

Mohamed Umer Malkani

Ground Floor, Farhat Apartment, Bandivali Hill Road,
Jogeshwari (West). Mumbai-400102.

FORM-2 [see Regulation 3]

ENGINEER'S CERTIFICATE

Date: 15/10/2019.

To,
M/s. AIM Realtors Private Limited
4 & 5, 2nd Floor, Om Sai Prasad Building,
Hindu Friends Society Road,
Jogeshwari – East, Mumbai – 400 060.

Subject: Certificate of Cost Incurred for Development of the project **AIM PLATINUM** situated on the Plot bearing C.T.S No. 287, 287 / 1 to 6 and C.T.S No. 274, 274 / 1 to 15, Wide D.P. Road 9.15 m to the North, CTS No. 273 to the South, CTS No. 283 to the East, CTS No. 275 to the West of Village Mogra Taluka Andheri, Jogeshwari – East, Mumbai – 400 060 admeasuring 788.50 sq.mts. area being developed by M/s. AIM Realtors Private Limited.

Ref : MahaRERA Registration Number - yet to be issued

Sir,

I **Mr. Mohamed Umer Malkani** have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, Building of the Project **AIM PLATINUM** situated on the plot bearing C.T.S No. 287, 287 / 1 to 6 and C.T.S No. 274, 274 / 1 to 15 of Village Mogra Taluka Andheri, Jogeshwari – East, Mumbai – 400 060 admeasuring 788.50 sq.mts. area being developed by M/s. AIM Realtors Private Limited.

1. Following technical professionals are appointed by Owner / Promoter:
 - (i) M/s. Daddy & Associates as L.S. / Architect
 - (ii) M/s. Sura & Associates as Structural Consultant
 - (iii) Total MEP Design and Consulting Engineer as MEP Consultant
 - (iv) Hingora & Associates Site Surveyor

M. Umer

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2. We have estimated the cost of the completion to obtain Occupation Certificate/ Completion Certificate, of the Civil, MEP and Allied works, 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 Mohamed Umer Malkani quantity Surveyor* appointed by Developer/Engineer, and the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.
3. We estimate Total Estimated Cost of completion of the aforesaid project under reference as **Rs. 19,05,47,200** (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 Slum Rehabilitation Authority being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till date is calculated at **Rs. 48,95,000**. (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 subject project to obtain Occupation Certificate / Completion Certificate from Slum Rehabilitation Authority (planning Authority) is estimated at **Rs. 18,56,52,200** (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 :

M. Umer.

Mohamed Umer Malkani

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Joqeshwari (West). Mumbai-400102.

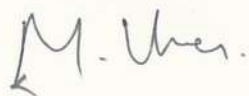
TABLE A
Project AIM PLATINUM

Sr. No	Particular	Amount
1	Total Estimated cost of the project as on 15.10.2019	16,67,28,800
2	Cost incurred as on 15.10.2019 (based on the Estimated cost)	42,83,125
3	Work done in Percentage (as Percentage of the estimated cost)	2.57%
4	Balance Cost to be Incurred (Based on Estimated Cost)	16,24,45,675
5	Cost Incurred on Additional /Extra Items as on not included in the Estimated Cost (Annexure A)	NA

TABLE B
Project AIM PLATINUM

Sr. No	Particular	Amount
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the project as on 15.10.2019	2,38,18,400
2	Cost incurred as on 15.10.2019 (based on the Estimated cost)	6,11,875
3	Work done in Percentage (as Percentage of the estimated cost)	2.57%
4	Balance Cost to be Incurred (Based on Estimated Cost)	2,32,06,525
5	Cost Incurred on Additional /Extra Items as on not included in the Estimated Cost (Annexure A)	NA

Yours Faithfully



(Signature of Engineer)
Mohamed Umer Malkani