KARAN M. SHARMA MOB: 7276236242

KARANJALI ARCH

ARCHITECTURAL PLANNERS & ENGINEERS

BK.NO.944/17, SECTION -21, ULHASNAGAR-421003.

Date: 31.12.2025

FORM 1

ARCHITECT'S / L.S. CERTIFICATE

To,
CHETANA DEVELOPERS.,
MAHESHVARA AVENUE,
SHAHAPUR, Tal: SHAHAPUR.

Subject: Certificate of Percentage of Completion of Construction Work of BUILDING NO. 1, 2 & BUNGALOW NO.1 & 2 OF "MAHESHVARA AVENUE" having MahaRERA Registration Number P51700055646 **being developed by CHETANA DEVELOPERS.**

Sir,
I/ We KARAN MAHENDRA SHARMA have undertaken assignment as Architect /Licensed Surveyor of certifying Percentage of Completion of Construction Work of BUILDING NO. 1, 2 & BUNGALOW NO.1 & 2 OF "MAHESHVARA AVENUE" MahaRERA Registration Number P51700055646 being developed by CHETANA DEVELOPERS.

Based on Site Inspection, with respect to each of the Building/Wing of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for each of the building/Wing of the Real Estate Project under MahaRERA is as per table A herein below. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in Table B.

FOR CHETANA DEVELOPERS

PROPRIETOR

Table A (BUILDING NO. 1)

Sr No.	Task/Activity	Percentage of Work Done
1.	Excavation	0%
2.	Basement (if Any)	N.A.
3.	Podiums (if Any)	N.A.
4.	Plinth	0%
5.	Stilt Floors	0%
6.	17 number of Slabs of Super Structure	0%
7.	Internal Walls, Internal Plaster, Flooring, Doors and Windows within the flat/premises	0%
8.	Sanitary Fitting within the Flat/Premises,	0%
9.	Staircases, Lifts wells and Lobbies at each floor level, overhead and underground water tanks	0%
10.	External plumbing external plaster, elevation completion of terraces with water proofing of Building/wing	0%
11.	Installation of lifts, water pumps, fire fighting fitting and equipment as per CFO NOC, Electrician Fittings to Common areas, Electro, mechanical equipment, compliance to conditions of environment/CRZ/NOC, finishing to entrance lobby, plinth protection, paving of areas appurtenant to building/wing, Compound Wall and all other requirement as may be required to complete project as per specifications as per agreement of sale.	0%

Parvan

Table A (BUILDING NO. 2)

Sr No.	Task/Activity	Percentage of Work Done
1.	Excavation	100%
2.	Basement (if Any)	N.A.
3.	Podiums (if Any)	N.A.
4.	Plinth	100%
5.	Stilt Floors	100%
6.	8 number of Slabs of Super Structure	17%
7.	Internal Walls, Internal Plaster, Flooring, Doors and Windows within the flat/premises	0%
8.	Sanitary Fitting within the Flat/Premises,	0%
9.	Staircases, Lifts wells and Lobbies at each floor level, overhead and underground water tanks	0%
10.	External plumbing external plaster, elevation completion of terraces with water proofing of Building/wing	0%
11.	Installation of lifts, water pumps, fire fighting fitting and equipment as per CFO NOC, Electrician Fittings to Common areas, Electro, mechanical equipment, compliance to conditions of environment/CRZ/NOC, finishing to entrance lobby, plinth protection, paving of areas appurtenant to building/wing, Compound Wall and all other requirement as may be required to complete project as per specifications as per agreement of sale.	0%

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Table A (BUNGALOW NO. 1)

Sr No.	Task/Activity	Percentage of Work Done
1.	Excavation	0%
2.	Basement (if Any)	N.A.
3.	Podiums (if Any)	N.A.
4.	Plinth	0%
5.	Stilt / Ground Floor	0%
6.	2 number of Slabs of Super Structure	0%
7.	Internal Walls, Internal Plaster, Flooring, Doors and Windows within the flat/premises	0%
8.	Sanitary Fitting within the Flat/Premises,	0%
9.	Staircases, Lifts wells and Lobbies at each floor level, overhead and underground water tanks	0%
10.	External plumbing external plaster, elevation completion of terraces with water proofing of Building/wing	0%
11.	Installation of lifts, water pumps, fire fighting fitting and equipment as per CFO NOC, Electrician Fittings to Common areas, Electro, mechanical equipment, compliance to conditions of environment/CRZ/NOC, finishing to entrance lobby, plinth protection, paving of areas appurtenant to building/wing, Compound Wall and all other requirement as may be required to complete project as per specifications as per agreement of sale.	0%

FOR CHETANA DEVELOPERS

PROPRIETOR

Table A (BUNGALOW NO. 2)

Sr No.	Task/Activity	Percentage of Work Done
1.	Excavation	0%
2.	Basement (if Any)	N.A.
3.	Podiums (if Any)	N.A.
4.	Plinth	0%
5.	Stilt / Ground Floor	0%
6.	2 number of Slabs of Super Structure	0%
7.	Internal Walls, Internal Plaster, Flooring, Doors and Windows within the flat/premises	0%
8.	Sanitary Fitting within the Flat/Premises,	0%
9.	Staircases, Lifts wells and Lobbies at each floor level, overhead and underground water tanks	0%
10.	External plumbing external plaster, elevation completion of terraces with water proofing of Building/wing	0%
11.	Installation of lifts, water pumps, fire fighting fitting and equipment as per CFO NOC, Electrician Fittings to Common areas, Electro, mechanical equipment, compliance to conditions of environment/CRZ/NOC, finishing to entrance lobby, plinth protection, paving of areas appurtenant to building/wing, Compound Wall and all other requirement as may be required to complete project as per specifications as per agreement of sale.	0%

FOR CHETANA DEVELOPERS

PROPRIETOR

TABLE B

Common Areas (Internal and External Development works) in respect of entire Registered Phase / Project Number

Sr.No.	Common Areas and Facilities	Proposed	Percentage of Actual Work Done	Details
1.	Internal Roads & Footpath	Yes	0%.	
2	Water Supply	Yes	0%	To be provided by Nagapanchayat
3.	Sewerage (Chamber, Lines, Septic Tank)	Yes	0%	
4.	Storm Water Drains	Yes	0%	
5.	Landscaping and Tree Planting	No	N.A.	
6.	Street Lighting	Yes	0%	
7.	Community Buildings	Yes	0%	
8.	Treatment and Disposal of Sewerage and Sullage Water	No	N.A.	
9.	Solid Waste Management and Disposal	No	N.A.	
10.	Water Conservation/ Rain Water Harvesting	Yes	0%	
11.	Energy Management	No	N.A.	
12	Fire Protection	Yes	0%	
13.	Electrical Meter Room	Yes	0%	
14.	Aggregate area of recreational open space	No	N.A.	
15.	Open Parking	Yes	0%	

Yours Faithfully
Signature & Name (IN BLOCK LETTERS) of L.S/ Architect

KARAN MAHENDRA SHARMA
(STATE/R/2023/APL/05633)

FOR CHETANA DEVELOPERS

Agreed and Accepted by

PROPRIETOR

Signature of Promoter
Name: M/s. CHETANA DEVELOPERS
Date: 31.12.2025