

Technical clarity. Financial confidence.

A stronger basis for project, investment and
lending decisions.

TEV studies and DPRs. Independent lender oversight. Engineering,
energy and project advisory.



Discuss your project



Company profile | October 2026

For project owners, bankers and investment teams

Engineering and finance, in one project view.

Founded in 2018, Bitcon connects technical assessment, commercial analysis and financial modelling. We help project owners develop a well-supported project case and help lenders examine viability, costs and implementation risk.

For project owners

Test the concept, define the project, plan investment and identify technical gaps before they become difficult to resolve.

For banks and lenders

Examine proposal assumptions, technical risks and implementation progress through a clearly defined independent mandate.

Find the service you need

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Renewables / Manufacturing / Property / Hospitality

Service scope, responsibilities and deliverables are agreed for each appointment.

TEV and feasibility studies

Test the project case before a major investment or lending decision.

A Techno-Economic Viability study or Techno-Economic Feasibility Report connects the physical project with its commercial and financial assumptions. Bitcon examines the evidence, tests the assumptions that drive performance and sets out the risks and conditions relevant to the intended decision.

What we examine

Technical foundation

Review location, technology, process, capacity, utilities and implementation plans to understand whether the proposed configuration can support the intended operations and output.

Commercial assumptions

Examine demand, pricing, occupancy or capacity utilisation, operating costs and market evidence, connecting the sales forecast to the way the project will operate.

Financial resilience

Assess project costs, funding assumptions, cash flow and repayment coverage; test relevant downside scenarios to show how changes affect viability and financial headroom.

Risks and conditions

Bring site findings, approval status, information gaps and implementation dependencies into a reasoned conclusion, with material assumptions and unresolved conditions clearly identified.

What you receive

A TEV or TEFR, supporting financial schedules, sensitivity analysis and a documented conclusion, with report format, review rounds and clarification support agreed at appointment.

Selected assignments include commercial property conversion, Axis Amarissa residential development, Riyom Crown serviced apartments, Oak Serenity Resort and a climate-controlled poultry farm.



Detailed Project Reports

Turn a project concept into a structured technical and financial case.

A Detailed Project Report brings the proposed configuration, investment requirements and operating plan into one coherent document. Bitcon connects engineering inputs with costs, implementation and financial projections so promoters, lenders and investors can examine the project on a consistent basis.

What we examine

Project configuration

Define the proposed products or services, capacity, process, equipment and facilities, with the infrastructure and utility requirements needed to support the operating plan.

Costs and resources

Develop the project cost framework using available quotations and estimates, identifying major capital items, working capital, contingency and the proposed sources of funds.

Implementation pathway

Set out development stages, procurement and construction activities, approval dependencies and commissioning requirements, connecting the timetable to costs and the proposed operating start.

Operating and financial model

Translate capacity, sales, pricing and operating assumptions into projections, cash flows and relevant financial indicators, with the basis of key estimates made explicit.

What you receive

A DPR with the project narrative, technical configuration, cost and funding framework, implementation plan and financial projections, supported by agreed schedules and annexures.

Bitcon prepared the DPR for a proposed 3.0 GW TOPCon solar-cell manufacturing project in Nellore, covering technical configuration, utilities, implementation and financial projections.

Market research and assessment

Give demand and revenue assumptions a practical basis.

A viable project needs more than a broad growth forecast. Bitcon examines the market relevant to the proposed location, product and customer, using suitable published sources and agreed field inputs to develop a clearer view of demand, competition and commercial assumptions.

What we examine

Industry and competing supply

Review industry structure, competing offerings, supplier conditions and market trends to understand the context in which the proposed project must attract and serve customers.

Location and catchment

Assess the intended customer base, access, nearby demand drivers and competing locations, connecting the catchment's characteristics to the proposed project and its operating model.

Demand and pricing

Examine the basis of expected volumes, occupancy, pricing and revenue, considering comparable offerings and the time required for the project to establish demand.

Research and uncertainty

Use relevant secondary research and agreed interviews, surveys or field interactions; distinguish established evidence from assumptions and identify factors that could change the forecast.

