AADHAR
ENGINEERS
STRUCTURAL DESIGNERS & PROJECT CONSULTANTS

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C.D. Patel
B.E. (Civil) M.I.E.

FORM-2

ENGINEER'S CERTIFICATE

Date: 31/12/ 2022.

To,
Radhe Enterprises,
Dindori Road , Nashik.

Subject: - Certificate of Cost Incurred for Development of " **GOKUL DHAM** " having MahaRERA Ragistration No. P51600023263 being developed by . Radhe Enterprises Dindori Road , Nashik.

Sir,

I, **C D Patel**, of Aadhar Engineers, have undertaken assignment of certifying Estimated Cost for " **GOKUL DHAM " having** MahaRERA Registration No.P51600023263 **b**eing developed by **Promoter's Name**, Radhe Enterprises Dindori Road , Nashik

2. We have estimated the cost of Civil MEP and allied works required for completion of the apartments and proportionate Completion of internal & external works of the project as per specification 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 and Consultants and the Schedule of items and quantity for the entire work as calculated by Mr. C D Patel Quantity Engineer* appointed by Developer / Engineer, and 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 analyses given to us

M/S.RADHE ENTERPRISES

PARTNER

For AADHAR ENGINEERS
Er. C.D. PATEL
REG.NO.N.M.C.SELR 105

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3. We estimate Total Estimated Cost of completion of the buildings of the aforesaid project under reference at Rs 9,93,15,000/- (Total of Table A and B at time of registration). The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completion of the apartments and proportionate occupation of internal and external works as per specification mentioned in agreement of sale and for the purpose of obtaining occupation certificate / completion certificate for the buildings / wings/layout/plotted Development from the Nashik Municipal corporation being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **Rs. 6,06,20,000** (Total of Table A and B). 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 for compilation of the apartment and proportionate occupation of internal and external works as per specification mentioned in agreement of sale of the project is estimated at **Rs. 3,86,95,000** (Total of Table A and B).

5. I certify that the Cost of the Civil, MEP and allied work and proportionate occupation of internal and external works as per specification mentioned in agreement of sale for the aforesaid Project as completed on the date of this certificate is as given in Table A and B below:

TABLE A

1) A+B+C. Wing Building- **GOKUL DHAM (COMPLITED)**

Sr. No.	Particulars	Amounts
1.	Total Estimated cost of the building	Rs. 0
2.	Cost incurred as on (based on the Estimated cost)	Rs. 0
3.	Work done in Percentage (as Percentage of the estimated cost)	0%
4.	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 0
5.	Cost Incurred on Additional / Extra Items as on 16/10/2019 not included in the Estimated Cost (Annexure A)	Rs. 0

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TABLE A

2) D. Wing Building- **GOKUL DHAM**

Sr. No.	Particulars	Amounts
6.	Total Estimated cost of the building	Rs. 2,20,50,000
7.	Cost incurred as on (based on the Estimated cost)	Rs. 2,20,00,000
8.	Work done in Percentage (as Percentage of the estimated cost)	100%
9.	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.0.0
10.	Cost Incurred on Additional / Extra Items as on not included in the Estimated Cost (Annexure A)	Rs. 0.0

TABLE A

3) E. Wing Building- **GOKUL DHAM**

Sr. No.	Particulars	Amounts
11.	Total Estimated cost of the building	Rs. 2,20,50,000
12.	Cost incurred as on (based on the Estimated cost)	Rs. 2,20,00,000
13.	Work done in Percentage (as Percentage of the estimated cost)	100%
14.	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 0.0
15.	Cost Incurred on Additional / Extra Items as on 16/10/2019 not included in the Estimated Cost (Annexure A)	Rs. 0.0

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TABLE A

4) F. Wing Building- **GOKUL DHAM**

Sr. No.	Particulars	Amounts
16.	Total Estimated cost of the building	Rs. 2,20,50,000
17.	Cost incurred as on (based on the Estimated cost)	Rs. 1,45,75,000
18.	Work done in Percentage (as Percentage of the estimated cost)	66.0%
19.	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 74,75,000
20.	Cost Incurred on Additional / Extra Items as on 16/10/2019 not included in the Estimated Cost (Annexure A)	Rs. 0

TABLE A

5) G. Wing Building- **GOKUL DHAM**

Sr. No.	Particulars	Amounts
21.	Total Estimated cost of the building	Rs. 1,45,40,000
22.	Cost incurred as on (based on the Estimated cost)	Rs. 14,95,000
23.	Work done in Percentage (as Percentage of the estimated cost)	10.2%
24.	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 1,30,45,000
25.	Cost Incurred on Additional / Extra Items as on 16/10/2019 not included in the Estimated Cost (Annexure A)	Rs. 0

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TABLE A

6) H. Wing Building- **GOKUL DHAM**

Sr. No.	Particulars	Amounts
26.	Total Estimated cost of the building	Rs. 1,31,25,000
27.	Cost incurred as on (based on the Estimated cost)	Rs. 0
28.	Work done in Percentage (as Percentage of the estimated cost)	0%
29.	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 1,31,25,000
30.	Cost Incurred on Additional / Extra Items as on 16/10/2019 not included in the Estimated Cost (Annexure A)	Rs. 0

TABLE B- GOKUL DHAM

(to be prepared for the entire registered phase of the Real Estate Project)

Sr. No.	Particulars	Amounts
1.	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on	Rs. 55,00,000
2.	Cost incurred as on (based on the Estimated cost)	RS. 4,50,000
3.	Work done in Percentage (as Percentage of the estimated cost)	8%
4.	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 50,50,000

Yours Faithfully,
For, AADHAR ENGINEERS,

Accepted By
Radhe Enterprises Dindori Road , Nashik

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* Note

1. The scope of work is to complete entire Real Estate Project as per drawings approved from time to time so as to obtain Occupation Certificate /Completion Certificate.

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 be vary from difference between Total estimated cost [1] and Actual cost incurred [2] due to deviation in quantity required/ escalation of cost etc.

4 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.

5. All components of work with specifications are indicative and not exhaustive.
6. Please specify if there are any deviation/qualification. Example any deviation in input material used from specification I agreement of sale

TABLE-C

List of Extra /Additional Deleted items considered in cost which were not part of the original Estimate of The Total Cost

Sr. No.	List of Extra/ additional /Deleted Item	Amount in Rs.
NIL		

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