

N.G. Karkhane

B.E. (Hons.) (Pilani), M.Tech., (IIT, Mum.), F.I.E., F.I.V., MISSE, MWMA, MACI (USA)

❖ Consulting Civil Engineer ❖ Structural Designer
❖ Government Registered Property Valuer (CAT I-474)
❖ Structural Auditor, ❖ Chartered Engineer(F-111017-5)

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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 Account-Project wise)

Date: 11/01/2025

To

The Shree Hinglajmata Constructions

Row House No. A1/4, Tirupati Park,
Gurusahani Nagar, N4 Cidco, Aurangabad.

Subject: Certificate of Cost Incurred for Development of '**Gurusahani Twin Towers**' having MahaRERA Registration **Number P-51500048239** (Only Applicable after project Registration) being Developed by **Shree Hinglajmata Constructions.**

Sir,

1. I **N.G. Karhane** have undertaken assignment of Certifying Estimated Cost for **Gurusahani Twin Towers**, having Maha RERA Registration **Number P-51500048239** (Only Applicable after project Registration being developed by **Shree Hinglajmata Constructions.**
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 **N.G. Karhane**



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. 8.0 Cr.** (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) I Wing(s) I Layout / Plotted Development from the **07/10/2021** being the Planning Authority under whose jurisdiction the aforesaid Project is being implemented.
4. The Estimated Cost incurred till date is calculates to **Rs. 7.5 Cr** 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. 0.5 Cr** (Total of Table A &
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 RERA No. **P51500048239** or called 'Gurusahani Twin Towers' (to be prepared separately for 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	8.00 Cr
2.	Cost incurred as on date of Certificate	7.5 Cr
3.	Work Done in Percentage (as Percentage of Estimated Cost)	93.75 %
4.	Balance Cost to be incurred ** ((based on Estimated Cost)	0.5 Cr
5.	Cost incurred on Additional / Extra Items not included in the Estimated Cost (Table-C)	

TABLE-B

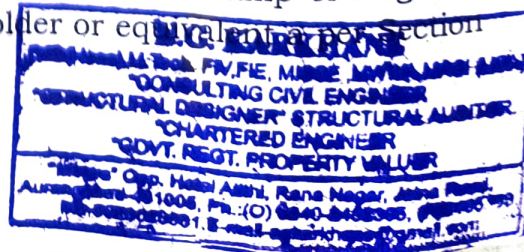
Internal & External Development Works in respect of Registered Phase

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	
2.	Cost incurred as on date of Certificate	
3.	Work Done in Percentage (as Percentage of Estimated Cost)	
4.	Balance Cost to be incurred (based on Estimated Cost)	
5.	Cost incurred on Additional / Extra Items not included in the Estimated Cost (Table-C)	

Yours Faithfully,

N.G. KARKHANE

Signature & Name (IN BLOCK LETTERS) with Stamp of Engineer [Not Less than Bachelor's Degree Holder or equivalent per Section 2(u) of the Act]



Local Authority license no. _____ (If applicable)
Agreed and Accepted by:

Signature for on behalf of **Shree Hinglajmata Constructions**

Name: **DEVENDRA A. DESHPANDE**

Date:

For on behalf of Land Owner / Promote

DR. HIROO C. GURSAHANI

(Personnel Capacity)

SHREE HINGLAJMATA CONSTRUCTION

Partner

Partner

Note:

1. The scope of work is to complete Registered Real Estate Project as per drawings approved from time to time and as per specifications mentioned in agreement of sale.
2. (*) Quantity survey can be done by office of Engineer or can be done by an independent Quantity Surveyor, whose certificate of quantity calculated can be relied upon by the Engineer. In case of independent quantity surveyor being appointed by Developer, the name has to be mentioned at the place marked (") and in case quantity are being calculated by office of Engineer, the name of the 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) and Actual Cost incurred (2) due to deviation in quantity required / escalation of cost etc. As this is an estimated cost any deviation in quantity required for development of the Real Estate Project will result in amendment of the cost incurred / to be incurred.
4. All components of work with specifications are indicative and not exhaustive.
5. Please specify if here are any deviations/qualifications. Example: Any deviations in input material used from specifications in agreement of sale.

Table C

List of Extra/Additional/Deleted Items considered in Cost.
(which were not part of the original Estimate of Total Cost)

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