What you receive

A market assessment with the research basis, demand drivers, competition review, pricing considerations and implications for the project's capacity, operating assumptions and financial model.

Bitcon's public Riyom Crown case connects accommodation mix and expected demand with operating assumptions and projected financial performance for a proposed serviced-apartment development.



Due diligence and cost vetting

Examine the evidence behind an asset, budget or proposed investment.

Acquisitions, expansions and changes of use can carry technical questions that a headline valuation or budget does not resolve. Bitcon reviews the relevant records, site conditions and cost assumptions to identify gaps, dependencies and matters requiring further investigation before a commitment.

What we examine

Asset and site condition

Review the physical asset and available technical records through agreed site work, identifying condition, capacity and infrastructure issues relevant to the intended use.

Fitness for proposed use

Examine whether existing buildings, equipment and services suit the proposed operations, and identify modifications or specialist studies needed before reuse assumptions enter the budget.

Scope and cost consistency

Compare major estimates and quotations with the proposed technical scope, checking coverage, quantities, assumptions and exclusions that could materially affect the investment requirement.

Implementation exposure

Review the programme, technical interfaces and approval dependencies to identify constraints, outstanding decisions and information gaps that may affect cost, timing or operational readiness.

What you receive

A technical due-diligence or cost-vetting report with observations, the assessment basis, material gaps and recommended follow-up, within the agreed inspection and review scope.

The GJR Holdings commercial-conversion assessment considered an existing data-centre building, proposed renovation and the suitability of existing services for office use.

Lender's Independent Engineer

Connect the lender's technical review with documented site evidence.

An independent engineering appointment helps a lender understand the project's technical position as it moves through development. Bitcon agrees the institution's scope, reporting milestones and information requirements, then reports the findings, exceptions and outstanding issues relevant to that appointment.

What we examine

Technical baseline

Review technology, project documents, costs and implementation assumptions to establish the starting position and identify technical questions requiring attention before or during the appointment.

Physical progress

Compare construction and installation status with the agreed programme through document review and site assessment, reporting delays, changes and dependencies affecting remaining work.

Expenditure and drawdown

Examine reported expenditure and supporting project records against physical progress and appointment requirements, providing technical assessment or certification within the agreed scope.

Completion and follow-up

Review completion status, testing and handover records, identifying unfinished work and technical observations that require follow-up at the lender's agreed reporting milestones.

What you receive

Technical and progress reports, scoped disbursement certification and completion assessments. Bitcon does not arrange debt on projects where it acts as the lender's independent consultant.

The empanelment register includes LIE scope for NaBFID, Karnataka Bank and UCO Bank. Institution, regional scope and appointment eligibility are confirmed for each assignment.



Engineering and PMC

Keep design decisions, site activity and completion requirements connected.

Owner-side engineering and Project Management Consultancy bring technical coordination to implementation. Bitcon supports the agreed stages of design, procurement, construction and commissioning, giving project owners a clearer view of progress, interfaces, quality observations and decisions needed to move the work forward.

What we examine

Design and procurement

Develop or review engineering documents and technical specifications, coordinate design interfaces, support bid evaluation and clarify requirements before equipment orders and construction activities proceed.

Site coordination

Provide agreed site supervision and contractor coordination, review progress against the programme and maintain visibility of technical issues, changes and decisions affecting execution.

Quality and equipment checks

Review construction quality and equipment documentation, undertake agreed factory inspections or witness tests, and track observations against specifications, approved drawings and project requirements.

Commissioning and handover

Support testing and commissioning, follow up punch points, and review completion records, as-built information and operating documentation needed for the agreed project handover.

What you receive

Engineering outputs, technical evaluations, coordination and progress records, quality observations, testing support and handover documentation, matched to the owner's agreed responsibilities and project programme.

For Rohan Solar Power's 22 MW AC / 28 MWp DC project in Chitradurga, Bitcon's PMC scope covered design review, supervision, quality checks and commissioning support.

Renewable energy advisory

Connect the energy resource, engineering configuration and project economics.

