AVANISH & ASSOCIATES

AVANISH SANJAY PANDEY
(B.E. CIVIL)

104, Kamlakar Complex, wada Road, near water tank shelar, Bhiwandi, Shelar, Thane Maharashtra, 421302

FORM-2
[See Regulation 3}
ENGINEER'S CERTI FICATE

Date:31/03/2024

To.
M/s. Sqylines Builders LLP
Address- Survey No.33/1/F,
Nr.Pawan Atharva Phase-1 Bldg,,
Gandhare Road, Kolivali Village,
Kalyan(W)-3, 421301.

Subject Certificate of Cost Incurred for Development of **Nirvana Gardens Phase 2 Wing B "IRIS"** having MahaRERA Registration Number_____ (Only Applicable after project Registration) being developed by Mokshay Pradeep Sadhwani.

Sir,

I **AVANISH PANDEY** have undertaken assignment of certifying Estimated cost for **Nirvana Gardens Phase 2 Wing B "IRIS"** having MahaRERA Registration Number _____ Only Applicable after Project Registration being developed by Mokshay Pradeep Sadhwani.

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 **Shri AVANISH PANDEY** 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.

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2. We estimate Total Estimated Cost of completion of the aforesaid project under reference at Rs. 4,95,00,000/ -(Total of Table A and B) at the time of Registration. The estimated Total Cost of project is with reference to the Civil, M F. P and Allied works required for completion of the apartments and proportionate of internal & external works, as per specifications mentioned in agreement of sale and for the purpose of obtaining occupation certificate/ completion certificate for the Building(s) / Wing(s) Layout / Plotted Development from the **KALYAN DOMBIVLI MUNICIPAL CORPORATION** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost incurred till date is calculated at Rs. 0/- (Total of Table A and B). The amount of Estimated Cost Incurred. is calculated on the basis of input material/Services used and unit cost of input cost of these items

5.The Balance Cost of Completion of the Civil, MEF 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 at Rs. 4,95,00,000/- (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 the aforesaid Project as completed on the dale of this certificate is as given in Table A and B below:

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Building /Wing / Layout / Plotted Development bearing Number -33/1/F, 33/1/D, 33/1/L, 33/1/K/3, 33/1/N, 33/1/K/1, 33/1/B, 33/1/E, 33/1/A, 33/1/H, 33/1/K/2,, or called **Nirvana Gardens Phase 2 Wing B "IRIS"**

TABLE A

Sr. No	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building /Wing / Layout Plotted Development as on 30.03.2024	3,96,00,000
2.	Cost incurred on the date of certificate	
3.	Work done in Percentage (as percentage of the estimated cost)	0 %
4.	Balance Cost to be Incurred ** (Based on estimated Cost)	3,96,00,000
5.	Cost Incurred on Additional/Extra items not included in the Estimated Cost (Table —C)	0

TABLE B

Internal & External Development Works in Respect of the Registered Phase

Sr. No.	Particulars	Amount (Jn Rs.)
1.	Total Estimated Cost of the Internal and External Development Works including amenities and facilities in the layout as on date of' Registration is	99,00,000
2.	Cost incurred as on date of' certificate	-
3.	Work done in Percentage (as Percentage of the estimated cost)	0%
4.	Balancc Cost to be incurred (Based on Estimated Cost)	99,00,000
5.	Cost Incurred on Additional./Extra Items not included in the Estimated Cost (Table -C)	0

Yours Faithfully,

For AVANISH PANDEY

AVANISH S. PANDEY ★ MUMBAI UNIVERSITY ★ CIVIL ENGINEER

AVANISH PANDEY
License No :
15-BENG-15M-776-75800778

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Agreed and Accepted by:

SQYLINES BUILDERS LLP

Signature of Partner
Name: Mokshay Pradeep Sadhwani
Date:31-03-2024

Note:

I. The scope of work is to complete Registered Real Estate Project as per drawings approved from time to time and as per specifications mentioned in agreement of sale.

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 lie 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. (**) Balance Cost to he incurred (4) may vary **from** Difference **between** Total estimated Cost (I) and Actual Cost incurred (2) due to deviation in quantity required / escalation of cost etc .as this is an estimated cost. any deviation in quantity required for development of thc 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.

6. Please specify if there are any deviations / qualifications. Example: Any deviations in input material used from specifications in agreement of sale.

Table C

List of Extra/Additional,/ Deleted Items considered in Cost

(which were not part of the original Estimate of Total Cost)

Sr. No.	List of Extra/Additional / Deleted Items	Amount (In Rs,)
1.		
2.		