

Quarterly progress report for quarter ending June of 2025

I. PARTICULARS OF PROMOTERS

Promoter's Registration Number/CIN No/Registration no. of the Partnership firm/LLP Identification number/Any other	CIN NO. U45201BR2011PTC017683	Name of the Promoter's Entity NEXGEN DREAM HOMES PVT. LTD	Remarks
Address of the Promoter's Entity :	B-3,VINITA VILLA SIDDHARTHA NAGAR NALA PAR,JAGDEO PATH , PATNA, BIHAR, INDIA - 800014		
Total Experience of the promoter in Real Estate sector (In Completed years)	13YERAS 8 MONTHS		
Total Experience in Real Estate Sector after Commencement of RERA (In Completed years)	07 YEARS		
No of Projects done before Commencement of RERA	1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project	03	
No of Project done After Commencement of RERA	1. Residential 2. Commercial 3. Residential- cum Commercial 4. Plotted project	03	

II. PARTICULARS OF PROJECT

Project Registration Number	BRERAP00531-4/1045/R-1128/2021	Name of Project	M/S DWARIKA SURYANSHU PALACE
Name of Promoter	NEXGEN DREAM HOMES PVT. LTD	Project Address	MAUZA- JALALPUR, THANA NO- 22 DIST-PATNA
Project Registration is valid up to	26/05/2025		
Starting date of Project	08/02/2021		
Type of Project	Residential		
Name of the Competent Authority which sanctioned the project map			
Period of validity of map as granted by the Competent Authority concerned	3 YEARS		

For M/s Nexgen Dream Homes Pvt. Ltd.

Managing Director

III. DISCLOSURE OF SOLD/BOOKED INVENTORY OF APARTMENTS

Building/ Block Number	Apartment/ Unit Type	Carpet Area	Total Number of sanctioned apartments/ unit-wise	Total Numbers of apartments in Promoter's share- FLAT-16	Total Numbers of apartments in Promoter's share- FLAT-16	Total Numbers of apartments in Landowner's share FLAT-15	Total Numbers of apartments in Landowner's share FLAT-15
				Booked	Agreement for sale Executed	Booked	Agreement for sale Executed
	1-BHK						
	2-BHK		12	04	NIL	NIL	NIL
	3-BHK		19	08	NIL	NIL	NIL
	4-BHK and over						
	shop						
	Office Space						
	Bunglow						
	Plots (in case of plots specific area of plot must be mentioned)						
		Total Carpet Area		% of total Units 75%	% of total Units 0%	% of total Units 0%	% of total Units 0%

IV. DETAILS OF ASSOCIATION OF ALLOTTEES :

Mandatory in case the booking percentage exceeds 50% of the total sanctioned flats/plots/buildings/commercial space

The details of the Association of Allottees need to be provided in the proforma of Association of Allottees attached with this Form.

V. CANCELLATION OF FLAT ALLOTMENT, IF ANY WITH FLAT NUMBER/BUNGALOW/PLOT NO./OFFICE SPACE/SHOP/ETC.

(A)Cancelled by Allottees

Flat No./Plot no./Shop No./Etc. :
303 -2 BHK

*whether notice and reminder of cancellation was Served to the promoters by Allottee/s

Yes/No

(B) Cancelled by Promoters

Flat No./Plot no./Shop No./Etc. :

*whether notice and reminder of cancellation has been Served to the Allottees by serving

Yes/No

For M/s Nexgen Dream Homes Pvt. Ltd.

Managing Director

8.	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises	90% 90%	
9.	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks.	100% 100% 100%	
10.	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	100% 100% 90%	
11.	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per prescribed norms	0% 100% 0%	
12.	N.O.C, Electrical fittings, Mechanical Equipment, compliance to conditions of environment as per prescribed norms	0%	
13.	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 project as per Specifications in Agreement of Sale. Any other activities	0% 0%	
14.	Overall Percentage of Actual work Done and Final Completion date		

IX. EXTERNAL INFRASTRUCTURE DEVELOPMENT WORKS – PEOGRESS RELATED TO AMENITIES AND COMMON AREA				
S. No.	Common Areas and Facilities	Proposed (Yes/No)	Percentage of actual Work Done (As on date of the Certificate)	Expected Completion date in (dd/mm/yyy) Format
(1)	(2)	(3)	(4)	(5)

For M/s Nexgen Dream Homes Pvt. Ltd.