Renewable projects depend on assumptions about resource, site, generation and implementation working together. Bitcon supports solar and wind developments through resource assessment, feasibility, project reporting and engineering advice, with the scope tailored to the decision and the information available.

What we examine

Solar resource and yield

Review suitable solar-resource inputs and the proposed plant configuration, examining generation assumptions and relevant losses to inform the energy estimate and project model.

Wind resource and micrositing

Analyse available wind-mast data and site conditions, review turbine positioning and generation assumptions, and connect the resource assessment with the proposed development layout.

Site and engineering

Assess land and site characteristics, access, infrastructure and power-evacuation requirements, identifying engineering interfaces and information needed for planning, procurement or further technical investigation.

Commercial and delivery assumptions

Bring generation, costs, implementation timing and relevant power-sale assumptions into the project case, testing dependencies that could affect commissioning, revenue or operating performance.

What you receive

Resource or generation assessment, feasibility inputs, TEV or DPR, project layouts and agreed engineering advice, with owner-side PMC or lender engineering separately scoped where required.

Selected work includes technical advisory at Pavagada, solar design and engineering in Haveri, solar PMC in Chitradurga, and wind-project consultancy in Raichur.



Energy and sustainability

Turn energy and environmental objectives into a practical assessment plan.

Operating facilities and new developments need a clear baseline before selecting efficiency measures or a sustainability pathway. Bitcon reviews the technical opportunity, information requirements and commercial implications, supporting the agreed energy-audit, green-building or carbon-advisory scope with documented assumptions and responsibilities.

What we examine

Energy use and losses

Review energy records, equipment and operating conditions through an agreed preliminary or detailed assessment, identifying significant uses, losses and areas that warrant closer measurement.

Efficiency investment options

Examine improvement measures, load or demand patterns and implementation needs, comparing the technical basis, estimated savings and investment assumptions to help owners prioritise actions.

Green-building pathway

Identify the relevant IGBC, GRIHA or LEED pathway, coordinate design requirements and maintain a scorecard and evidence checklist for the agreed assessment process.

Carbon-project readiness

Review project eligibility questions, baseline information and monitoring requirements, preparing agreed documentation and supporting coordination with the independent assessment process under the chosen programme.

What you receive

An energy assessment and improvement priorities, green-building documentation or carbon-readiness outputs, as scoped. Statutory requirements and any separately accredited assessment are confirmed before appointment.

Ramesh Davane is a BEE Certified Energy Manager, with earlier Energy and Carbon Services experience at MITCON. Final ratings and credit decisions rest with the relevant bodies.



Project finance and funding readiness

Prepare the project information needed for a focused lender discussion.

A funding proposal needs consistent technical information, cost estimates and financial assumptions. Bitcon supports promoters in organising that case, examining the proposed debt structure and coordinating agreed information requirements, with the financing mandate, delivery arrangements and responsibilities defined before work begins.

What we examine

Funding requirement

Review the proposed investment, working-capital needs and sources of funds, identifying gaps between project costs, promoter contribution, existing facilities and the requested financing.

Cash flow and repayment

Develop or review financial schedules and repayment assumptions, examining how implementation timing, operating performance and financing terms affect cash requirements and debt-service capacity.

Lender information readiness

Organise the project narrative and supporting records, reconcile key assumptions across documents and identify missing information that needs attention before the proposed lender approach.

Mandate and coordination

Agree the lender approach, coordination responsibilities and commercial terms; discuss loan-syndication requirements under a separate mandate with the delivery team and scope confirmed.

What you receive

A scoped funding-readiness review, financial model, information checklist or lender-coordination support. Financing terms, sanction and disbursement remain decisions of the relevant lender.

Engineering and financial assessment provide the basis for the project brief. Bitcon keeps promoter-side funding work separate from lender-independent appointments on the same project.



Technical depth. Accountable delivery.



Ramesh Davane

CEO, Bitcon

B.E., Mechanical Engineering
BEE Certified Energy Manager

Engineering and advisory experience since 2005

Before founding Bitcon in 2018, Ramesh held consulting and leadership roles at MITCON and ITCOT. His experience connects energy and engineering assessments with project planning, financial analysis and implementation support.

