FORM 1(See Regulation No. 3)

Date:- 30/06/2025.

To,
Sab Ventures,
Regency Park, Opp Radhakrishna Mandir,
Hajimalang Road,Chakki Naka,
Netivali, Kalyan East – 421306.

Sub:- Certificate of percentage of completion of construction work of **Bldg. F** of the project **Regency Park (Phase II)** (Maha RERA Registration Number **P51700056270)** situated on the plot bearing S.No.2, H. No.3,4, 5/1, 5/2, S.No.3A, H.No.1/3 (p), S. No. 4B H. No.1, S.No.39A, S.No.40, H. No. 1, 2(p), Village:- Netivali, Taluka:- Kalyan, District:-Thane, Pin-421301, being developed by M/s SAB VENTURES.

Sir,

I, Shobhana Deshpande, Proprietor, CREATIONS, have undertaken assignment as an Architect of certifying percentage of completion of construction work of **Bldg. F** of the project **Regency Park (Phase II)** (Maha RERA Registration Number **P51700056270)** situated on the plot bearing S.No.2, H. No.3,4, 5/1, 5/2, S.No.3A, H.No.1/3(p), S. No.4B H.No.1,S. No. 39A, S. No.40, H. No. 1, 2(p) ,Village:- Netivali, Taluka:- Kalyan, District:-Thane, Pin- 421301, being developed by M/s SAB VENTURES.

Based on Site Inspection, with respect to each of the Bldg. F of the aforesaid Real Estate Project, I certify that as on the 30/06/2025, the Percentage of work done for each of the Wing of the Real Estate Project as registered vide number **P51700056270** 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.

CREATIONS
AR. Shobhana Deshpande
Kalyan

A/104,105,106, Everest Towers, Santoshi Mata Road,
Kalyan (w.) 421301. Contact : 0251-2313140, 8828877927
E-mail : designteam@creations.org.in

Table - A

Bldg. F:

Sr. No.	Tasks/ Activity	Percentage of work done as on 30/06/2025
1.	Excavation	100%
2.	0 Number of Basement(s) and Plinth	100%
3.	2 Number of podiums	100%
4.	Ground / Stilt Floor	50%
5.	24 number of slabs of super structure 3rd slab is completed.	12%
6.	Internal walls, Internal Plaster, Flooring within Flats/ Premises Doors and Windows to each of the Flat/Premises	0%
7.	Sanitary Fittings within the Flat/Premises Electrical Fittings within the Flat/Premises	0%
8.	Staircase, Lifts Wells and Lobbies at each Floor level connecting Staircase and Lifts, Overhead and Underground Water Tanks	16%
9.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	0%
10.	Installation of lifts, water pumps, Fire Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, 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 Obtain Occupation/Completion Certificate.	0%

Note: - The work percentage mentioned above is as per the number of floors sanctioned vide letter no. KDMCC / RB/2024/APL/00072, Dated- 10/10/2024.

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Table – B – For Phase II
Internal & External Development Works in Respect of the entire Registered Phase

Sr. No.	Common areas and Facilities, Amenities	Proposed (Yes/ No)	Percentage of work done	Details
1.	Internal Roads & Footpaths	Yes	100 %	Shared across multiple phases of real estate project
2.	Water Supply	Yes	0%	Water supply To be provided by KDMC
3.	Sewerage (Chamber, lines, Septic Tank, STP)	Yes	0 %	--
4.	Storm Water Drains	Yes	0 %	--
5.	Landscaping & Tree Planting	Yes	0 %	--
6.	Street Lighting	Yes	100%	Shared across multiple phases of real estate project
7.	Community Buildings Club House	Yes	100%	Shared across multiple phases of real estate project.
	Amenity Club House on Podium – Bldg F	Yes	0%	--
8.	Treatment and disposal of sewage and sullage water	Yes	0%	--
9.	Solid Waste management & Disposal	Yes	100%	OWC – wet garbage used as manure Dry garbage- hand over to local body for recycling Shared across multiple phases of real estate project.
10.	Water conservation Rain water harvesting	Yes	0%	--
11.	Energy management	Yes	0%	Roof Top Photovoltaic (RTPV) System proposed
12.	Fire protection and fire safety requirements	Yes	0%	--
13.	Electrical meter room, sub-station, receiving station	Yes	0%	--

Ar.Shobhana Deshpande
(Reg. No. CA/ 87/10647)

CREATIONS Kalyan Ar. Shobhana Deshpande

For CREATIONS

Agreed and Accepted by:
For SAB VENTURES
The Sab Ventures
Partner
Partner
Name: Mr. Murtuza N Bhetasiwala
Date:04/10/2025