

# MahaRERA Application

## General Information

Information Type Other Than Individual

## Organization

Name A G SUPERSTRUCTURES PRIVATE LIMITED  
Organization Type Company Description For Other Type Organization NA

Do you have any Past Experience ? Yes

## Address Details

Block Number 115 Building Name MAKER CHAMBERS III  
Street Name NARIMAN POINT Locality NARIMAN POINT  
Land mark VIDHAN BHAVAN State/UT MAHARASHTRA  
Division Konkan District Mumbai City  
Taluka Mumbai City Village Mumbai City  
Pin Code 400021

## Organization Contact Details

Office Number 02243439900

Website URL

## Past Experience Details

| Sr.No. | Project Name | Type of Project | Others | Land Area(In Sq mtrs) | Address                               | CTS Number     | Number of Buildings/Plot | Number of Apartments | Original Proposed Date of Completion | Actual Date of Completion |
|--------|--------------|-----------------|--------|-----------------------|---------------------------------------|----------------|--------------------------|----------------------|--------------------------------------|---------------------------|
| 1      | SAMRIDDHI    | Residential     | NA     | 14454                 | INDRALOK LAYOUT BHAYANDER EAST 401105 | 184 1 2 185 12 | 4                        | 628                  | 2017-12-31                           | 2021-06-25                |

## Member Information

| Member Name             | Designation       | Photo                      |
|-------------------------|-------------------|----------------------------|
| ASHISH GIRDHARILAL VAID | Managing Director | <a href="#">View Photo</a> |
| SUNIL NARAINDAS LALWANI | Director          | <a href="#">View Photo</a> |

## Project

Project Name (Mention as per Sanctioned Plan)

WINDERMERE TOWER A

Project Status

New Project

Proposed Date of Completion

31/12/2028

Litigations related to the project ?

No

Project Type

Residential

Are there any Promoter(Land Owner/ Investor) (as defined by MahaRERA Order) in the project ?

Yes

Plot Bearing No / CTS no / Survey Number/Final Plot no.

NEW S.NO/OLDS.NO/H.NO  
221/564/1,3,4A,4B,8 NEW  
S.NO/H.NO.220/565/1/4,6,7,8,9,10  
NEW S.NO/OLD S.NO/H.NO.  
267/567/1,2/1 NEW S.NO/OLD  
S.NO/H.NO  
245/579/1A,1B,2,3A,3B,3C,4,5,6,7,8  
NEW S.NO/OLD S.NO/H.NO  
222/580/1,2,6

Boundaries East

PLOT NO 220

Boundaries West

PLOT 244

Boundaries North

PLOT NO 266

Boundaries South

18 M ROAD

State/UT

MAHARASHTRA

Division

Konkan

District

Thane

Taluka

Thane

Village

Street

NEAR PLATINA COMPLEX

Locality

BHAYANDER WEST

Pin Code

401101

Total Plot/Project area (sqmts)

3182.42

Total Number of Proposed Building/Wings (In the Layout/Plot)

1

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

1195.50

## FSI Details

Sanctioned FSI of the project applied for registration (Sanctioned Built-up Area)

13453.54

Built-up-Area as per Proposed FSI (In sqmts) ( Proposed but not sanctioned) (As soon as approved, should be immediately updated in Approved FSI)

10892.43

Permissible Total FSI of Plot (Permissible Built-up Area)

24345.97

## Bank Details

Bank Name

ICICI BANK KLTD

IFSC Code

ICIC0000376

## Promoter(Land Owner/ Investor) Details

| Project Name       | Promoter Name   | Promoter(Land Owner/ Investor) Type | Type of Agreement/ Arrangement | VIEW                         | Status |
|--------------------|-----------------|-------------------------------------|--------------------------------|------------------------------|--------|
| WINDERMERE TOWER A | SPAN DEVELOPERS | Partnership                         | Area Share                     | <a href="#">View Details</a> | Active |

| Sr No. | Document Name               | View  |
|--------|-----------------------------|---|
| 1      | Upload Agreement / MoU Copy | <a href="#">View</a> <a href="#">Download</a> |
| 2      | Upload Agreement / MoU Copy | <a href="#">View</a> <a href="#">Download</a> |
| 3      | Upload Agreement / MoU Copy | <a href="#">View</a> <a href="#">Download</a> |
| 4      | Upload Agreement / MoU Copy | <a href="#">View</a> <a href="#">Download</a> |
| 5      | Upload Agreement / MoU Copy | <a href="#">View</a> <a href="#">Download</a> |
| 6      | Declaration in Form B       | <a href="#">View</a> <a href="#">Download</a> |

