

MD. YUNUS & ASSOCIATES

• PLANNER • RCC DESIGNER • VALUER

4,5,6, VISHWA SAGAR APARTMENT, NUTAN COLONY,
AURANGABAD-431001.

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Annexure-B

Form-2

ENGINEER'S CERTIFICATE

01-04-2025 to 30-06-2025

(To be submitted at the time of registration of ongoing project and for withdrawal of Money from designated account-project wise)

Date : 15/07/2025

TO

The AQ INFRASTRUCTURE PVT LTD. CO.

AZAM COLONY, ROSHAN GATE, CHH. SAMBHAJINAGAR.

Subject: certificate of cost Incurred for Development of <AQ TOWN> having MahaRERA Registration Number P5100012659 (Only applicable after project Registration) being developed by AQ INFRASTRUCTURE PVT LTD. CO.

Sir,

1) We MD. YUNUS & ASSOCIATES have undertaken assignment of certifying estimated cost for < AQ TOWN" > having MahaRERA Registration Number P5100012659 (only applicable after project Registration being developed by AQ INFRASTRUCTURE PVT LTD. CO.

2) We have estimated the cost of Civil, MEP and allied work required for completion of the apartments and proportionate completion of internal & external works of the project as per specifications mentioned in agreement of sale. Our estimated cost calculations are based on the drawings/plans made available to us for the project under reference by the Developer/ Consultants. The Schedule of Items and quantity required for the entire work as calculated by **Mujahed Hashmi Quantity Surveyor*** appointed by Developer/Engineer, the assumption of the cost of material, labour and other inputs made by 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 under reference at **Rs. 53,13,89,000/- [Rupees Fifty Three Crore Thirteen Lakhs Eighty Nine Thousand only]** (Total of Table A and Table B) at the time of registration. the estimated Total Cost of Project is with reference to the Civil, MEP and allied works required for completion of the apartments and proportionate completion of internal & external works, as per specifications mentioned in agreement of sale and for the purpose of obtaining occupation certificate/completion certificate for the Building(s)/Wing(s)/layout plotted development from **Municipal Corporation Aurangabad**, being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4) The Estimated Cost Incurred till date is Calculated at **Rs. 7,84,19,725.63 [Seven Crore Eighty Four Lakhs Nineteen Thousand Seven Hundred Twenty Five Rupees & Sixty-Three Paise only]** (Total of Table A and B). The amount of Estimated Cost Incurred is Calculated on the basis of input materials/services used and unit cost of these items.

5) The Balance Cost of Completion of the Civil, MEP and allied work for completion of the apartments and proportionate completion of internal & external Works, as per specifications mentioned in agreement of sale, of the project is estimated at **Rs. 45,29,69,274.37 [Forty Five Crore Twenty Nine Lakhs Sixty Nine Thousand Two Hundred Seventy Four Rupees & Thirty-Seven Paise Only]** (Total of Table A and B).



6) I Certify that the Cost of the Civil, MEP and allied work for the apartments and proportionate internal & external works, as per specifications mentioned in agreement of sale, of the aforesaid project as completed on the date of this certificate is as given in Table A and B below :

TABLE A

Building/Wing/Layout/Plotted Development bearing number C.T.S No 19048/2, Jalan Nagar, Aurangabad or Called **AQ Town** (to be prepared separately for each Building/Wing/layout/Plotted Development of the Real Estate Project)

TABLE A

Type A Bungalow No. 1

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	Rs 34,44,000.00
2.	Cost incurred as on date of certificate.	Rs. 34,44,000.00
3.	Work Done in Percentage (as Percentage of the estimated cost)	100 %
4.	Balance Cost to be incurred **(Based on Estimated Cost)	NIL
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

TABLE A

Type A Bungalow No. 2

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	Rs 30,10,000.00
2.	Cost incurred as on date of certificate.	Rs 30,10,000.00
3.	Work Done in Percentage (as Percentage of the estimated cost)	100 %
4.	Balance Cost to be incurred **(Based on Estimated Cost)	NIL
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

TABLE A

Type B Bungalow No. 7

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	Rs 18,16,000.00
2.	Cost incurred as on date of certificate.	Rs 18,16,000.00
3.	Work Done in Percentage (as Percentage of the estimated cost)	100 %
4.	Balance Cost to be incurred **(Based on Estimated Cost)	NIL
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

TABLE A

Type B Bungalow No. 8

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	Rs 18,16,000.00
2.	Cost incurred as on date of certificate.	Rs 18,16,000.00
3.	Work Done in Percentage (as Percentage of the estimated cost)	100 %
4.	Balance Cost to be incurred **(Based on Estimated Cost)	NIL
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

