form - 2 sept 2025

AKASH D. PATHRIKAR
M.E.(Structure), B.E.Civil
05,Waheguru Complex,Garkheda Parisar,
Aurangabad-431005

Annexure -B

FORM-2

[See Regulation 3]

ENGINEER'S CERTIFICATE

(To be submitted at the Time of Registration of Ongoing Project and Withdrawals of Money from Designated Account)

Date: 05/10/2025.

To,
The Kisan Khanderao Dhondare,
Gut No.77P, Villege-Golwadi, Nagar-II, CIDCO,
Waluj Mahanagar, Chhatrapati Sambhajinagar-431001.

Subject: Certificate of Cost Incurred for Development of "PARVATI HILLS" having MahaRERA Registration Number. P51500055239 (Only Applicable after project registration) being developed by Kisan Khanderao Dhondare)

Sir,

1. I AKASH D. PATHRIKAR have undertaken assignment of certifying Estimated Cost for t"PARVATI HILLS" having MahaRERA Number P51500055239 (Only Applicable after project registration) being developed by Kisan Khanderao Dhondare)

2. We have estimated the cost of Civil,MEP and allied works required for completion of the apartment and propionate completion of internal and external work of the projects as per specification mentioned in agreement of sale our estimated cost calculation are based on the drawings plans made available to us for the project under reference by the developer/ Consultants. The Schedule of items a Quantity require for the entire work as calculated by Akash D.Patrikar Quantity Surveyor" appointed by the Developer/ Engineer. The assumption of the cost of material, labor and other input 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 as Rs.14, 54, 12,161/- (Total of Table A and B). At the time of registration. The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completed of the apartment and proportionate completion of internal & external works, as per specifications mentioned in agreement

AKASH D. PATHRIKAR
M.E.STRUCTURE,B.E. CIVIL
STATE/R/2024/APL/13096

of sale and for the propose of obtaining occupancy certificate /completion certificate of building(s)/Wing(s) / Layout/Plotted Development from the City and Industrial Development Corporation of Maharashtra Limited being the planning authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Rs.2, 30, 32,592/-(Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the base of input material/services used and units cost of items.

5. The Balance cost of Completion of the Civil, MEP and Allied works of the apartment and proportionate completion of internal & external works, as per specifications mentioned in agreement of sale, of the project is estimated at Rs. 12,23,79,569/- (Total of Table A and B).

6. I certify that the Cost of the Civil, MEP and allied work for the apartment 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 given in Table A and B Below.

TABLE A

Building/ wing/Layout/Plotted Development bearing Number Gut No.77P, OR Called PARVATI HILLS

(To be prepared separately for each building/wing/layout/plotted development of the Real estate Project)

Sr. No. (1)	Particulars (2)	Amounts (3)
1.	Total Estimated cost of the building/Wing/Layout/Plotted development as on date of Registration is	Rs. 14, 54, 12,161/-
2.	Cost Incurred as on date of certificate	Rs. 2, 30, 32,592/-
3.	Work done in Percentage (as Percentage of the estimated cost)	15.84%
4.	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 12,23,79,569/-
5.	Cost Incurred on Additional / Extra Items Not included in the Estimated Cost (Table-C	Rs. 0.00

AKASH D. PATHRIKAR
M.E.STRUCTURE,B.E. CIVIL
STATE/R/2024/APL/13096

TABLE B

Internal & External Development works in respect of the registered phase

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

Yours Faithfully,

AKASH D. PATHRIKAR
M.E.STRUCTURE,B.E. CIVIL
STATE/R/2024/APL/13096

Akash D.Pathrikar

Signature of Engineer

(License No. .....)

Agreed and Accepted by
PARVATI CONSTRUCTION

Proprietor

Signature of promoter
Name: Kisan Khaderao Dhondare
Date: 05/10/2025

* Note

1. The scope of work is to complete entire Real Estate Project as per drawings approved from time to time 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 estimated cost ant deviation in quantity required for development in 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 there are any deviation/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 parts of the original Estimate of Total Cost)

Sr.No	List of Extra/Additional/ Deleted Items	Amount (In Rs.)

AKASH D. PATHRIKAR
M.E.STRUCTURE,B.E. CIVIL
STATE/R/2024/APL/13096