MAHENDRA S. BHANDARI
B.E. (CIVIL) M.I.E., F.I.V.

• CONSULTING ENGINEER • GOVT. REGISTERED VALUER • CHARTERED ENGINEER • PLANNER

Resi. & OFF : Plot No. 173, 4th Floor, "SHIVPRASAD APARTMENT", Shree Nagar, Nagpur. - 440 015
Mobile No.: 9922729541 E-mail : mahendra_bhandari14@yahoo.com

FORM-2

ENGINEER'S CERTIFICATE

Date: 15.03.2018

To

M/s GREEN SPACE INFRA VENTURES

PLOT NO 5 KHANKHOJE NAGAR, NEAR SIDDESHWAR SABHAGRUH

MANEWADA CEMENT ROAD ,NAGPUR- 24(MS).

Subject: Certificate of Cost Incurred for Development for Construction of Residential Project whose construction work in Progress to be Known as "GREEN CITY -III " which consist of Buildings to be Known as 1) ORCHID 1 (Block A Type 1), 2) ORCHID 2 & ORCHID 3 (Block B Type 1), 3) ORCHID 4 (Block C , Type 2) building situated on the Plot bearing Survey no. 33/1 & 33/2 (part) demarcated by its boundaries having coordinates NL 21°1' 2", EL 79°3' 31" & bounded by North by KH NO 42 , East by 18MTR ROAD , West By Remaining Land of KH NO 33/1 & 33/2 to the West & South by - 12 Mtr wide Road , of P.H.No. 42 , Village - GAWASI MANAPUR , Taluka - NAGPUR (Gramin) , District NAGPUR, PIN-441108, admeasuring 8120.96 sq.mts. of area being developed by M/s Green Space Infra Ventures.

Ref: RERA Registration Number : P50500000005

Sir,

I Mahendra S.Bhandari have undertaken assignment of certifying Estimate Cost for the Subject Real Estate Project proposed to be registered under RERA, being ORCHID 1 (Block A Type 1),ORCHID 2 &ORCHID 3 (Block B Type 1), ORCHID 4 (Block C Type 2)Buildings situated on the plot bearing Survey No 33/1 & 33/2/1,of NAGPUR , P.H.No. 42 , Village - GAWASI MANAPUR , Taluka -NAGPUR , NAGPUR District PIN:-441108,admeasuring 8120.96 sq.mts. area being developed by M/s Green Space Infra Ventures.

1.Following technical professionals are appointed by Owner / Promoter :-

(i) Shri ALOK LUNIA Architect ;

(ii) M/s R&G ASSOCIATES as Structural Consultant;

(iii) Shri ALOK LUNIYA as Plumbing Consultant;

Mahendra S. Bhandari
B.E. (Civil), M.I.E., F.I.V.
Chartered Engr., Planner & Consulting Engr.
Govt. Registered Valuer CAT-I-101 of 2009
NMC/L-493,N.I.T./L-2187, M-135774-8, F:18383
Cell No.:9922729541, 9921546726
Ph. No.:9370928960

(iv) M/s Mauli Electricals as Electrical Consultant;

(v) Shri Rakesh Singh as Quantity Surveyor.

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 calculation are based on the Drawings/plans made available to us for the project under entire work as calculated by Shri Rakesh Singh(quantity Surveyor) appointed by Developer, 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 20.00 CRORES. 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 commencement of project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Rs.19.00 CRORES. 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 NAGPUR IMPROVEMENT TRUST/NMRDA (planning Authority) is estimated at Rs 1.00CRORES.

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

TABLEA

SR. NO.	Particulars	Amount
1	Total Estimated cost of the building ORCHID 1 (BLOCK A) Type 1 as on 05/05/2017 date of Registration is 20.05.2017	Rs.2.50 CRORES
2	Cost incurred as on 15/03/2018 (based on the Estimated cost	Rs. 2.375 CRORES.
3	Work done in Percentage (as Percentage of the estimated cost)	95 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 0.125 CRORES
5	Cost Incurred on Additional / Extra Items as on date not included in the Estimated Cost (Annexure A)	Rs.NIL

Mahendra S. Bhandari
B.E. (Civil), M.I.E., F.I.V.
Chartered Engr., Planner & Consulting Engr.
Govt. Registered Valuer CAT-I-101 of 2009
NMC/L-493,N.I.T./L-2187, M-135774-8, F:18383
Cell No.:9922729541, 9921546726
Ph. No.:9370928960

SR. NO.	Particulars	Amount
1	Total Estimated cost of the building ORCHID 2 & 3 (BLOCK B) Type 1 as on 05/05/17 date of Registration is 20.05.2017	Rs. 7.00 CRORES
2	Cost incurred as on 15/03/2018 (based on the Estimated cost	Rs. 6.65 CRORES.
3	Work done in Percentage (as Percentage of the estimated cost)	95%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 0.35 CRORES
5	Cost Incurred on Additional / Extra Items as on date not included in the Estimated Cost (Annexure A)	Rs. NIL

SR. NO.	Particulars	Amount
1	Total Estimated cost of the building ORCHID 4 BLOCK C Type 2 as on 05/05/17 date of Registration is 20.05.2017	Rs. 8.50 CRORES
2	Cost incurred as on 15/03/2018 (based on the Estimated cost	Rs.8.075 CRORES.
3	Work done in Percentage (as Percentage of the estimated cost)	95%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 0.425 CRORES
5	Cost Incurred on Additional / Extra Items as on date not included in the Estimated Cost (Annexure A)	Rs. NIL

TABLE (for the entire registered project External Development)

SR. NO.	Particulars	Amount
1	Total Estimated cost of the External Development Work including Amenities and facilities in the layout as on 05/05/17 date of Registration is 20.05.2017	Rs. 2.00 CRORES
2	Cost incurred as on 15/03/2018 (based on the Estimated cost	Rs. 1.90 CRORE.
3	Work done in Percentage (as Percentage of the estimated cost)	95%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 0.10 CRORE.
5	Cost Incurred on Additional / Extra Items as on date not included in the Estimated Cost (Annexure A)	Rs. NIL

Manendra S. Bhandari
B.E. (Civil), M.I.E., F.I.V.
Chartered Engr., Planner & Consulting Engr.
Govt. Registered Valuer CAT-I-101 of 2009
NMC/L-498,N.I.T./L-2187, M-135774-8, F:18383
Cell No.:9922729541, 9921546726
Ph. No.:9370928960

TABLE B (for the entire registered project)

SR. NO.	Particulars	Amount
1	Total Estimated cost of the Internal & External Development Work including Amenities and facilities in the layout as on 05/05/2017	Rs. 20.00 CRORES
2	Cost incurred as on 15/03/2018 (based on the Estimated cost	Rs. 19.00 CRORES.
3	Work done in Percentage (as Percentage of the estimated cost)	95%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 1.00 CRORES.
5	Cost Incurred on Additional / Extra Items as on date not included in the Estimated Cost (Annexure A)	Rs. NIL

Yours Faithfully

Mahendra S. Bhandari
B.E. (Civil), M.I.E., F.I.V.
Chartered Engr., Planner & Consulting Engr.
Govt. Registered Valuer CAT-I-101 of 2009
NMC/L-493,N.I.T./L-2187, M-135774-8, F:18383
Cell No.:9922729541, 9921546726
Ph. No.:9370928960