KB CONSULTANTS
Chartered Engineers
kbconsultants1@gmail.com

ENGINEER'S CERTIFICATE

DATE:30/11/2018

To,
M/s. NANDADEEP HOMES PVT LTD.,
B-808/809, GROMA HOUSE, PLOT NO.14C,
OPP.DANA BUNDER MARKET, SECTOR-19,
VASHI, NAVI MUMBAI-400703

Subject: Certificate of Cost Incurred for Development of NANDADEEP HOMES PVT. LTD. for Construction of Building No.A3 &A4/ 2(Two) Wings of the 4 Phase of Project NANDADEEP RESIDANCY [MahaRERA Registration Number P51700009698] situated on the Plot bearing on S.No. 3/1B, 4/1, 4/2, 4/3, 4/4A2, 4/4B, 81/1B demarcated by its boundaries (latitude and longitude of the approximate centre points) Hissa No.1/A to the North S.No.58 to South State Highway to the East Sr.No.21 & Village Road to the West Division-Kokan, Village-Vadvali Tarfe Varedi, Taluka-Karjat, District-Raigad, PIN-410201 admeasuring 15600.00sq.mts. area being developed by M/s. NANDADEEP HOMES PVT. LTD.

Ref: Maha RERA Registration Number P51700009698
Sir,

I Mr. Kantilal K Patel have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed registered under Maha RERA **P51700009698**, being Building No.A3&A4/Two wings of the 4 Phase of the Project NANDADEEP RESIDANCY Plot bearing on S.No.3/1B, 4/1, 4/2, 4/3, 4/4A2, 4/4B, 81/1B of Division-Kokan,Village-Vadavali Tarfe Varedi, Ta-Karjat, District-Raigad, PIN-410201 admeasuring 15600.00sq.mts. area being developed by M/s. NANDADEEP HOMES PVT LTD.

1. Following technical professionals are appointed by Promoter Firm:-

(i) **M/s. P. S. GOKAK & ASSOCIATES** as Architect
(ii) **M/s. KB CONSULTANTS**, as Structural Consultant/RCC Engineer
(iii) **Ms. Priyanka Mahadev Jadhav** as Site Supervisor.

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 No. A3&A4/two wings of the 4 Phase of the project NANDADEEP RESIDANCY. 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 Priyanka Mahadev Jadhav 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.

K K PATEL
B.E. CIVIL M.I.E
SHOP NO 13, SAINIKETAN,
PLOT-9A, SECTOR-20,
KHARGHAR

3. We estimate Total Estimated Cost of completion of the Building No. A3&A4/two wings of the aforesaid project under reference as **Rs. 2,70,73,441/-** (Total of Table A+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 No. A3&A4/ two wings from the Alibaug Town planner being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **Rs.1,34,69,037/-** (Total of Table A+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 No.A3&A4/ two wings of the subject project to obtain Occupation Certificate / Completion Certificate from Alibaug Town planner is estimated at **Rs.1,36,04,404/-** (Total of Table A+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
PROJECT-NANDADEEP RESIDANCY
A3 & A4 – Wings/ Phase-4(Total area in Sqmts : 1188.3)

Sr. No	Particulars	Amounts
1	Total Estimated cost of the A-wing of the Project as on 30/06/2017 is	Rs. 2,41,72,715/-
2	Cost incurred as on 30/11/2018 (based on the Estimated cost)	Rs 1,25,69,812/-
3	Work done in Percentage (as Percentage of the estimated cost)	52%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 1,16,02,903/-
5	Cost Incurred on Additional /Extra Items as on 30/11/2018 not included in the Estimated Cost (Annexure A)	Rs.0 /-

K K PATEL
B.E. CIVIL M.I.E
SHOP NO 13, SAINIKETAN,
PLOT-9A, SECTOR-20,
KHARGHAR

TABLE B

(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 30/06/2017 is	Rs.29,00,726/-
2	Cost incurred as on 30/11/2018 (based on the Estimated cost)	Rs.8,99,225/-
3	Work done in Percentage (as Percentage of the estimated cost)	31%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.20,01,501/-
5	Cost Incurred on Additional /Extra Items as on 30/11/2018 not included in the Estimated Cost (Annexure A)	Rs. 0/-

Yours Faithfully

Signature of Engineer
(Licence No- 393- KDMC)

K K PATEL
B.E. CIVIL M.I.E
SHOP NO 13, SAINIKETAN,
PLOT 9A, SECTOR 20,
KHARGHAR

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. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.

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.