Ganesh K Patil
Civil Engineer

Mahalaxmi Nagar,Garlik Chawk
House No 1843
Ambernath (E.) 421501

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)

Date: **30.06.2025**
To,
PRAMUKH DEVELOPERS ,
FIRST FLOOR, PLOT NO 30, JEEVANDEEP,
STATION ROAD, AMBARNATH EAST,
Thane, Maharashtra, 421501

Subject: Certificate of Cost Incurred for Development of **PATEL's PEARL** for Construction Work of 1 No. Of building of the Project situated On the Plot Bearing **CTS No – 185 & 186, At Village New Dombivali ,Taluka Kalyan District Thane** Being Developed by **PRAMUKH DEVELOPERS.**

Ref: MahaRera Registration Number – P51700076936

Sir,
I **Mr. Ganesh K Patil** Have Undertaken Assignment of Certifying Estimated Cost for The Subject Real Estate Project Registered Under Maharera, 1 No of Building of The Project, Situated On The Plot Bearing **CTS NO – 185 & 186, At Village New Dombivali ,Taluka Kalyan District Thane** Admeasuring 523 Sq. Mts. Area Being Developed By **PRAMUKH DEVELOPERS.**

1. Following Technical Professionals Are Appointed By Owner / Promoter: -

(i) **De-Con Consultants** as Licensed Architect.

(ii) **M/s S.V Patel PVT LTD** as Structural Consultant

2. I Have Estimated the Cost of the Completion to Obtain Occupation Certificate/ Completion Certificate, Of The Civil, Mep And Allied Works, Of The Building(S) Of The Project. Our Estimated Cost Calculations Are Based on The Drawings/Plans Made Available to us for The Project Under Reference by The Developer and Consultants and The Schedule of Items and Quantity for The Entire Work as Calculated by Mr. Ganesh K Patil Civil Engineer / Quantity Surveyor* Appointed by Developer/Engineer, And The Assumption ofthe Cost of Material, Labour and Other Inputs Made by Developer, And The Site Inspection Carried Out By Us.

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3. I Have Estimated the Total Cost of Completion ofthe Building(S) Of The Aforesaid Project Under Reference as **Rs. 5,65,00,000/-** (Total of Table A and B). The Estimated Total Cost Of Project Is With Reference To The Civil, Mep And Allied Works Required To Be Completed For The Purpose Of Obtaining Occupation Certificate / Completion Certificate For The Building(S) From The Kalyan Dombivali 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. 1,75,00,000/-** (Total Of Table A And B). The Amount Of Estimated Cost Incurred Is Calculated On The Base Of Amount Of Total Estimated Cost.

5. The Balance Cost Of Completion Of The Civil, Mep And Allied Works Of The Building(S) Of The Subject Project To Obtain Occupation Certificate / Completion Certificate From Ambernath Municipal Council (Planning Authority) Is Estimated At **Rs 3,90,00,000/-** (Total of Table A And B).

6. I Certify That The Cost Of The Civil, Mep And Allied Work For The Aforesaid Project As Completed On The Date Of This Certificate Is As Given In Table A And B Below:

Table A

Wing A

(To Be Prepared Separately for Each Building /Wing of The Real Estate Project)

Sr. No.	Particulars	Amounts (Rs In Crores)
1	Total Estimated Cost of the Building/Wing As On 22.04.2024 Date of Registration Is	5,00,00,000/-
2	Cost Incurred as on 30.06.2025 (Based On the Estimated Cost)	1,75,00,000/-
3	Work Done in Percentage (As Percentage Of The Estimated Cost)	35%
4	Balance Cost to Be Incurred (Based on Estimated Cost)	3,25,00,000/-
5	Cost Incurred on Additional /Extra Items As On 30.06.2025 Not Included In The Estimated Cost (Annexure A)	-

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Table B
(To Be Prepared for The Entire Registered Phase Of The Real Estate Project)

Sr. No.	Particulars	Amounts (Rs In Crores)
1	Total Estimated Cost of The Internal and External Development Works Including Amenities And Facilities in The Layout as on 22.04.2024 Date of Registration Is	65,00,000/-
2	Cost Incurred as on 30.06.2025 (Based on The Estimated Cost)	0.00
3	Work Done in Percentage (As Percentage of The Estimated Cost)	0%
4	Balance Cost to Be Incurred (Based on Estimated Cost)	65,00,000/-
5	Cost Incurred on Additional /Extra Items As On 31.03.2025 Not Included In The Estimated Cost (Annexure A)	-

Yours Faithfully
Mr. Ganesh K Patil

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Signature of Engineer.