## Project Details

| Name                            | Proposed | Booked | WorkDone(In %) |
|---------------------------------|----------|--------|----------------|
| Number of Garages ( In Numbers) | 0        | 0      | 0              |
| Covered Parking ( In Numbers)   | 269      | 0      | 0              |

## Development Work

| Common areas And Facilities, Amenities                  | Available | Percent | Details                               |
|---|-----------|---------|---------------------------------------|
| Internal Roads & Footpaths :                            | YES       | 0       | CONCRETE WITH PAVERS                  |
| Water Conservation, Rain water Harvesting :             | YES       | 0       | CONNECTION TANK OUTSIDE BUILDING LINE |
| Energy management :                                     | YES       | 0       | LED FITTINGS WILL BE USED             |
| Fire Protection And Fire Safety Requirements :          | YES       | 0       | AS PER MBMC CFO NOC                   |
| Electrical Meter Room, Sub-Station, Receiving Station : | YES       | 0       | ONLY METER ROOM WILL BE PROVIDED      |
| Aggregate area of recreational Open Space :             | YES       | 0       | NA                                    |
| Open Parking :  | NO        | 0       | NA                                    |
| Water Supply :  | YES       | 0       | MBMC SUPPLY LINE                      |
| Sewerage (Chamber, Lines, Septic Tank , STP) :          | YES       | 0       | CONNECTION TO MBMC                    |
| Storm Water Drains :                                    | YES       | 0       | CONNECTION TO MBMC                    |
| Landscaping & Tree Planting :                           | YES       | 0       | SOFT AND HARD SCOPE                   |
| Street Lighting :                                       | YES       | 0       | LIGHT POLES                           |
| Community Buildings :                                   | NO        | 0       | NA                                    |
| Treatment And Disposal Of Sewage And Sullage Water :    | YES       | 0       | STP OUTSIDE BUILDING LINE             |
| 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      | WINDERMERE TOWER A | WINDERMERE TOWER A   | 31/12/2028                  | 0                    | 1                | 4                  | 17                          | 0                | 0  | 269                      |

| Sr.No. | Apartment Type | Carpet Area (in Sqmts) | Number of Apartment | Number of Booked Apartment |
|--------|----------------|------------------------|---------------------|----------------------------|
| 1      | 2BHK           | 62.56                  | 34                  | 0                          |
| 2      | Shop           | 78.64                  | 3                   | 0                          |
| 3      | Shop           | 80.19                  | 3                   | 0                          |
| 4      | Shop           | 94.53                  | 2                   | 0                          |
| 5      | Shop           | 79.86                  | 4                   | 0                          |
| 6      | 1BHK           | 44.55                  | 30                  | 0                          |
| 7      | 2BHK           | 60.80                  | 34                  | 0                          |
| 8      | 2BHK           | 60.71                  | 34                  | 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    |
|--------------------------------------|--------------------------|----------------------|
| SBP & ASSOCIATES                     | NA                       | Chartered Accountant |
| SACHIN SHIRKE                        | NA                       | Engineer             |
| CONNECTFOUR DESIGNSTUDIO LLP         | NA                       | Architect            |
| NEW CONSOLIDATED CONSTRUCTION CO LTD | NA                       | Contractor           |
| ARCHANA RIKESH PARIKH                | NA                       | Chartered Accountant |

## Litigations Details

No Records Found

## Uploaded Documents

| Document Name | Uploaded Document |
|---------------|-------------------|
|---------------|-------------------|

