Building Plan
Layout Plan
Structural Drawings
Estimate
3D-Elevation
Valuation
Land Mesurement
Interior Designing

ROSHAN ASSOCIATES
ROSHAN V. NAKTODE
(B.E. CIVIL Engg.)
9404557644
Address : Pise Complex. First Floor, opp. New Nagar Parishad Building, Bramhapuri 7498542536

Annexure – B

FORM – 2

[See Regulation 3]

ENGINEER'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for Withdrawal of Money from Designated Bank Account)

Date:31/03/2022

To,
Ashish Karande & Anjali Karande
Jani ward Bazar Road Bramhapuri.

Subject: Certificate of Cost Incurred for Development of **"Gurudev Nagari Layout"** having MahaRERA Registration Number **P50900032417** (Only applicable after Project Registration) being Developed by **Ashish Karande & Anjali Karande.**

Sir,

1. I **Roshan V. Naktode** have undertaken assignment of Certifying Estimated Cost for **"Gurudev Nagari Layout"** having MahaRERA Registration Number **P50400032417** being Developed by **Ashish Karande & Anjali Karande.**

2. We have estimated the cost of Civil, MEP and Allied Works required for completion of the apartments & proportionate completion of internal & external works of the Project as per the specifications mentioned in the Agreement of Sale. Our estimated cost calculations are based on the Drawings/Plans made available to us for the Project under Reference by the Developers / Consultants. The Schedule of Items & Quantity required

for the entire work as calculated by **Roshan V. Naktode** Quantity Surveyor* appointed by the Developer/Engineer, the assumption of the cost of material, labour & other inputs made by the Developer, and the Site Inspection carried out by us to ascertain / confirm the above analysis given to us.

3. We estimate Total Estimated Cost of completion of the aforesaid Project mentioned under reference at **Rs.2861072.00/-(Rupees Twenty Eight lac sixty one thousand seventy Two only)** (Total of Table A & B) at the time of Registration. The estimated Total Cost of Project is with reference to the Civil, MEP & Allied Works completion of the apartments & proportionate completion of internal & external works, as per the specifications mentioned in the Agreement of Sale & for the purpose of obtaining Occupation Certificate / Completion Certificate for the Building(s) / Wing(s) / Layout / Plotted Development from the being **Tahsildar Bramhapuri** the Planning Authority under whose jurisdiction the aforesaid Project is being implemented.

4. The Estimated Cost incurred till date is calculates to Rs. **10,00,000/- (Thirteen Lac Rupees)** (Total of Table A & B). The Amount of Estimated Cost Incurred is calculated on the basis of input materials / services used & unit cost of these items.

5. The Balance Cost of completion of the Civil, MEP & Allied Works for completion of Apartments & proportionate completion of internal & external works, as per specifications mentioned in Agreement of Sale, of the aforesaid Project is estimated at Rs **18,61,072/-(Eighteen Lac Sixty One Thousand Seventy Two only)** (Total of Table A & B).

6. I Certify that the cost of Civil, MEP & Allied Work for apartments & proportionate internal & external works, as per the specifications mentioned in Agreement of Sale, of the aforesaid Project as completed on the date of this certificate is as given in Table A & B below:

TABLE – A

~~Building / Wing /~~ Layout / Plotted Development bearing Number _____ or called _____ (to be prepared separately of each ~~Building / Wing~~ / Layout / Plotted Development of the Real Estate Project)

S. No.	Particulars	Amount (in Rs.)
1.	Total Estimated Cost of Building / Wing / Layout / Plotted Development as on date of Registration is	**28,61,072.00**
2.	Cost incurred as on date of Certificate	**1000000.00**
3.	Work Done in Percentage (as Percentage of Estimated Cost)	**34.95%**
4.	Balance Cost to be incurred ** ((based on Estimated Cost)	**18,61,072/**
5.	Cost incurred on Additional / Extra Items not	

	included in the Estimated Cost (Table-C)	

TABLE – B

Internal & External Development Works in respect of Registered Phase

S. No.	Particulars	Amount (in Rs.)
1.	Total Estimated Cost of Internal & External Development Works including amenities & 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 (as Percentage of Estimated Cost)	NA
4.	Balance Cost to be incurred ** ((based on Estimated Cost)	NA
5.	Cost incurred on Additional / Extra Items not included in the Estimated Cost (Table-C)	NA

Yours faithfully,

ROSHAN & ASSOCIATES BRAHMAPURI CIVIL ENGINEER Er.Roshan V Nakhod Regd. No. MCB/P&S/ 06/2015

(Licence/Architect)

Licence Number(CCCOM/R/2021/APL/00070 DT-27/01/2021)

Agreed & Accepted by:

Signature of Promoter/Joint landowner

Name: **Ashish Karande & Anjali Karande**

Date:31/03/2022