Managing Director

1.	Internal Roads & Footpaths	YES	90%	
2.	Water Supply	YES	90%	
3.	Sewerage (Chamber, Line, Septic Tank, STP)	YES	90%	
4.	Storm Water Drains	YES	90%	
5.	Landscaping & Tree Planting	YES	0%	
6.	Street Lighting	YES	0%	
7.	Community Buildings	NO		
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	YES	0%	
12.	Fire Protection and Fire Safety Requirements	YES	0%	
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		
17.	Overall Percentage of Actual Work Done and final Completion date			

X.	EXTERNAL AND INTERNAL DEVELOPMENT WORKS IN CASE OF PLOTTED DEVELOPMENT			
		PROPOSED YES/NO.	PERCENT AGE OF ACTUAL WORK DONE (As on date of certificate)	Expected Completion date in (dd/mm/yy) Format

For M/s Nexgen Dream Homes Pvt. Ltd.

Managing Director

1.	Internal Roads and foot paths			
2.	Water Supply			
3.	Sewerage Chambers Septic Tank			
4	Drains			
5.	Parks, Land Scaping and Tree Planting			
6.	Street Lighting			
7.	Disposal of sewage & sullage water			
8.	Water conservation/Rain Water Harvesting			
9.	Energy Management			

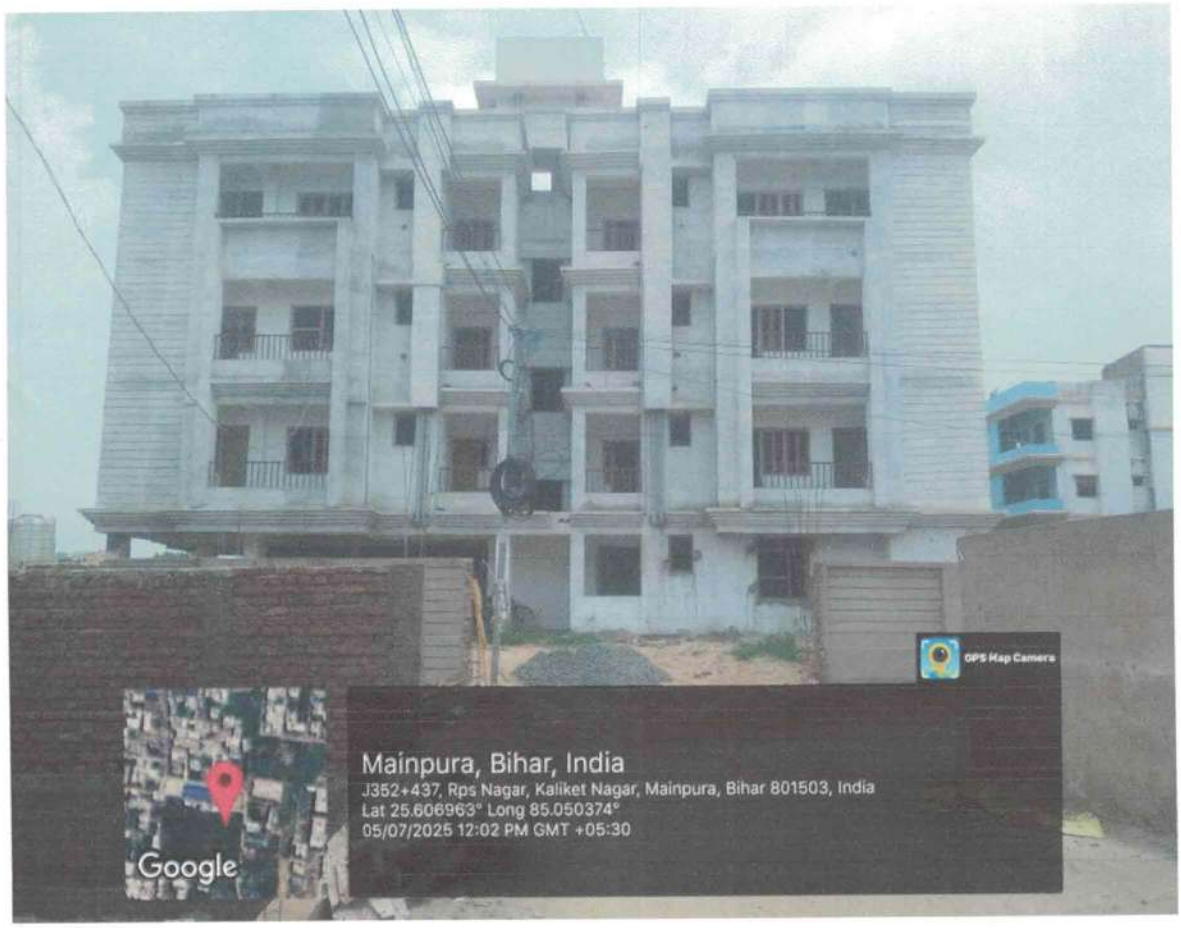
XI. FINANCIAL PROGRESS OF THE PROJECT		
S. No. (1)	Particulars (2)	Amount (In Rs.) (3)
1.	Project Account No.	50486567406
2.	Estimated Cost of the Project including land cost at the start of the Project	6,00,00,000=00
3.	Estimated Development Cost of the Project at the start of the Project.(Excluding Land Cost)	6,00,00,000=00
4.	Any Variation in Development Cost which is declared at the start of the Project .	NO
5.	Amount received during the Quarter	35,30,000=00
6.	Actual Cost Incurred during the Quarter	37,15,895=00
7.	Net amount at end of the Quarter	23,198=05
8.	Total expenditure on Project **till date**	4,30,94,295=00
9.	Cumulative fund collected till the end of Quarter in question	4,48,47,340=00
10.	Cumulative expenditure done till the end of Quarter in question	4,30,94,295=00

