

**QUARTERLY PROGRESS REPORT (QPR-3)**  
**FOR**  
**COMPLETED REAL ESTATE PROJECTS**  
**(Applicable only for those real estate projects, the completion plan of which**  
**is approved by the competent authority)**

Quarter for which information is provided		Quarter ending (tick mark/Yes)	
		31 <sup>st</sup> MAR, 2022	
		30 <sup>th</sup> JUN, 2022	Yes
		30 <sup>th</sup> SEPT, 2022	
		31 <sup>st</sup> DEC, 2022	

Sr. No.	Description	Details	Remarks
1	<b>Particulars of the Real Estate Project</b>		
	Name of Project / Phase	<u>Chaudhary Developers &amp; Promoters</u>	
	Name of the Promoter / Co-Promoter /Company/Firm	<u>Ravinder Kumar Chaudhry</u>	
	Location of the Project	<u>Birla Road, Baddi, District Solan, Himachal Pradesh</u>	
	Type of Project (i) Plotted (ii) Residential (iii) Commercial (iv) Mix Land Use	Plotted	
	Total Area of Land	4251.66 Square Meters	
	Registration No and Validity up to	Regn No.	Validity Up to
		<u>RERAHPSO P01180021</u>	<u>24.10.2024</u>
	Date of Start	<u>11.12.2018</u>	
	Date of completion with approval number of completion plan by competent Authority.	Order No.	Date
		BBND-TCP/ Baddi / (CC) Case No977 BB/2021-3038-40	04.06.2021
2	<b>Association of allottees</b>		
	Name, of the Association of Allottees	<u>Applied as ' CDP Enclave Residents' Welfare Society'</u>	
011	Address	<u>Birla Road, Baddi, Solan, Himachal Pradesh</u>	

	Registration No. & date of regn certificate	<u>Not Yet Allotted</u>			
3	<b>Bank and Financial Details</b>				
	Account No.	<u>914020046708</u> <u>984</u>			
	Account Name	<u>Chaudhary</u> <u>Developers</u> <u>and Promoters</u>			
	Name of the Bank	<u>Axis Bank</u>			
	Address of the bank	<u>Sector 10,</u> <u>Panchkula-</u> <u>134109</u>			
	IFSC Code No.	<u>UTIB0000067</u>			
	Total amount in the account till the end of last quarter	<u>83,32513.89</u>			
	Amount Deposited	<u>45,67,100.00</u> <u>NO Cash.</u> <u>Total inflow</u> <u>through</u> <u>cheques / on</u> <u>line.</u>		Provide details about the source of inflow of cash, and attach extra sheet(s) as Annexure, if required	
	Expenditure/ withdrawal of capital, if any	<u>56,91,826.99</u>		Provide details and attach extra sheet(s) as Annexure, if required	
	Total Amount in the account till the end of quarter under reference	<u>72,07,786.90</u>			
	Bank Loan , if any	<u>Nil</u>		Provide details and attach extra sheet(s) as Annexure , if required	
	Is project / part thereof pledged with any Bank or NBFC as collateral	<u>NO</u>		Provide details and attach extra sheet(s) as Annexure , if required	
4	<b>Details of the Inventory of the Project</b>				
		Total Plots	Booked Plots	Remaining plots	Mortgage plot(s), if any
(i)	Plots	18	18	0	Nil
		<ul style="list-style-type: none"> <li>Please provide a schematic sketch site layout plan on A-4 size of paper showing all remaining plots with area of each respective plot and mentioning if the same is/are mortgaged</li> </ul>			



