

# **Err. AGASTI KALYAN RATHOD**

B. E. CIVIL, AT POST- WAIGAU, TQ. MANORA, DISTT. YAVATMAL-

MOBILE - 8552936545...

## **FORM-2**

### **ARCHITECT'S CERTIFICATE (Certificate up To 31/03/2025)**

**Date-15/04/2025**

To  
Marvel Trinity Real Estate LLP  
"Yamuna Business Park"  
Opposite PANTALOON'S showroom  
N. H. No. 6, Akola

**Subject: Certificate of Cost Incurred for Development of Yamuna Business Park having Maha RERA Registration Number P-50100053326 being developed by Marvel Trinity Real Estate LLP**

Sir,

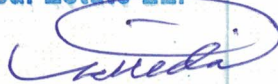
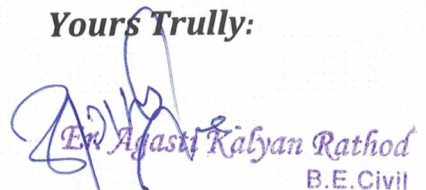
- I Agasti Kalyan Rathod** have undertaken assignment of certifying Estimated Cost for the "**Yamuna Business Park**" having Maha RERA Registration Number **P-50100053326** being developed by Name of Promoter
- We have estimated the cost of the completion to obtain Occupation Certificate/ Completion Certificate, of the Civil, MEP and Allied works, of the building (s) of the project. Our estimated cost calculations are based on the Drawings/plans made available to us for the project under reference by the Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by Quantity Surveyor\* appointed by Developer/Engineer, and the assumption of the cost of material, Labour and other inputs made by developer, and the site inspection carried out by us.
- We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs. 44.42.15.000/-** at the time of registration. The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completed for the purpose of obtaining occupation certificate/completion certificate for the building(s) from the Akola Municipal Corporation being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
- The Estimated Cost Incurred till date is calculated at **Rs.16.85.35.700/-** The amount of Estimated Cost Incurred is calculated on the basis of input material/services used and unit cost of these items.
- The Balance cost of Completion of the Civil, MEP and Allied works of the building(s) of the subject project to obtain Occupation Certificate/Completion Certificate Akola Municipal Corporation is estimated at **Rs. 27.56.79.300/-**.
- I certify that the Cost of the Civil, MEP and allied work for the aforesaid Project as completed on the date of this certificate is as given in Table A and B below :

**TABLE A****Building "Yamuna Business Park"**

| Sr. No | Particulars                                                                                       | Amounts            |
|--------|---------------------------------------------------------------------------------------------------|--------------------|
| 1      | Total Estimated cost of the Building YAMUNA BUSINESS PARK BUILDING as on the date of Registration | Rs. 44,42,15,000/- |
| 2      | Cost incurred as on date of certificate                                                           | Rs. 16,85,35,700/- |
| 3      | Work done in Percentage (Based on Estimate Cost)                                                  | 90%                |
| 4      | Balance Cost to be Incurred (Based on Estimate Cost)                                              | Rs. 27,56,79,300/- |
| 5      | Cost Incurred on Additional /Extra Items not included in the estimated cost (Table-C)             | Rs. Nil            |

**Table -B****Internal & External Development Works in Respect of the Registered Phase**

| Sr. No | Particulars                                                                                                                                              | Amounts |
|--------|----------------------------------------------------------------------------------------------------------------------------------------------------------|---------|
| 1      | Total Estimated cost of the Internal and External Development Works including amenities and facilities in the layout as on _____ date of Registration is | NA      |
| 2      | Cost incurred as on date of certificate                                                                                                                  | NA      |
| 3      | Work done in Percentage (Based on Estimate Cost)                                                                                                         | NA      |
| 4      | Balance Cost to be Incurred (Based on Estimate Cost)                                                                                                     | NA      |
| 5      | Cost Incurred on Additional /Extra Items not included in the estimated cost (Table-C)                                                                    | NA      |

**Date: 15/04/2025****Place: AKOLA****Agreed and Accepted By  
Promoter and Signature-****Marvel Trinity Real Estate LLP.****Marvel Trinity Real Estate LLP**
  
**Partner  
Partner**
**(Santoshkumar Narendrakumar Heda)****Yours Trully:**
  
**Er. Agasti Kalyan Rathod**  
 B.E. Civil  
 At-Po.-Waigaul, Tq. Manora  
 Dist. Washim - 444404  
**(B.E. Civil)**  
 At. Post. Waigaul, Tq. Manora,  
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