For M/s Nexgen Dream Homes Pvt. Ltd.

Managing Director

11.	Percentage of Expenditure incurred of the total Estimated development cost of the project	

XIII. GEO TAGGED AND DATE PHOTOGRAPH (EACH BLOCK/BUILDING/APARTMENT/PLOTS/BUNGLOW) OF THE PROJECT **The photograph must have date.**			
(A)	Sr. No.		
	1.	Photographs showing Front Elevation	ATTACH
	2.	Photographs showing Rear Elevation	ATTACH
	3.	Photographs showing Side Elevation (Both Sides)	ATTACH
	4.	Photograph of each floor showing the progress of interior works	
	5.	Photographs of Common Areas (Staircase, Lift Area, Terrace, parking, etc.)	
(B)	Sr. No.		
	1.	Photograph of the display board set up at the project site providing requisite information along with the QR code of the project allotted by the Authority	

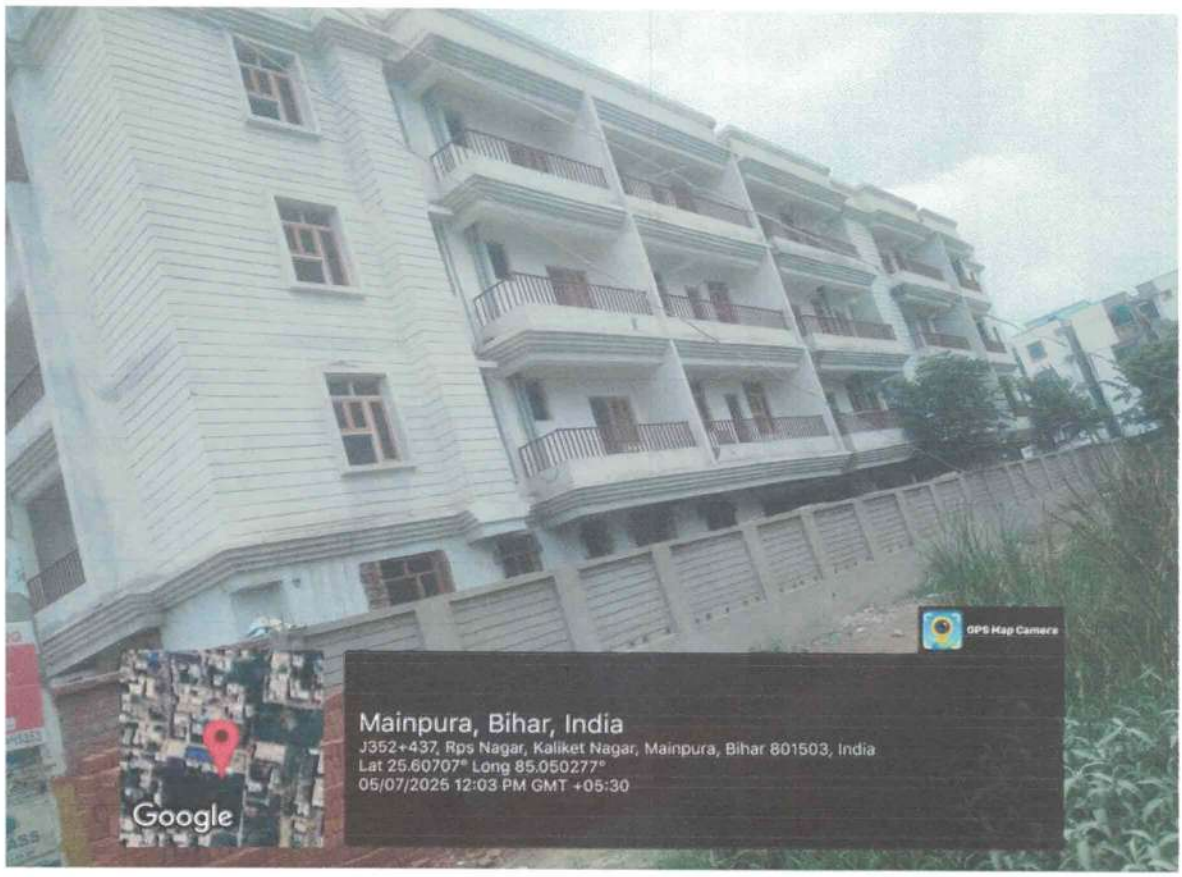


For M/s Nexgen Dream Homes Pvt. Ltd.

Managing Director

For M/s Nexgen Dream Homes Pvt. Ltd.

Managing Director



XIV. MISCELLANEOUS	
A	List of Legal Cases (if any) – Against Project / Promoter
1.	(a) Case No. (b) Name of Parties Order passed, if Yes, Whether complied (Yes/No) NO
2.	No of Execution Cases against this project (a) Case No. (b) Name of Parties Order passed, if Yes, Whether complied (Yes/No) NO