Ramesh leads the engagement, with technical and financial inputs matched to the project scope. The assignment begins with a defined responsibility, evidence requirements and review milestones, and includes clarification support within the agreed mandate.

Client perspective

Axis Concept Construction valued a thorough TEV delivered within the agreed timeline, with support for client and banker queries.

Client feedback, paraphrased with permission. Founder experience includes work before Bitcon's incorporation.



Empanelled for specified technical services.

Scope matters. We confirm the applicable sector, geography, exposure limit and validity before accepting an appointment.

NaBFID

National Bank for Financing Infrastructure and Development

NaBFID

TEV and LIE across infrastructure, including data centres.

Valid to January 2027



Karnataka Bank

TEV studies and Lender's Independent Engineer services.

Valid to July 2029



UCO Bank

TEV and LIE through the Bangalore Zonal Office.

Valid to June 2029



Bank of India

TEV studies for manufacturing and power projects, pan India.

Valid to September 2027



Central Bank of India

TEV: renewable energy, clusters and energy efficiency; up to Rs. 100 crore; Hyderabad and Pune zones.

Valid to June 2028



Bank of Maharashtra

TEV Category B; exposure up to Rs. 25 crore.

Valid to December 2026



NABARD

TEV through DCAS, Mumbai; bank-wide scope with site visits.

Valid to May 2027

Register reviewed for this profile: 12 October 2026. Appointment terms govern; lender approval and financing decisions remain with the institution.

Specific projects. Relevant experience.



22 MW AC / 28 MWp DC

Rohan Solar Power

PMC | Chitradurga, Karnataka

Design review, site supervision, quality checks, equipment inspections, testing, commissioning support and handover.



22 MW solar project,
Chitradurga



Axis Amarissa,
Bengaluru



Riyom Crown
serviced apartments



Oak Serenity Resort,
Mandya



3.0 GW TOPCon solar
cell manufacturing



Pavagada solar
PV project

The references span solar generation, solar-cell manufacturing, residential real estate and hospitality. Individual assignments have different scopes and stages, including proposed developments.

Explore more project references at gobitcon.in/clients.



A clear path from brief to report.

01	Define the decision	Discuss the project, intended use of the work, lender requirements and the decision that the report or advisory must support.
02	Agree the mandate	Confirm scope, independence, delivery team, required inputs, site access, fees and milestones before commencing the assignment.
03	Review the evidence	Examine available documents and financial assumptions, and undertake site visits, technical checks or field research included in the scope.
04	Test the project case	Connect market, technical and financial findings. Examine sensitivities, record gaps and identify issues that could change the decision.
05	Report the findings	Present the assessment, supporting schedules, risks and outstanding conditions in the format agreed with the client or appointing lender.
06	Clarify and follow through	Discuss the findings and respond to scoped queries. For continuing mandates, agree monitoring milestones and the next reporting cycle.

Useful starting information

Project owners

Project concept and location; land and approvals status; drawings and quotations; cost and funding plan; revenue and operating assumptions.

Banks and lenders

Appointment terms; borrower proposal and DPR; sanction or appraisal conditions, if available; disbursement/progress records; reporting format and deadline.

Start with the right scope.

DPR or TEV: which do I need?

A DPR develops and documents the project case. A TEV study appraises its technical and financial viability. The appropriate appointment depends on the decision and lender's requirements.

How long does an appraisal take?

A typical TEV takes 2-3 weeks and a DPR 3-4 weeks after complete inputs. Scope, site access, complexity and query rounds determine the agreed schedule.

How do you protect independence?

Lender-side duties and owner-side responsibilities are defined before appointment. Bitcon does not arrange debt on a project where it is the lender's independent consultant.

Tell us about your project.

Share the project type, location, stage, approximate cost and target date. We can help define the assessment and inputs needed.



Discuss your project



+91 99866 89895

ramesh@gobitcon.in | gobitcon.in

#23, 7th Main Road, JC Nagar, Mahalakshmiipuram, Bangalore - 560086