AMBIAANCE**DESIGN**PVTLTD
Architects • Urban Designers & Planners • Interior Designers
Project Management Consultants (PMC)

FORM 1

ARCHITECT CERTIFICATE

Date : 30/09/2025

To,
M/s.Joshi & Yash Developers LLP. (P.O.A.H),
Punamiya Bhavan,
Eduljee Road, Tembhi Naka,
Thane - (W).

Sub. :- Certificate of Percentage of Completion of Construction Work of Building of your redevelopment Project known as **"Shree Apartment",** having Maha RERA Registration Number as **P51700056249**, being developed by M/s.Joshi & Yash Developers LLP (P.O.A.H).

Sir,

We, Mr. Makarand Toraskar for M/s.Ambiaance Design Pvt. Ltd. have undertaken assignment as Architect of certifying Percentage of Completion of Construction work of **"Shree Apartment",** having Maha RERA Registration Number as **P51700056249**, being developed by M/s.Joshi & Yash Developers LLP. (P.O.A.H.)

Based on Site Inspection, with respect to Layout/each 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 Maha RERA is as per table A herein below. The Percentage of the work is executed with respect to each of the activity of the entire phase is detailed in Table B.

...2...

702/A,B,C, WIFI Park IT Premises Co-op. Soc. Ltd., Above Hotel Satkar Grande,
Near Mulund Check Naka, Wagle Industrial Estate, Thane (W) - 400 604. ✆ : 2582 7840 / 2582 8300
✉ ambiaancedesign@gmail.com makarand.urbansolutions@gmail.com
www.ambiaancedesign.com

TABLE –A

Sr. No. (1)	Tasks / Activity (2)	Percentage of Actual work Done (As on date of the Certificate) (3)
1.	Excavation	100%
2.	Basements	N.A.
3.	Podiums	N.A.
4.	Plinth	100%
5.	Stilt Floor	100%
6.	Slab of Super Structures	100%
7.	Internal Walls, Internal Plaster, Floorings, Doors and Windows within Flat/ Premises	50%
8.	Sanitary Fittings within the Flat/ Premises	0.00%
9.	Staircases, Lifts Wells and Lobbies at each Floor level Overhead and Underground Water Tanks	60%
10	External plumbing & external Plaster, elevation, completion of terraces with waterproofing of the Building /Wing	20%
11.	Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical Fittings, mechanical equipment, compliance to conditions of environment / CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building / Wing, Compound Wall and all other requirements as may be required to complete project as per specification in agreement of Sale.	0.00%

...3...

TABLE -B

Sr. No. (1)	Common areas and Facilities (2)	Proposed (Yes/No) (3)	Percentage of Actual Work Done (As on date of the Certificate) (4)	Details (5)
1.	Internal Road & Footpaths	No	N.A.	N.A.
2.	Water supply	Yes	70%	U.G. Tank & O. H. Tank is constructed.
3.	Sewerage (Chamber, Lines, Septic Tank, STP)	Yes	0.00%	Drainage lines is yet to be started
4.	Storms Water Drains	Yes	0.00%	SWD work is yet to be started
5.	Landscaping & Tree Planting	Landscaping - No Tree Planting-Yes	N.A 0.00%	Tree Planting work yet to be started
6.	Street Lighting	Yes	0.00%	Yet to be started
7.	Community Buildings	No	N.A.	N.A.
8.	Treatment and disposal of sewerage Sullage water	No	N.A.	N.A.
9.	Solid Waste management and Disposal	No	N.A.	N.A.
10.	Water Conservation / Rain water harvesting	Yes	0.00%	Yet to be started
11.	Energy Management	Yes	0.00%	Yet to be started
12.	Fire protection and fire safety requirements	Yes	0.00%	Yet to be started
13.	Electrical Meter Room, Sub-Station, Receiving Station	Yes	0.00%	Electrical Meter Room work yet to be started
14.	Others	No	N.A.	No

Yours Faithfully,
For M/s.Ambiaance Design Pvt. Ltd.

Ar. Makarand Toraskar
(Director)
(Lic. No.CA/99/24593)

Accepted and agreed by

M/s. Joshi & Yash Developers LLP.(P.O.A.H.)
Date - 30/09/2025

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TO WHOMSOEVER IT MAY CONCERN

This is to confirm that the carpet areas of various Flats/Tenements in the proposed building in redevelopment proposal of "Shree Apartment" as per sanctioned plan vide Proposal Code no.- TMCB-22-39371, Permit No.TMCB/B/2023/APL/00902 dtd.10/11/2023 approved by Thane Municipal Corporation, to be constructed by M/s.Joshi & Yash Developers LLP (P.O.A.H) situated on plot bearing C.T.S. No.200(Pt.), 201, 202(Pt.) 209, 210, 211, 219(Pt.) & 220 at M.G. Road, off.Godbole Hospital, Naupada, Thane-(W).

Bldg. No.	Floor	Flat No.	Carpet Area including C.B. area & internal walls (In Sq.Mtrs.)	Open Balcony	Enclosed Balcony	Service Slab
1	Stilt Floor	--	--	--	--	--
	1st Floor	101	32.71	1.31	7.31	--
		102	34.74	3.30	4.50	--
		103	49.49	--	9.32	--
		104	47.07	--	11.13	--
	2nd Floor	201	32.71	1.31	7.31	--
		202	48.92	3.30	7.10	--
		203	34.31	--	6.15	--
		204	47.07	--	11.13	--
	3rd Floor	301	68.79	4.60	11.81	--
		302	39.47	--	6.76	--
		303	56.63	--	13.83	--
	4th Floor	401	61.45	4.60	6.29	--
		402	49.59	--	9.35	--
		403	56.62	--	13.83	--
	5th Floor	501	32.71	1.31	7.31	--
		502	34.74	3.30	4.50	--
		503	39.47	--	6.76	--
		504	56.94	1.89	13.83	--
	6th Floor	601	32.71	1.31	7.31	--
		602	48.92	3.30	7.10	--
		603	86.37	1.89	17.99	--

...2...

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	7th & 8th Floor Typical	701-801	32.71	1.31	7.31	--
		702-802	34.74	3.30	4.50	--
		703-803	49.49	--	9.32	--
		704-804	47.41	1.89	11.13	--

Note : The room dimensions mentioned in sanctioned plan may vary by + /- 3% than certified area at time of actual measurement due to the structural members and the thickness of the wall finishing.

Above mentioned areas are as per Maharashtra Real Estate Regulatory Authority Circular no. 4/2017 Dt.14/06/2017.

This certificate is issued on request of the client.

Yours faithfully,
For Ambiaance Design Pvt. Ltd.

Ar. Makarand Toraskar
(Director)
Reg. No. CA/99/24593