3.	No of Suo - Moto cases against this project (a) Case No. (b) Name of Parties Order passed, if Yes, Whether complied (Yes/No) NO
4.	No of Certificate cases /PDR cases against this project (a) Case No. (b) Name of Parties Order passed, if Yes, Whether complied (Yes/No) NO

For M/s Nexgen Dream Homes Pvt. Ltd.

Managing Director

XV. PERCENTAGE OF WORK ALONG WITH MILESTONE CHART

a. Weather the project in progress as per time schedule or lagging behind? Yes/No
b. If yes, whether it would be completed on the completion date fixed as per RC. Yes/No.
c. If No, then Reason for delay:

XVI. BROCHURE /Prospectus : Copy of the brochure/prospectus to be uploaded with Form-7

XVII Name of Grievance Redressal Officer nominated by the promoter whom allottee can contact in case of any query or grievance

Name : Rajeev Ranjan Singh
Contact No : 9334202649
Email id : info@nexgendreamhomes.com
Address : B-3, Vinita Villa,Sidgartha Nagar ,Nala Par,Jagdeo Path,Patna

Undertaking:

I/we solemnly affirm, declare and undertake that all the details stated above are true to the best of my 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 M/s Nexgen Dream Homes Pvt. Ltd.

Managing Director

Signature of Promoter
Name: Rajeev Ranjan Singh
Date: 08/07/2025