Pramod Kamble
B. E. (Civil), AMIE, C. Engg.

40, SARASWATI, NEAR INNER WHEEL SCHOOL,
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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: 24/07/2017

To
The Assets Reality
L-002, Saghvi Estate,
Khadakpada,
Kalyan west, 421301

Subject: Certificate of Cost Incurred for Development of [The Chalets Avenue] for Construction of Building Type A, B & C building(s), A Wing of the Wing A Stilt + 9 Phase I of the project (MahaRERA Registration Number) situated on the Plot bearing Survey No. 12/1 demarcated by its boundaries (latitude 19.176206 and longitude 73.256421 of the end points), S. No. 12, H. No. 1 to the North, S. No. 12, H. No. 2 to the South, S. No. 7 & 8 to the East, S. NO. 129 & 130 to the West of Division KONKAN, Village Sonivili, Taluka Ambernath, District Thane PIN 421503, admeasuring 4000 sq.mts. area being developed by M/S Assets Reality

Ref: MahaRERA Registration Number _____

Sir,

I **Pramod Kamble** have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, being **Building Type A, B & C building(s), A Wing of the Wing A Stilt + 9 Phase I of the project (MahaRERA Registration Number) situated on the Plot bearing Survey No. 12/1 demarcated by its boundaries (latitude 19.176206 and longitude 73.256421 of the end points), S. No. 12, H. No. 1 to the North, S. No. 12, H. No. 2 to the South, S. No. 7 & 8 to the East, S. NO. 129 & 130 to the West of Division KONKAN, Village Sonivili, Taluka Ambernath, District Thane PIN 421503, admeasuring 4000 sq.mts. area being developed by M/S Assets Reality**



1. Following technical professionals are appointed by Owner / Promoter :-

(i) **Shri. Mukesh B. More of M/s M Square Architects** as Architect
(ii) **Shri PRAMOD KAMBLE** as Structural Consultant
(iii) M/s /Shri / Smt **not appointed as MEP Consultant**
(iv) **Shri** ---------- as Quantity Surveyor *

2. We have estimated the cost of the completion to obtain Occupation Certificate/ Completion Certificate, of the Civil, MEP and Allied works, of the Building(s) 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** quantity Surveyor* 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.

3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs. 15,76,90,000.00** (Total of Table A and B). 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 / completion certificate for the building(s) from the **TP, Badlapur Municipal Council, Badlapur** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **Rs. 7,74,40,000.00** (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 of the Building(s) of the subject project to obtain Occupation Certificate / Completion Certificate from **TP, Badlapur Municipal Council, Badlapur** (planning Authority) is estimated at **Rs. 8,02,50,000.00** (Total of Table A and B).

6. I certify that the Cost of the Civil, MEP and allied work for the aforesaid Project as completed on the date of this certificate is as given in Table A and B below :



TABLE A

Building called **The Chalets Avenue, Row Houses type A**

(to be prepared separately for each Building /Wing of the Real Estate Project)

Sr. No.	Particulars	Amounts
1	Total Estimated cost of the building/wing as on _____ date of Registration is	Rs. 89,90,000.00
2	Cost incurred as on _____ (based on the Estimated cost)	Rs. 85,40,000.00
3	Work done in Percentage (as Percentage of the estimated cost)	@ 95 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 4,50,000.00
5	Cost Incurred on Additional /Extra Items as on _____not included in the Estimated Cost (Annexure A)	Rs. NIL

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TABLE A

Building called **The Chalets Avenue, Row Houses type B**

(to be prepared separately for each Building /Wing of the Real Estate Project)

Sr. No.	Particulars	Amounts
1	Total Estimated cost of the building/wing as on _____ date of Registration is	Rs. 1,36,00,000.00
2	Cost incurred as on _____ (based on the Estimated cost)	Rs. 1,29,00,000.00
3	Work done in Percentage (as Percentage of the estimated cost)	@ 95 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 7,00,000.00
5	Cost Incurred on Additional /Extra Items as on _____not included in the Estimated Cost (Annexure A)	Rs. NIL



TABLE A

Building called **The Chalets Avenue, Row Houses type C**

(to be prepared separately for each Building /Wing of the Real Estate Project)

Sr. No.	Particulars	Amounts
1	Total Estimated cost of the building/wing as on _____ date of Registration is	Rs. 1,41,00,000.00
2	Cost incurred as on _____ (based on the Estimated cost)	Rs. 1,34,00,000.00
3	Work done in Percentage (as Percentage of the estimated cost)	@ 95 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 7,00,000.00
5	Cost Incurred on Additional /Extra Items as on _____not included in the Estimated Cost (Annexure A)	Rs. NIL

PRAMOD KAMBLE
B.E (CIVIL) AMIE

TABLE A

Building called **The Chalets Avenue, (Stilt +9 tower) Wing A**
(to be prepared separately for each Building /Wing of the Real Estate Project)

Sr. No.	Particulars	Amounts
1	Total Estimated cost of the building/wing as on _____ date of Registration is	Rs. 10,05,00,000.00
2	Cost incurred as on _____ (based on the Estimated cost)	Rs. 3,51,00,000.00
3	Work done in Percentage (as Percentage of the estimated cost)	@ 35 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 6,54,00,000.00
5	Cost Incurred on Additional /Extra Items as on _____not included in the Estimated Cost (Annexure A)	Rs. NIL