(ii)		<ul style="list-style-type: none"> <li>Please fill nil, if no plots in the project</li> </ul>			
	<b>Flats</b>	Total Flats	Booked Flats	Remaining Flats	Mortgage Flats(s), if any
		Nil			
		<ul style="list-style-type: none"> <li>Please provide a schematic sketch site layout plan on A-4 size of paper showing all blocks/ towers with number of remaining flat(s) with area and number of each respective flat(s) and mentioning if the same is/ are mortgaged</li> <li>Please fill nil, if no flats in project</li> </ul>			
(iii)	<b>Cottages</b>	Total Flats	Booked Flats	Remaining Flats	Mortgage Flats(s), if any
		Nil			
		<ul style="list-style-type: none"> <li>Please provide a schematic sketch site layout plan on A-4 size of paper showing all cottage(s) with area and number of Cottage(s) and mentioning if the same is / are mortgaged</li> <li>Please fill nil, if no cottages in the project</li> </ul>			
(iv)	<b>Commercial Units(Shops/ offices/Commercial flat)</b>	Total Units	Booked Units	Remaining Units	Mortgage Units(s), if any
		3 Plots	Nil	3 Plots	Nil
		<ul style="list-style-type: none"> <li>Please provide a schematic sketch site layout plan on A-4 size of paper showing all commercial unit(s) with area and number of unit(s) and mentioning if the same is/ are mortgaged</li> <li>Please fill nil, if no commercial unit(s) in the project</li> </ul>			
(v)	<b>Garages/ covered parking</b>	Total Units	Booked Units	Remaining Units	Mortgage Units(s), if any
		Nil			
(vi)		<ul style="list-style-type: none"> <li>Please provide a schematic sketch site layout plan on A-4 size of paper showing all Garages/ covered parking(s) with area and number of garages/ covered parking(s) and mentioning if the same is/ are mortgaged.</li> <li>Please fill nil, if no Garages in the project</li> </ul>			
	<b>HANDING OVER OF COMMON AREAS AND FACILITIES, IF ANY</b>				
(vii)	list of common areas and services being provided		Date of Handing over to the Association of Allottee		Likely Date of handing over /Remarks, if any
	Roads, Parks, Parking area, Open spaces, Water supply, Sewerage, Treated		Application submitted for registration of Association. Registration No Not Yet received.		After registration No is received.

	water & Rain water, Electricity, Boundary wall & Gate		
	<b>MAINTENANCE CHARGES</b>		
	Who is facility provider/ managing the services/ facilities, presently	Charges per month / per annum for services being provided, as mentioned at serial no. 6 with breakup of charges for each service and tax/GST component .Attach the details as Annexure -	
	Promoter/ service provider on behalf of the promoter Promoter	Whether by Association of Allottee NA	No maintenance charges collected so far. Only Association of Allotees joining charges collected and included in the bank account.
5	<b>Status of completion of Infrastructure Development</b>		
	Type	Status (Completed/ underway/Yet to be done/ not in the project)	Remark
	Boundary wall, gate(s)	<u>Completed</u>	
	Roads/paths	<u>Completed</u>	
	Drainage	<u>Completed</u>	
	Water Supply	<u>Completed</u>	
	Electrification	<u>Completed</u>	
	Sewerage	<u>Completed</u>	
	Solid Waste	<u>Completed</u>	
	Solar	<u>NA</u>	
	Parking	<u>Completed</u>	
	Rain water collection and harvesting	<u>Completed</u>	
	Green Area/Playground	<u>Completed</u>	
	<b><u>Miscellaneous</u></b>		
	List of Channel Partners( HP RERA Registered Agents)		
	Channel Partner's Name(Agents)	HP RERA Registration No.	
	i) Nil	NA	
	ii)		
	List of Legal cases, IF ANY		
	Project	Name of Parties	Issue involved
			Next date of



		and Case No.		( in brief)		hearing and its status		
Chaudhary Developers & Promoters		Nil		NA		NA		
Summary of Allottees and Sale Report during the quarter								
Sr . N o.	Unit No. and parki ng No. if any	Name of the Allotte e	Date of booki ng	Rate (per Sft.) <b>Optio nal</b>	Carpet Area of the Unit and of parking , if allotted	Sale value of Unit includi ng parking , <b>(Optio nal)</b>	Amou nt Collect ed <b>Optio nal</b>	Total amoun t Collect ed in the quarter for all units (in Rs. ) <b>Optio nal</b>
List of allottees attached as Annexur 3 with details.				<u>N A</u> <u>NO Flats.</u>		<u>NA</u>		
6	<b>Latest Site Update through Media Gallery</b>							
	Please attach photographs of the units and facilities							

