GANESH MORE
ARCHITECTS & ASSOCIATES
SAI BHAVAN, OPP. DENA BANK
ANAND NAGAR CORNER, NANDED 431602.
9422554662, 9922404662
Reg. No. CA/2002/30293
Mem.No.CAT-I-F-6517

FORM 1
[see Regulation 3]
ARCHITECT'S CERTIFICATE
(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account)

Date: 30/06/2025

To,

The M/s MS Developers,
Add:H.No. 26 /B, SHANKAR NIWAS,
Somesh Colony, Near Govt.Rest House,
Nanded-431602,

Subject: Certificate of Percentage of Completion of Construction Work of Prayagraj A having MahaRERA Registration Number P51100055397 being developed by M/s MS Developers (Q-1(April-June) 2025-26)

Sir,

IGanesh S. More & associates have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of Prayagraj Ahaving MahaRERA Registration Number P51100055397 being developed by M/s MS Developers

Based on Site Inspection, with respect to Layout/each of the Building/Wing of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for each of the building/Wing of the Real Estate Project under MahaRERA is as per table A herein below. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in Table B.

TABLE-A

Layout/Building/Wing Number "Prayagraj A"

(to be prepared separately for each Building /Wing of the Project)

Sr. No. (1)	Tasks /Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)
1	Excavation	100
2	Basement (if any)	100
3	Podiums (if any)	NA
4	Plinth	100
5	Stilt Floor	00
6	Slabs of Super Structure	40
7	Internal walls, Internal Plaster, Floorings, Doors and Windows within Flats/Premises	00
8	Sanitary Fittings within the Flat/Premises	10
9	Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks	00
10	External plumbing and external plaster, elevation, Completion of terraces with waterproofing of the Building/Wing	00
11	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, 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 complete project as per specifications in Agreement of Sale. Any other activities.	00

TABLE-B

Common Areas (Internal & External Development Works) in respect of the entire Registered Phase/Project Number P51100055397

Sr.No. (1)	Common areas and Facilities, Amenities (2)	Proposed (Yes/No) (3)	Percentage of Actual Work Done (As on date of the Certificate) (4)	Details (5)
1	Internal Roads & Footpaths	No	NA	
2	Water Supply	YES	00	Borewell
3	Sewerage (Chamber lines, Septic Tank, STP)	YES	00	Chamber line
4	Storm Water Drains	NO	00	
5	Landscaping & Tree Planting	NO	NA	
6	Street Lighting	NO	NA	
7	Community Buildings	NO	NA	
8	Treatment and disposal of sewage and sullage water	NO	NA	
9	Solid Waste management & Disposal	NO	NA	
10	Water conservation, Rain water harvesting	NO	NA	
11	Energy management	NO	NA	
12	Fire protection and fire safety requirements	YES	0	Fire Safety requirements
13	Electrical meter room, sub-station, receiving station	YES	0	Sub Station receiving Station
14	Aggregate area of recreational Open Space	NO	0	
15	Open Parking	YES	0	Work in Progress
16	Others (Option to Add more)	NO	NA	

Yours Faithfully,

Ar.Ganesh S. More
B.Arch.
CA/2002/30293

Signature & Name (IN BLOCK LETTERS) of L.S/ Architect

(License NO.....)

Agreed and Accepted by:

M/s. M. S. Developers

Partner

(Sign and Stamp of the Promoter)

Name: M/s **MS Developers**

Date: 30/06/2025