AMIT S. DUBEY (Engineer)

606, Shiv Bliss Apartments, L.B.S. Marg, Opp. Dream Mall, Bhandup (W), Mumbai – 78.

Ph :- 7021068526 , Mail :- amitdubey5454@gmail.com

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)

To,
M/s. Sudhanshu Infrastructure Pvt. Ltd.
B-24/24A, Aniraj Tower,
Opp. Kaka Petrol Pump,
L.B.S. Marg, Bhandup (W)
Mumbai – 400 078.

Date: 23rd November 2019

Subject: - Certificate of Cost Incurred for Development of construction work of **ANIRAJ TOWER CHS LTD**. Redevelopment project (MahaRERA registration Number._____) situated CTS.613, 613/1 to 36 demarcated by its boundaries (Latitude and Longitude of end point) at north side 46.35mt, at south side 34.72mt, at East Side 43.77 & West side 43.77 of Village Kanjur, Bhandup (W). Mumbai – 400 078. Admeasuring **3122.00 Sq.mtrs**. area being developed by Owner **M/s. Sudhanshu Infrastructures Pvt. Ltd.**

Ref : MahaRERA Registration Number :-_____

I **Mr. Amit S. Dubey** have undertaken assignment of certifying estimated cost for the subject Real Estate Project construction work of **ANIRAJ TOWER CO.OP. HSG. SOC LTD** Redevelopment project (MahaRERA registration Number. _____ situated at C.T.S No. 613, 613/1 to 36, Opp. Kaka Petrol pump, L.B.S Marg, Bhandup (W), Mumbai – 400 078. admeasuring **3122 sq. mtrs**. Area being developed by Owner **M/s Sudhanshu Infrastructures Pvt. Ltd**.

1. Following technical professional are appointed by Owner/Promoter :-
   (i) Shri. Prabhakar Satam of M/S. Prabhakar Satam & Associates as (Architect)
   (ii) Shri. **Nikhil Shanghvi of M/s.** Shanghavi & Shanghvi Associates as (Structural Consultant)
   (iii) Shri Vijay Kelkar of M/s. Vinam Enterprises MEP Consultant
   (iv) Shri. Rakesh Karnik pf M/s. Bhoomi Consultant as Site Supervisor.

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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 Building (s) of the project. Our estimated cost of calculation RE based on the Drawings/ plans made available to us for project under reference by the Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by **Shri. Milind Manohar Kore** Quantity Surveyor appointment by the 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 Building (S) of the aforesaid project under reference as **Rs. 56,09,05,456/-** (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 MCGM. Being the planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Nil (Total of Table-A and Table-B). The amount of Estimated Cost Incurred is calculated on the basis 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 MCGM., (planning Authority) is estimated at **Rs. 56,09,05,456/-** (Total of Table A & 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

Sr. No.	Particulars	Amount
1	Total Estimated cost of the building/wing as on 23-11-2019	Rs. 50,73,09,640/-
2	Cost incurred as on 23-11-2019	Nil
3	Work done in Percentage (as Percentage of the estimated cost)	0%

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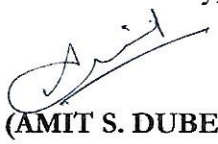
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 50,73,09,640/-
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Annexure A)	-------

TABLE B

(To be prepared for the entire registered phase of the Real Estate Project)

Sr. No.	Particulars	Amount
1	Total Estimated cost of the Internal and External Development Works including amenities and facilities in the layout as on 23-11-2019	Rs. 6,24,13,559/-
2	Cost incurred as on 23-11-2019 (based on the Estimated cost).	Nil
3	Work done in Percentage (as Percentage of the estimated cost).	0%
4	Balance Cost to be Incurred (Based on Estimated Cost).	Rs. 6,24,13,559/-
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Annexure A)	Nil

Yours Faithfully,



(AMIT S. DUBEY)

Engineers – B.E. Civil