Annexures:- 1 Lay out Sketch

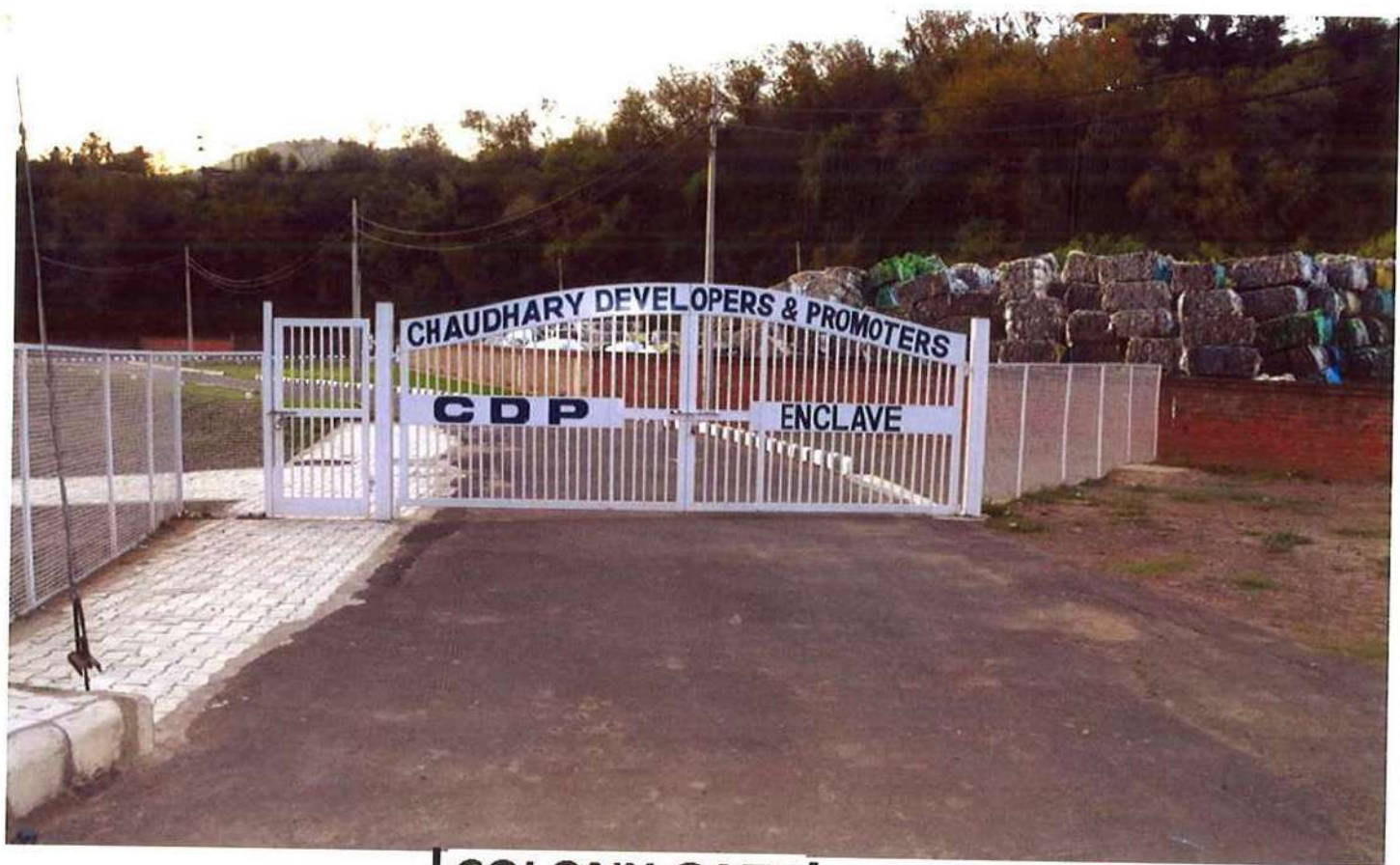
2) Nine photos of the facilities provided.

3) List of Allotees.

