

MahaRERA Application

General Information

Information Type Other Than Individual

Organization

Name ADITYARAJBUILDTECH
Organization Type Partnership Description For Other Type Organization NA
Do you have any Past Experience ? No

Address Details

Block Number 1703 BUILDING NO 3 Building Name PURNIMA CHS
Street Name TAGORE NAGAR Locality VIKHROLI EAST
Land mark ADITYARAJGROUP State/UT MAHARASHTRA
Division Konkan District Mumbai Suburban
Taluka Kurla Village Kurla
Pin Code 400083

Organization Contact Details

Office Number 02222754343

Website URL

Past Experience Details

Member Information

| Member Name | Designation | Photo |
|---------------------------|-------------|----------------------------|
| ROCKY RAJKUMAR KHUSHALANI | Partner | View Photo |

Project

Project Name (Mention as per Sanctioned Plan) KANCHANGANGA CHS ADITYARAJ GANGA Project Status New Project

Proposed Date of Completion 31/12/2025

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

File/reference no. of planning authority

| | | | |
|--|---|--|-----------------|
| Plot Bearing No / CTS no / Survey Number/Final Plot no. | BUILDING NO 98 | Boundaries East | BUILDING NO 97 |
| Boundaries West | 40 MTR WIDE ROAD | Boundaries North | BUILDINGNO 100 |
| Boundaries South | BUILDING NO 96 | State/UT | MAHARASHTRA |
| Division | Konkan | District | Mumbai Suburban |
| Taluka | Kurla | Village | Kurla |
| Street | BUILDING NO 98 PANT NAGAR GHATKOPAR EAST | Locality | GHATKOPAR EAST |
| Pin Code | 400075 | Total Plot/Project area (sqmts) | 837.94 |
| Total Number of Proposed Building/Wings (In the Layout/Plot) | 1 | Is project plan sanctioned by MCGM? | No |
| 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) | 120 | Permissible Total FSI of Plot (Permissible Built-up Area) | 5788.05 |
| Out of the Above Sanctioned FSI (Sanctioned Built-up Area) | 5908.05 | | |

Bank Details

| | |
|------------------|---------------|
| Bank Name | AXIS BANK LTD |
| IFSC Code | UTIB0003786 |

Promoter(Land Owner/ Investor) Details

| Project Name | Promoter Name | Promoter(Land Owner/ Investor) Type | Type of Agreement/ Arrangement | VIEW | Status |
|-------------------------------------|---------------------|-------------------------------------|--------------------------------|------------------------------|--------|
| KANCHANGANGA CHS ADITYARAJ GANGA | KANCHANGANGA CHS | Societies | Area Share | View Details | Active |
| | | | | | |
| | | | | | |

| Sr No. | Document Name | View |
|--------|-----------------------------|---|
| 1 | Upload Agreement / MoU Copy | View Download |
| 2 | Declaration in Form B | View Download |

Project Details

| Name | Proposed | Booked | WorkDone(In %) |
|---------------------------------|----------|--------|----------------|
| Number of Garages (In Numbers) | 0 | 0 | 0 |
| Covered Parking (In Numbers) | 34 | 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 | NOT YET STARTED |
| Energy management : | NO | 0 | NA |
| Fire Protection And Fire Safety Requirements : | YES | 0 | NOT YET STARTED |
| Electrical Meter Room, Sub-Station, Receiving Station : | YES | 0 | NO SUBSTATION AND NO RECEIVING STATION |
| Aggregate area of recreational Open Space : | NO | 0 | NA |
| Open Parking : | NO | 0 | NA |
| Water Supply : | YES | 0 | NOT YET STARTED |
| Sewerage (Chamber, Lines, Septic Tank , STP) : | YES | 0 | NOT YET STARTED |
| Storm Water Drains : | YES | 0 | NOT YET STARTED |
| Landscaping & Tree Planting : | NO | 0 | NA |
| 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 : | YES | 0 | NOT YET STARTED |

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 | KANCHANGANGA CHS ADITYARAJ GANGA | ADITYARAJ GANGA | 31/12/2025 | 0 | 1 | 0 | 16 | 1 | 0 | 1 |

| Sr.No. | Apartment Type | Carpet Area (in Sqmts) | Number of Apartment | Number of Booked Apartment |
|--------|----------------|------------------------|---------------------|----------------------------|
| 1 | 1BHK | 41.16 | 15 | 0 |
| 2 | 1BHK | 42.08 | 46 | 0 |
| 3 | 2BHK | 58.16 | 13 | 0 |
| 4 | 2BHK | 58.25 | 32 | 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 | 0 |

| | | | |
|--|----|---|---|
| | | Lifts, Overhead and Underground Water Tanks. | |
| | 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 |
|--------------------|--------------------------|----------------------|
| ANKIT M MAKANI | NA | Architect |
| NAVINDER PAL SINGH | NA | Engineer |
| CHIRAG SURANA | 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 |
| 2 Building Plan Approval / NA Order for plotted development | View Download |
| 3 Building Plan Approval / NA Order for plotted development | View Download |
| 4 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 |
| 2 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) | Not Uploaded |
| 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 |
| 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 |
| 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 |

