

PROJECT REPORT

REGISTRATION

OF

PROJECT

GREEN VALLEY HOMES

1. BASIC INFORMATION OF THE PROJECT

1.	Name of the Project	GREEN VALLEY HOMES
2.	Location of the Project (attach location Map)	SECTOR 35, SOHNA, GURUGRAM, HARYANA
3.	Name of the Promoter	HOBBY DEVELOPERS LLP
4.	Address of the Promoter	PLOT NO.10. 3RD FLOOR, LOCAL SHOPPING COMPLEX, B-1,VASANT KUNJ NEW DELHI SOUTH WEST DELHI DL 110070 IN
5.	Nature of the Project	Residential Floors
6.	Area of the Project	1829.22 SQ. Meter
7.	Project Brief	Independent Floors
8.	Total Built-up Area	99335.40 Sq. Ft.
9.	Total Expected Sales	7174.20 Lakhs
10.	Expected Completion by	31 st March 2030

1.	Details of Plots in case of Plotted Residential Colony and Plotted Industrial Colony				
	Block No.	Plot type	Unit size	No. of units	Total estimated sale value
	NA	NA	NA	NA	NA
2.	Details of Apartments for Residential Floors				
	Plot No.	No. of Floors	Carpet area Per Unit (in sq. ft.)	Total No. of Carpet Area (In Sq ft)	Total estimated sale value (Rs. In Lakhs)
	A-12	4	791	3,164.00	522.06
	A-13	4	791	3,164.00	522.06
	B-14	4	785	3,140.00	518.10
	B-15	4	785	3,140.00	518.10
	B-16	4	785	3,140.00	518.10
	B-17	4	785	3,140.00	518.10
	B-18	4	785	3,140.00	518.10

	B-19	4	785	3,140.00	518.10
	B-20	4	785	3,140.00	518.10
	B-21	4	785	3,140.00	518.10
	D-43	4	752	3,008.00	496.32
	D-44	4	752	3,008.00	496.32
	D-45	4	752	3,008.00	496.32
	D-46	4	752	3,008.00	496.32
	Total - 14	56		43,480.00	7,174.20

II. FINANCIAL DETAILS OF THE PROJECT

1.	Project Cost Detail					
	S. No.	Component				Estimated Cost
	1.	Land Cost				1171.41 Lacs
	2.	Cost of Construction (Including Consultant Fees)				3476.74 Lacs
	3.	Cost of Construction of Community Facilities				--
	4.	Cost of infrastructure AND internal development				-
	5.	Other Cost				1531.00 Lacs
		Total Project Cost				6179.15 Lacs
2	Project Sale proceeds					
	1	Total estimated sale value of units/ plots/ apartment/ sale proceeds.				
		Component	Area.	No.	Rate	Estimated sale proceeds
		Residential	43480.00 Sq. Ft.	56	16500/Sq. Ft	7174.20 Lacs
		Estimated total of sale proceeds				7174.20 Lacs
		2.	Total cost of cost of the project			6179.15 Lacs
		3.	Returns from the project			995.05 Lacs
3.	Financial resources					
	1	Equity by the promoters			-	
	2	Loan or advances (Promoters)			1471.41 Lacs	
	3	Others			-	

	4	Instalments from allottees	4707.74 Lacs
	Total		6179.15 Lacs

III. DETAILS OF PLOTS/UNITS OF THE PROJECT

1.	Details of Plots in case of Plotted Residential Colony and Plotted Industrial Colony				
	Block No.	Plot type	Unit size	No. of units	Total estimated sale value
	NA	NA	NA	NA	NA
2.	Details of Apartments for Residential Floors				
	Plot No.	No. of Floors	Carpet area Per Unit (in sq. ft.)	Total No. of Carpet Area (In Sq ft)	Total estimated sale value (Rs. In Lakhs)
	A-12	4	791	3,164.00	522.06
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Project Site Photos











