Annexure A
FORM I
[see Regulation 3]
ARCHITECT'S CERTIFICATE
(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account)

Date: 31/03/2025

To,
M/s. Avvad Realcon LLP.
C. A. to Society,
Pant Nagar Suvarna Rekha CHSL. (Bldg. No. 175),
Office No 1 & 2, Shubham Aura, Building no.130,
Pant Nagar, Ghatkopar East, Mumbai - 400075

Subject: Certificate of Percentage of Completion of Construction Work of the proposed residential building (redevelopment of existing building No. 175) 1 Building of MHADA LAYOUT Pant Nagar on Final plot No. 320(pt.) of T.P. scheme Ghatkopar III, plot bearing C.T.S. No. 5684 (pt.) of village Ghatkopar Kirol, Ghatkopar (East). Mumbai- 400 075, in "N" ward. Having MahaRera Registration Number P-51800054393 being developed by M/s. Avvad Realcon LLP.

Sir,

I Mr. Yogesh S. Kanagal, Authorized signatory of M/s. KVin Designer & Consultant**,** have undertaken assignment as License Surveyor of certifying Percentage of Completion of Construction Work of the Building the **SHUBHAM AURUM,** having Maha-RERA Registration Number P- 51800054393 being developed by M/S. AVVAD REALCON LLP.

Based on Site Inspection, with respect to the building of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for the building of the Real Estate Project under Maha-RERA is as per Table A below. The percentage of the work executed with respect to each of the activity of the entire Building is detailed in the Table B.

Table A

S.N. (1)	Tasks/Activity (2)	Percentage of Actual Work Done as on 31.03.2025. (3)
1.	Excavation	100%
2.	1 number of Plinth/1 Number of Basement	100%
3.	0 Number of Podium	NA
4.	1 Stilt Floor	0%
5.	17 number of Slabs of Super Structure	100%
6.	Internal walls. Internal Plaster, Floorings within Flats/Premises, Doors and Windows in each of the Flat/Premises	41%
7.	Sanitary Fittings within the Flat/Premises. Electrical Fittings within the Fiat/Premises	41%
8.	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts. Overhead and Underground Water Tanks	41%
9.	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	41%
10.	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	29%

Table B

Internal & External Development Works in Respect of the entire Registered Phase

S.N. (1)	Common area and Facilities, Amenities (2)	Proposed (Yes/No) (3)	Percentage of Work done (4)	Details (5)
1.	Internal Roads & Foot paths	No	N.A.	N. A.
2.	Water Supply	Yes	0%	Yet to Start
3.	Sewerage (chamber, lines, Septic Tank , STP)	Yes	0%	Yet to Start
4.	Storm Water Drains	Yes	0%	Yet to Start
5.	Landscaping & Tree Planting	Yes	0%	Yet to Start
6.	Street Lighting	No	N.A.	N.A.
7.	Community Buildings	No	N.A.	N.A.
8.	Treatment and disposal of sewage and sullage water	No	N.A.	N.A.
9.	Solid Waste management & Disposal	Yes	0%	Yet to Start
10.	Water conservation, Rain water harvesting	Yes	0%	Yet to Start
11.	Energy management	NO	N.A.	N.A.
12.	Fire protection and fire safety requirements	Yes	0%	Yet to Start
13.	Electrical meter room, sub-station, receiving station	Yes	0%	Yet to Start
14	Fitness Centre/Society Office	Yes	0%	Yet to Start

Yours Faithfully

Yogesh Soma Kanagal

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M/s. KVin Designer & Consultant
License no. S/537/LS

DIPAL LAXMICHAND SHAH

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Agreed and Accepted by
For M/s. **AVVAD REALCON L.L.P.**
(Dipal Laxmichand Shah)
Partner