FORM-2

ENGINEER'S CERTIFICATE

Date: 11-01-2024

To,

M/S Vikas Constructions ,
Plot No : 31 , Flat No : 03 ,
Sai Sankul , Vishal Nagar ,
Garkheda , Aurangabad.

Subject: Certificate of Cost Incurred for Development for Construction of " **SAI SHREE APARTMENT** " Building situated on Plot No : 91 , CTS NO : 15259 , Vidya Nagar , Garkheda , Tal & Dist : Aiurangabad , demarcated by its boundaries To the east – Plot No : 92 , To the West : Plot No : 81 ,To The South : 9.00 m wide road &, To The North : Plot No :89 , admeasuring **Plot area = 333.10 Sq.Mt and Proposed built up area : 1047.36 Sq.Mt being developed by M/s M/S Vikas Constructions .**

Ref: RERA Registration Number– P-51500045722

Sir

I, Er. Abhay Subrao Patil have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under RERA, being of Building "**SAI SHREE APARTMENT** " situated on Plot No : 91 , CTS NO : 15259 , Vidya Nagar , Garkheda , Tal & Dist : Aiurangabad , demarcated by its boundaries To the east – Plot No : 92 , To the West : Plot No : 81 ,To The South : 9.00 m wide road &, To The North : Plot No :89 , admeasuring **Plot area = 333.10 Sq.Mt and Proposed built up area : 1047.36 Sq.Mt being developed by M/s M/S Vikas Constructions .**

1. Following technical professionals are appointed by Developer:-
   i) Shri Dhananjay .B.Doifode as L.S./ Architect;
   ii) Shri Abhay Subrao Patil as Structural Consultant
   iii) Shri Abhay Subrao Patil as Quantity Surveyor.
2. We have estimated the cost of the completion to obtain Occupation Certificate of the Civil,MEP and Allied works, of the Building 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 Shri Abhay Subrao Patil quantity Surveyor appointed by Developer, and the assumption of the cost of material, labour and other inputs made by Developer, and the site inspection carried out by us.
3. We estimate Total Estimated Cost of completion of the building of the aforesaid project under reference as Rs 2,25,39,187 /- 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 for the building from Aurangabad Muncipal Corporation , Aurangabad being the Planning Authority under whose jurisdiction the

ABHAY PATIL Res. No. M-1475244 (MIE) Chartered Engineer

aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **Rs.2,14,12,228 /-** The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.
5. The Balance cost of Completion of the Civil, MEP and Allied works of the Building of the subject project to obtain Occupation Certificate from Aurangabad Muncipal Corporation , Aurangabad is estimated at **Rs. 11,26,959 /-**
6. I certify that the Cost of the Civil, MEP and allied work for the afore said Project as completed on the date of this certificate is as given in Table A and B below

TABLE-A

Sr.No.	Particulars	Amounts
1.	Total Estimated cost of the building as on date of Registration is	Rs 1,91,58,309 /-
2.	Cost Incurred as on 11.01.2024	Rs 1,82,00,394 /-
3.	Work done in Percentage	95.00 %
4.	Balance Cost to be Incurred	Rs 9,57,915 /-
5.	Cost Incurred on Additional / Extra Items as on 11.01.2024 not included in the Estimated Cost (Annexure-A)	Rs Nil.

TABLE-B

Sr.No.	Particulars	Amounts
1.	Total Estimated cost of the internal and external development works including amities and facilities in the layout as on date of Registration is	Rs 33,80,878 /- .
2.	Cost Incurred as on 11.01.2024	Rs 32,11,834 /-
3.	Work done in Percentage	95.00 %
4.	Balance Cost to be Incurred	Rs 1,69,044 /-
5.	Cost Incurred on Additional / Extra Items as on 11.01.2024 not included in the Estimated Cost (Annexure-A)	Rs Nil.

Yours Faithfully

Abhay Subrao Patil

ABHAY PATIL Res. No. M-1475244 (MIE) Chartered Engineer

Agreed & Accepted by:

PROPRIETOR
VIKAS CONSTRUCTION
GSTIN: 27AFTPV9767E1ZO
AURANGABAD, 8446332991

Signature & Stamp of Name:

Date: 11-01-2024

Note:

1. The scope of work is to complete Registered Real Estate Project as per drawings approved from time to time as per specifications mentioned in the Agreement to Sale.

2. (*) Quantity Survey can be done by the office of Engineer or can be done by an independent Quantity Surveyor, who's Certificate of Quantity Calculated, can be relied up on by Engineer. In case of independent quantity surveyor being appointed by Developer, the name has to be mentioned at the place marked (*) & in case quantity are being calculated by office of Engineer, the name of person in the office of Engineer, who is responsible for the quantity calculated should be mentioned at the place marked (*).

3. (**) Balance Cost to be incurred (4) may vary from difference between Total Estimated Cost (1) & actual Cost incurred (2) due to deviation in quantity required / escalation of cost etc. As this is an Estimated Cost any deviation quantity required for the Development of Real Estate Project will result in an amendment of the cost incurred / to be incurred.

4. All components of work with specifications are indicative & not exhaustive

5. Please specify if there are any deviations / qualifications. Example: Any deviation in input material used from specifications in Agreement of Sale.

TABLE – C

List of Extra / Additional / Deleted Items considered in the Cost
(Which were not parts of the original Estimate of Total Cost)

S. No.	List of Extra / Additional / Deleted Items	Amount (in Rs.)
1.		
2.		

ABHAY PATIL
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Chartered Engineer