Place: Baddi

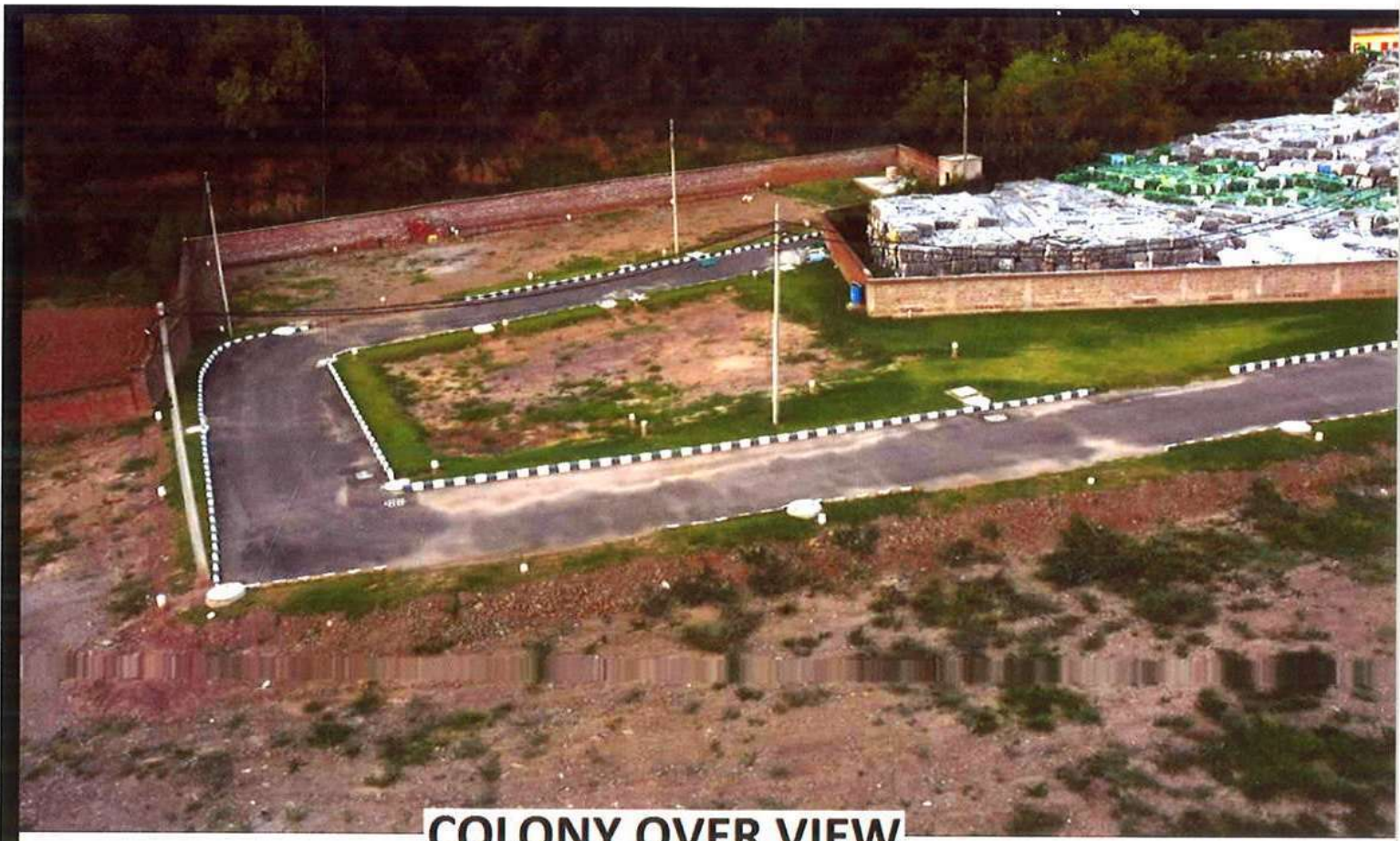
Date : 05 July 22

*Chaudhary*  
( Ravinder Kumar Chaudhary )  
House No 93, Sector 12  
Panchkula (Haryana) - 134112



**COLONY GATE**





**COLONY OVER VIEW**



**ROAD 7.5 METRE**





**TUBE WELL 2.5 INCH DELIVERY**



**WATER TANK 50000L.T.R**





STP



**RAIN WATER HARVESTING PIT**



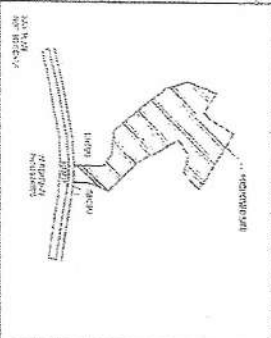


**ELECTRIFICATION**



**ELECTRICAL TRANSFORMER**



[illegible]

## **List of Allotees**

### **CHAUDHARY DEVELOPERS AND PROMOTERS**

<u>Ser No</u>	<u>Plot No</u>	<u>Name</u>
1	9	Dev Raj
2	10	Vikrant Thakur
3	11	Puneet Chaudhary
4	6,7,8	Bhag Singh
5	1,2	Kiran Chaudhary
6	15	Ravi Kant
7	16	Ritu Sodhi
8	18	Rajneesh Kumar & Asha Rani
9	17	Diksha Chauhan
10	13	Shivala
11	14	Surinder Kumar & Varinder Kaur
12	5	Richa Rana
13	4	Amit Kumar & Aruna Kumari
14	3	Rakesh Kumar
15	12	Anil Kumar & Roshni Devi