

MahaRERA Application

General Information

Information Type Other Than Individual

Organization

Name Ace Signature Homes LLP
Organization Type Partnership Description For Other Type Organization NA
Do you have any Past Experience ? No

Address Details

Block Number A 201 Building Name manas Residency
Street Name v.s.marg Locality naupada
Land mark opp teen petrol pump State/UT MAHARASHTRA
Division Konkan District Thane
Taluka Thane Village Thane (M Corp.)
Pin Code 400602

Organization Contact Details

Office Number 08080360006
Website URL www.acerealty.co.in

Past Experience Details

Member Information

| Member Name | Designation | Photo |
|----------------------|-------------|----------------------------|
| manish dhiraj dedhia | Partner | View Photo |

Project

Project Name (Mention as per Sanctioned Plan) Ace Enclave Project Status New Project
Proposed Date of Completion 31/12/2026
Litigations related to the project ? No Project Type Residential
Are there any Promoter(Land Yes

Owner/ Investor) (as defined by MahaRERA Order) in the project ?

| | | | |
|---|-------------------------|---|-------------------|
| Plot Bearing No / CTS no / Survey Number/Final Plot no. | 70/6, 53/6 | Boundaries East | Survey No 70 by 7 |
| Boundaries West | Survey No 70 by 5 | Boundaries North | Survey No 53 by 6 |
| Boundaries South | Survey No 70 by 4 | State/UT | MAHARASHTRA |
| Division | Konkan | District | Thane |
| Taluka | Thane | Village | Thane (M Corp.) |
| Street | Mogharpada Village Road | Locality | Mogharpada |
| Pin Code | 400615 | Total Plot/Project area (sqmts) | 3200 |
| Total Number of Proposed Building/Wings (In the Layout/Plot) | 1 | Is project plan sanctioned by MCGM? | |
| Number of Sanctioned Building out of Above Proposed Count Applied for this Registration | 1 | Proposed But Not Sanctioned Buildings Count | 0 |
| Total Recreational Open Space as Per Sanctioned Plan | 0 | | |

FSI Details

| | | | |
|--|----------|---|----------|
| Built-up-Area as per Proposed FSI (In sqmts) (Proposed but not sanctioned) (As soon as approved, should be immediately updated in Approved FSI) | 1000 | Permissible Total FSI of Plot (Permissible Built-up Area) | 11181.16 |
| Out of the Above Sanctioned FSI (Sanctioned Built-up Area) | 12181.16 | | |

Bank Details

| | |
|-----------|-------------|
| Bank Name | IDBI Bank |
| IFSC Code | IBKL0000117 |

Promoter(Land Owner/ Investor) Details

| Project Name | Promoter Name | Promoter(Land Owner/ Investor) Type | Type of Agreement/ Arrangement | VIEW | Status | | | | | | | | | |
|--------------|-----------------------------|---|--------------------------------|------------------------------|--------|---|-----------------------------|---|---|-----------------------|----|--|--|--|
| Ace Enclave | Navnath ture | Individual | Revenue Share | View Details | Active | | | | | | | | | |
| | | <table><thead><tr><th>Sr No.</th><th>Document Name</th><th>View</th></tr></thead><tbody><tr><td>1</td><td>Upload Agreement / MoU Copy</td><td>View Download</td></tr><tr><td>2</td><td>Declaration in Form B</td><td>NA</td></tr></tbody></table> | Sr No. | Document Name | View | 1 | Upload Agreement / MoU Copy | View Download | 2 | Declaration in Form B | NA | | | |
| Sr No. | Document Name | View | | | | | | | | | | | | |
| 1 | Upload Agreement / MoU Copy | View Download | | | | | | | | | | | | |
| 2 | Declaration in Form B | NA | | | | | | | | | | | | |
| Project | Promoter Name | Promoter(Land Owner/ Investor) | Type of Agreement/ | VIEW | Status | | | | | | | | | |

| Name | | Type | Arrangement | | | | | | | | | | | |
|-------------|-----------------------------|--|---------------|------------------------------|--------|--------|---------------|------|---|-----------------------------|---|---|-----------------------|----|
| Ace Enclave | sakharam namdev thakur | Individual | Revenue Share | View Details | Active | | | | | | | | | |
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| 1 | Upload Agreement / MoU Copy | View Download | | | | | | | | | | | | |
| 2 | Declaration in Form B | NA | | | | | | | | | | | | |

Project Details

| Name | Proposed | Booked | WorkDone(In %) |
|---------------------------------|----------|--------|----------------|
| Number of Garages (In Numbers) | 0 | 0 | 0 |
| Covered Parking (In Numbers) | 54 | 0 | 0 |