|  |   |
|--|---|
| 1 Copy of the legal title report                                       | <a href="#">View</a> <a href="#">Download</a> |
| 2 Copy of the legal title report                                       | <a href="#">View</a> <a href="#">Download</a> |
| 3 Copy of the legal title report                                       | <a href="#">View</a> <a href="#">Download</a> |
| 1 a Details of encumbrances concerned to Finance                       | <a href="#">View</a> <a href="#">Download</a> |
| 2 a Details of encumbrances concerned to Finance                       | <a href="#">View</a> <a href="#">Download</a> |
| 3 a Details of encumbrances concerned to Finance                       | <a href="#">View</a> <a href="#">Download</a> |
| 1 b Details of encumbrances concerned to Legal                         | <a href="#">View</a> <a href="#">Download</a> |
| 2 b Details of encumbrances concerned to Legal                         | <a href="#">View</a> <a href="#">Download</a> |
| 3 b Details of encumbrances concerned to Legal                         | <a href="#">View</a> <a href="#">Download</a> |
| 1 Copy of Layout Approval (in case of layout)                          | <a href="#">View</a> <a href="#">Download</a> |
| 1 Building Plan Approval / NA Order for plotted development            | <a href="#">View</a> <a href="#">Download</a> |
| 2 Building Plan Approval / NA Order for plotted development            | <a href="#">View</a> <a href="#">Download</a> |
| 1 Commencement Certificates / NA Order for plotted development         | <a href="#">View</a> <a href="#">Download</a> |
| 1 Declaration about Commencement Certificate                           | <a href="#">View</a> <a href="#">Download</a> |
| 1 Declaration in FORM B  | <a href="#">View</a> <a href="#">Download</a> |
| 2 Declaration in FORM B  | <a href="#">View</a> <a href="#">Download</a> |
| 1 Architect's Certificate of Percentage of Completion of Work (Form 1) | <a href="#">View</a> <a href="#">Download</a> |
| 1 Engineer's Certificate on Cost Incurred on Project (Form 2)          | <a href="#">View</a> <a href="#">Download</a> |
| 1 Engineers Certificate on Quality Assurance (Form 2A FY 2019-20)      | <b>Not Uploaded</b>                           |
| 1 Engineers Certificate on Quality Assurance (Form 2A FY 2020-21)      | <b>Not Uploaded</b>                           |
| 1 Engineers Certificate on Quality Assurance (Form 2A FY 2021-22)      | <b>Not Uploaded</b>                           |
| 1 Engineers Certificate on Quality Assurance (Form 2A FY 2022-23)      | <b>Not Uploaded</b>                           |
| 1 Disclosure of sold/ booked inventory                                 | <b>Not Uploaded</b>                           |
| 1 CERSAI details   | <a href="#">View</a> <a href="#">Download</a> |
| 2 CERSAI details   | <a href="#">View</a> <a href="#">Download</a> |
| 1 Disclosure of Interest in Other Real Estate Organizations            | <a href="#">View</a> <a href="#">Download</a> |
| 2 Disclosure of Interest in Other Real Estate Organizations            | <a href="#">View</a> <a href="#">Download</a> |
| 3 Disclosure of Interest in Other Real Estate Organizations            | <a href="#">View</a> <a href="#">Download</a> |
| 1 Annual Audit Report of Statutory CA (Form 5) (FY 2017-18)            | <b>Not Uploaded</b>                           |
| 1 Annual Audit Report of Statutory CA (Form 5) (FY 2018-19)            | <b>Not Uploaded</b>                           |
| 1 Annual Audit Report of Statutory CA (Form 5) (FY 2019-20)            | <b>Not Uploaded</b>                           |
| 1 Annual Audit Report of Statutory CA (Form 5) (FY 2020-21)            | <b>Not Uploaded</b>                           |
| 1 Annual Audit Report of Statutory CA (Form 5) (FY 2021-22)            | <b>Not Uploaded</b>                           |
| 1 Proforma of Agreement for sale                                       | <a href="#">View</a> <a href="#">Download</a> |
| 1 Annual Audit Report of Statutory CA (Form 5) (FY 2022-23)            | <b>Not Uploaded</b>                           |
| 1 Proforma of Allotment letter   | <a href="#">View</a> <a href="#">Download</a> |

|  |   |
|--|---|
| 1 Occupancy Certificate/ Completion Certificate/ Architect's certificate of completion for plotted development | <b>Not Uploaded</b>                           |
| 1 Status of Formation of Legal Entity (Society/Co Op etc.)   | <b>Not Uploaded</b>                           |
| 1 Status of Conveyance   | <b>Not Uploaded</b>                           |
| 1 Other – Legal  | <b>Not Uploaded</b>                           |
| 1 Other – Finance  | <a href="#">View</a> <a href="#">Download</a> |
| 1 Other – Technical  | <a href="#">View</a> <a href="#">Download</a> |
| 2 Other – Technical  | <a href="#">View</a> <a href="#">Download</a> |
| 3 Other – Technical  | <a href="#">View</a> <a href="#">Download</a> |
| 1 Foreclosure of the Project   | <b>Not Uploaded</b>                           |
| 1 Deviation Report with respect to Allotment letter  | <a href="#">View</a> <a href="#">Download</a> |
| 1 Deviation Report with respect to model copy of Agreement   | <a href="#">View</a> <a href="#">Download</a> |