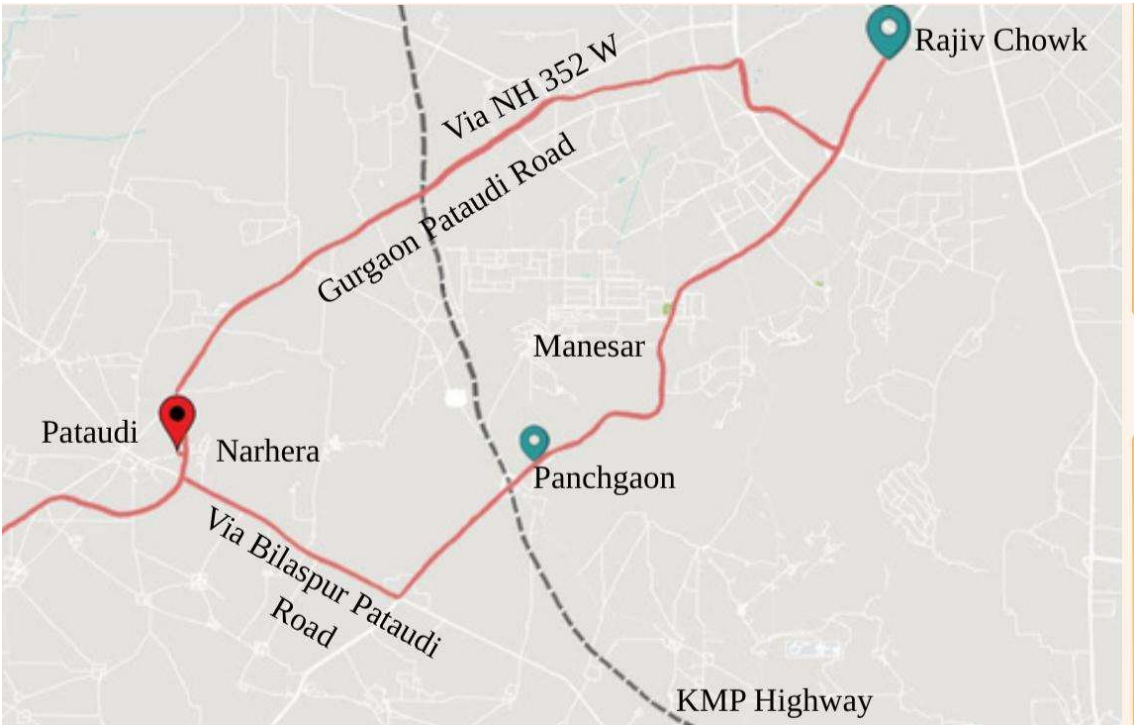


NAME OF THE PROJECT
"Palm Drive"

PROJECT REPORT FOR "Palm Drive" SITUATED AT SECTOR – 2 & 3,Pataudi, GURUGRAM, HARYANA		
S No.	Item	Description
1	Applicant Name	VK & Sons Infratech Pvt Ltd
2	Reg. Office	10A, GROUND Floor, Park Centra Sector-30, Gurugram-122001
3	About Company	VK & Sons Infratech Pvt Ltd Company incorporated under the Companies Act, 1956 and existing under the Companies Act, 2013 vide CIN No. U68100HR2023PTC111290. The Company is primarily engaged in infrastructure development, real estate development and project management.
4	Nature of Project	Residential Plotted Colony Under DDJAY Plotted Colony namely "Palm Drive"
5	Project Brief	The Promoter has conceptualized a DDJAY Plotted Colony namely "Palm Drive" on land admeasuring 6.4750 Acre, License No. 65 of 2025 dated 07.05.2025. The Project being developed by the Promoter under DDJAY on located at Sector 2&3, Pataudi, Gurugram, Haryana.
6	Location	

7	Unit description				
		Sl. No.	Type	No. of Units	Area (SQMT)
			Plot	115	13298.1497
			Commercial	1	943.704
			Total	116	14241.853

8	Total Project Cost	<table><tr><th>Cost Heads</th><th>Amount (Lacs)</th><th>Incurred</th></tr><tr><td>Land Cost including Conversion Charges, License Fee</td><td>4585.20</td><td>953.91</td></tr><tr><td>External Development Charges (EDC)</td><td>177.42</td><td>94.34</td></tr><tr><td>Miscellaneous cost</td><td>2810.88</td><td>10.62</td></tr><tr><td>Total Project Non-Construction Cost</td><td>7573.50</td><td>1070.91</td></tr><tr><td></td><td></td><td></td></tr><tr><td>Internal Development Works - IDW</td><td>1294.00</td><td>0</td></tr><tr><td>Electrification Cost</td><td>200</td><td>0</td></tr><tr><td>Total Project Construction Cost</td><td>1494.00</td><td>0</td></tr><tr><td>Total Project Cost</td><td>9067.5</td><td>1070.91</td></tr></table>	Cost Heads	Amount (Lacs)	Incurred	Land Cost including Conversion Charges, License Fee	4585.20	953.91	External Development Charges (EDC)	177.42	94.34	Miscellaneous cost	2810.88	10.62	Total Project Non-Construction Cost	7573.50	1070.91				Internal Development Works - IDW	1294.00	0	Electrification Cost	200	0	Total Project Construction Cost	1494.00	0	Total Project Cost	9067.5	1070.91
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9	Total estimated sales proceeds	<table><tr><th>Heads</th><th>Amount (Lacs)</th></tr><tr><td>Residential</td><td>9946.80</td></tr><tr><td>Commercial</td><td>391.80</td></tr><tr><td>Total Sale Proceeds</td><td>10338.6</td></tr></table>	Heads	Amount (Lacs)	Residential	9946.80	Commercial	391.80	Total Sale Proceeds	10338.6																						
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