



Annexure -B

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)

Ref. No. AKAPL/SC/2025-26/003

Date: -31/03/2026.

Period - 01/01/2026 to 31/03/2026.

To,

M/s. Yogeshwar Developers, Through Its Partners
Mr. Jayesh Raut & 3 Others.

Site Add: - S.No.18/1/4, S.No.18/1/18, Kulgaon,
Badlapur (E), Dist - Thane.

Ref. C. C. No.:- JK/KBNP/NRV/BP/496/2023-24/130 Dated 11/03/2024.

Subject: - Certificate of Cost Incurred for Development of "Om Anant Palace- Wing A & B" having
Maha RERA Registration Number P51700076615 being developed by M/s. Yogeshwar
Developers.

Sir,

1. I **ATUL V. KUDTARKAR** have undertaken assignment of certifying Estimated Cost for
"Om Anant Palace - Wing A & B" having Maha RERA Registration Number P51700076615
being developed by M/s. Yogeshwar Developers.
2. We have estimated the cost of civil, MEP and allied works required for completion of the
apartments and proportionate completion of internal & external works of the project as per
specifications mentioned in agreement of sale. Our estimated cost calculations are based on
the drawings plans made available to us for the project under reference by the Developer /
Consultants. The Schedule of items and quantity required for the entire work as calculated by
Mr. Mukeshkumar Singh Quantity Surveyor* appointed by Developer / Engineer, the
assumption of the cost of material labour and other inputs made by developer and the site
inspection carried out by us to ascertain / confirm the above analysis given to us.



3. We estimated (Total of Table A and B) at the time of Registration. The estimated Total Cost of project is Rs.8,01,16,575/- with reference to the Civil, MEP and Allied works required for completion of the apartments and Proportionate completion of internal & external works, as per specifications mentioned in agreement of sale and for purpose of obtaining occupation certificate / completion certificate for the Building(s) / Wing(s) / layout / Plotted Development from the Kulgaon Badlapur Municipal Council being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated cost incurred till date is calculated at Rs.3,03,81,870/- (Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the basis of input materials / services and units cost of these items.
5. The Balance Cost of Completion of the Civil, MEP and Allied works for completion of the apartments and proportionate completion of internal & external works, as per specifications mentioned in agreement of sale, of the project is estimated Rs.4,97,34,705/- (Total of Table A and B)
6. I certify that the Cost of the Civil, MEP and allied work for the apartments and proportionate internal & external works, as per specifications mentioned in agreement of sale, of the aforesaid Project as completed on the date of this certificate is as given in Table A and B below

TABLE A

Building/Wing bearing Number 1 or called "Om Anant Palace – Wing A & B"

Sr. No.	Particulars	Amount (In Rs.)
1.	Total Estimated cost of the Building / Wing / Layout / Plotted Development as on date 31/03/2026 of Registration is <u>18/06/2024</u> .	Rs.7,59,54,675/-
2.	Cost incurred as on date of certificate 31/03/2026.	Rs.3,03,81,870/-
3.	Work done in Percentage (as Percentage of the estimated cost)	40%
4.	Balance Cost to be Incurred** (Based on Estimated Cost)	Rs.4,55,72,805/-
5.	Cost Incurred on Additional / Extra Items not included in the Estimated Cost (Table – C)	NIL

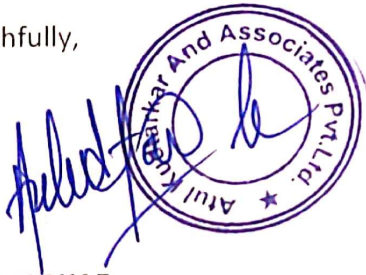


TABLE B

Internal & external Development Works in Respect of the Registered Phase

Sr. No.	Particulars	Amounts (In Rs.)
1.	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities In the layout as on date 31/03/2026 of Registration is <u>18/06/2024.</u>	Rs. 41,61,900/-
2.	Cost incurred as on date of certificate 31/03/2026.	Rs.0/-
3.	Work done in Percentage (as Percentage of the estimated cost)	0%
4.	Balance Cost to be Incurred** (Based on Estimated Cost)	Rs. 41,61,900/-
5.	Cost Incurred on Additional / Extra Items not included in the Estimated Cost (Table – C)	NIL

Yours faithfully,



ATUL KUDTARKAR

Lic. No. STATE/R/2025/APL/16827.

Agreed and Accepted by:

**M/s. Yogeshwar Developers Through Its Partners
Mr. Jayesh Raut & 3 Others.**

Date:31/03/2026.