Development Work

| Common areas And Facilities, Amenities | Available | Percent | Details |
|---|-----------|---------|--------------------------|
| Internal Roads & Footpaths : | NO | 0 | NA |
| Water Conservation, Rain water Harvesting : | YES | 0 | Will be done prior to OC |
| Energy management : | NO | 0 | NA |
| Fire Protection And Fire Safety Requirements : | YES | 0 | Will be done prior to OC |
| Electrical Meter Room, Sub-Station, Receiving Station : | YES | 0 | Will be done prior to OC |
| Aggregate area of recreational Open Space : | NO | 0 | NA |
| Open Parking : | NO | 0 | NA |
| Water Supply : | YES | 0 | Will be done prior to OC |
| Sewerage (Chamber, Lines, Septic Tank , STP) : | YES | 0 | Will be done prior to OC |
| Storm Water Drains : | YES | 0 | Will be done prior to OC |
| Landscaping & Tree Planting : | YES | 0 | Will be done prior to OC |
| Street Lighting : | NO | 0 | NA |
| Community Buildings : | NO | 0 | NA |
| Treatment And Disposal Of Sewage And Sullage Water : | NO | 0 | NA |
| Solid Waste Management And Disposal : | NO | 0 | NA |

Building Details

| Sr.No. | Project Name | Name (Also mention identification of building/wing/other as per approved plan) | Proposed Date of Completion | Number of Basement's | Number of Plinth | Number of Podium's | Number of Sanctioned Floors | Number of Stilts | Total no. of open Parking as per Sanctioned Plan (4-wheeler+2-Wheeler) | Number of Closed Parking |
|--------|--------------|--|-----------------------------|-------------------------------|----------------------------|-----------------------------------|-----------------------------|------------------|--|--------------------------|
| 1 | Ace Enclave | Ace Enclave | 31/12/2026 | 0 | 1 | 0 | 22 | 1 | 174 | 54 |
| | | Sr.No. | Apartment Type | Carpet Area (in Sqmts) | Number of Apartment | Number of Booked Apartment | | | | |

| | | | | |
|---|------|-------|-----|---|
| 1 | 1BHK | 29.47 | 249 | 0 |
|---|------|-------|-----|---|

| Sr.No. | Tasks / Activity | Percentage of Work |
|--------|---|--------------------|
| 1 | Excavation | 0 |
| 2 | X number of Basement(s) and Plinth | 0 |
| 3 | X number of Podiums | 0 |
| 4 | Stilt Floor | 0 |
| 5 | X number of Slabs of Super Structure | 0 |
| 6 | Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises | 0 |
| 7 | Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises | 0 |
| 8 | Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts, Overhead and Underground Water Tanks. | 0 |
| 9 | The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing | 0 |
| 10 | Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, 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 Obtain Occupation /Completion Certificate | 0 |

Project Professional Information

| Professional Name | MahaRERA Certificate No. | Professional Type |
|-----------------------------------|--------------------------|----------------------|
| Ten Folds architect & consultants | NA | Architect |
| RC Tipnis | NA | Engineer |
| AR CHHEDA & associates | NA | Chartered Accountant |

Litigations Details

No Records Found

Uploaded Documents

| Document Name | Uploaded Document |
|--|---|
| 1 Copy of the legal title report | View Download |
| 1 a Details of encumbrances concerned to Finance | View Download |
| 1 b Details of encumbrances concerned to Legal | View Download |
| 1 Copy of Layout Approval (in case of layout) | View Download |
| 1 Building Plan Approval / NA Order for plotted development | View Download |
| 1 Commencement Certificates / NA Order for plotted development | View Download |
| 1 Declaration about Commencement Certificate | View Download |

| | |
|--|---|
| 1 Declaration in FORM B | View Download |
| 1 Architect's Certificate of Percentage of Completion of Work (Form 1) | View Download |
| 1 Engineer's Certificate on Cost Incurred on Project (Form 2) | Not Uploaded |
| 1 Engineers Certificate on Quality Assurance (Form 2A FY 2019-20) | Not Uploaded |
| 1 Engineers Certificate on Quality Assurance (Form 2A FY 2020-21) | Not Uploaded |
| 1 Disclosure of sold/ booked inventory | Not Uploaded |
| 1 CERSAI details | View Download |
| 2 CERSAI details | View Download |
| 1 Annual Audit Report of Statutory CA (Form 5) (FY 2017-18) | Not Uploaded |
| 1 Annual Audit Report of Statutory CA (Form 5) (FY 2018-19) | Not Uploaded |
| 1 Annual Audit Report of Statutory CA (Form 5) (FY 2019-20) | Not Uploaded |
| 1 Annual Audit Report of Statutory CA (Form 5) (FY 2020-21) | Not Uploaded |
| 1 Proforma of the allotment letter and agreement for sale | View Download |
| 2 Proforma of the allotment letter and agreement for sale | View Download |
| 1 Architect's Certificate on Completion of Project (Form 4) | Not Uploaded |
| 1 Status of Formation of Legal Entity (Society/Co Op etc.) | Not Uploaded |
| 1 Status of Conveyance | Not Uploaded |
| 1 Other – Legal | Not Uploaded |
| 1 Other – Finance | Not Uploaded |
| 1 Other – Technical | Not Uploaded |