TABLE A

Type B Bungalow No. 9

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	Rs 20,66,000.00
2.	Cost incurred as on date of certificate.	Rs 20,66,000.00
3.	Work Done in Percentage (as Percentage of the estimated cost)	100 %
4.	Balance Cost to be incurred **(Based on Estimated Cost)	NIL
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

TABLE A

Type B Bungalow No. 10

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	Rs 20,66,000.00
2.	Cost incurred as on date of certificate.	Rs 20,66,000.00
3.	Work Done in Percentage (as Percentage of the estimated cost)	100 %
4.	Balance Cost to be incurred **(Based on Estimated Cost)	NIL
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

TABLE A

Row House No 1

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	Rs 17,97,000.00
2.	Cost incurred as on date of certificate.	Rs 17,97,000.00
3.	Work Done in Percentage (as Percentage of the estimated cost)	100 %
4.	Balance Cost to be incurred **(Based on Estimated Cost)	NIL
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

TABLE A

Row House No 2

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	Rs 16,72,000.00
2.	Cost incurred as on date of certificate.	Rs 16,72,000.00
3.	Work Done in Percentage (as Percentage of the estimated cost)	100 %
4.	Balance Cost to be incurred **(Based on Estimated Cost)	NIL
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

TABLE A

Row House No 3

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	Rs 16,72,000.00
2.	Cost incurred as on date of certificate.	Rs 16,72,000.00
3.	Work Done in Percentage (as Percentage of the estimated cost)	100 %
4.	Balance Cost to be incurred **(Based on Estimated Cost)	NIL
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

TABLE A

Row House No 4

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	Rs 16,72,000.00
2.	Cost incurred as on date of certificate.	Rs 16,72,000.00
3.	Work Done in Percentage (as Percentage of the estimated cost)	100 %
4.	Balance Cost to be incurred **(Based on Estimated Cost)	NIL
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

TABLE A

Row House No 5

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	Rs 16,72,000.00
2.	Cost incurred as on date of certificate.	Rs 16,72,000.00
3.	Work Done in Percentage (as Percentage of the estimated cost)	100 %
4.	Balance Cost to be incurred **(Based on Estimated Cost)	NIL
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

Row House No 6

TABLE A

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	Rs 17,00,000.00
2.	Cost incurred as on date of certificate.	Rs 17,00,000.00
3.	Work Done in Percentage (as Percentage of the estimated cost)	100 %
4.	Balance Cost to be incurred **(Based on Estimated Cost)	NIL
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

TABLE A

Apartment Building Type A "Vision Tower"

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	Rs 29,88,56,000.00
2.	Cost incurred as on date of certificate.	Rs. 1,46,40,814.97
3.	Work Done in Percentage (as Percentage of the estimated cost)	4.898 %
4.	Balance Cost to be incurred **(Based on Estimated Cost)	NIL
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

TABLE A

Apartment Building Type B "Tauheed Apartment"

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	Rs 13,67,94,000.00
2.	Cost incurred as on date of certificate.	Nil
3.	Work Done in Percentage (as Percentage of the estimated cost)	0 %
4.	Balance Cost to be incurred **(Based on Estimated Cost)	NIL
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

TABLE A

Apartment Building Type C "Sadat Apartment"

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	Rs 2,57,88,000.00
2.	Cost incurred as on date of certificate.	Rs 2,57,88,000.00
3.	Work Done in Percentage (as Percentage of the estimated cost)	100 %
4.	Balance Cost to be incurred **(Based on Estimated Cost)	NIL
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

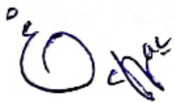
Apartment Building Type D "Rahmat Apartment" **TABLE A**

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	Rs 4,05,18,000.00
2.	Cost incurred as on date of certificate.	Rs. 1,35,87,910.24
3.	Work Done in Percentage (as Percentage of the estimated cost)	33.535 %
4.	Balance Cost to be incurred **(Based on Estimated Cost)	NIL
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

TABLE B
Internal & External Development Works In respect of the registered Phase

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on date of Registration is	Rs. 50,30,00,000.00
2.	Cost incurred as on date of certificate.	Rs. 0.00
3.	Work Done in Percentage (as Percentage of the estimated cost)	%
4.	Balance Cost to be incurred **(Based on Estimated Cost)	Rs. 50,30,00,000.00
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table-C)	NIL

Yours Faithfully,


 Signature of Promoter
 Name : (AQ INFRASTRUCTURE PVT LTD. CO.)
 Date : 15/07/2025 **Managing Director**
 A Q Infrastructure Pvt. Ltd. Co
 Aurangabad

Signature & Name with Stamp of
 Engineer
MD. YUNUS & ASSOCIATES
 [Not less than Bachelor's
 Degree Holder or equivalent as per
 Section 2 (u) of the Act]

