ANNEXEURE A

FORM 1

(SEE REGULATION3)

ARCHITECT'S CERTIFICATE

(FOR THE QUARTER ENDED 31st MARCH 2024

NAKSHATRA HEIGHTS – Project Registration No. P50500015969

Date: 29th April 2024

To,

M/s NAKSHATRA INFRAVENTURE
Flat No. 101, Abhang Apartment, Plot No. 24, Central Excise,
Ring Road, Chhatrapati Square, Nagpur - 440015.

Subject: Certificate of percentage of Completion of Construction Work of **"NAKSHATRA HEIGHTS"** of the Project Registration No. **P50500015969**, situated on the Plot bearing C.N. No./CTS No./ Survey no./Final Plot No. 2 A and B, demarcated by its boundaries (latitude and longitude of the end points) Plot No. 1 to the North, 9 mtr Road to the South, Plot No. 3, 4, 5 to the East, 15 mtr road to the West, of Village - Nagpur, Taluka – Nagpur (Urban), District – Nagpur, PIN – 440036, admeasuring 1845 sq. mts. area being developed by **M/s NAKSHATRA INFRAVENTURE.**

Sir,

I/We Kiran D. Karule, have undersigned assignment as Architect/Licensed Surveyor of certifying percentage of completion of construction work of **"NAKSHATRA HEIGHTS"** of the Project Registration No. **P50500015969**, situated on the Plot bearing C.N. No./CTS No./ Survey no./Final Plot No. 2 A and B, demarcated by its boundaries (latitude and longitude of the end points) Plot No. 1 to the North, 9 mtr Road to the South, Plot No. 3, 4, 5 to the East, 15 mtr road to the West, of Village - Nagpur, Taluka – Nagpur (Urban), District – Nagpur, PIN – 440036, admeasuring 1845 sq. mts. area being developed by **M/s NAKSHATRA INFRAVENTURE.**

Based on site inspection, with respect to Layout / each of the Building/Wing of the aforesaid Real Estate Project. I certify that as on date of this certificate, the percentage of work done for each of Building/Wing of the Real Estate Project under MahaRERA is as per TABLE A herein below. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in TABLE B.

TABLE A
NAKSHATRA HEIGHTS

Sr No. (1)	Task / Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)
1	Excavation	50%
2	Basement (if any)	50%
3	Podium (if any)	50%
4	Plinth	50%
5	Stilt Floor	50%
6	Slab of Super Structure	50%
7	Internal Wall, Internal Plaster, Flooring, Doors & windows within Flats & Premises	50%
8	Sanitary Fitting with Flat & Premises	50%
9	Staircase, Lifts Wells and Lobbies at each floor level Overhead and Underground Water Tanks.	50%
10	External Plumbing and External Plaster elevation completion of terraces and waterproofing of the Building Wings.	50%
11	Installation of lifts, water pumps, fire fighting fitting and equipments as per CFO NOC Electrical Fitting, Mechanical equipments, Compliance to conditions of environment/CRZ NOC, Finishing to entrance lobby, plinth protection paying of area appurtenant to Building Wings. Compound wall and all other requirements as may be required to complete project as per specification in agreement of Sale. Any other activities	50%

TABLE B

Common Area (Internal & External Development Works) in respect of NAKSHATRA HEIGHTS – Project Registration No. P50500015969

Sr. No. (1)	Common Area & Facilities (2)	Proposed Yes/No (3)	Percentage of Actual Work Done (As on date of the Certificate) (4)	Details (5)
1	Internal Road & Foot path	YES	100 %	Work-in-progress
2	Water Supply	YES	50 %	Work-in-progress
3	Sewerage (Chamber Lines, Septic Tanks, STP)	YES	50 %	Work-in-progress
4	Storm Water Drains	YES	50 %	Work-in-progress
5	Landscaping and Tree Planting	YES	50 %	Work-in-progress
6	Street Lighting	YES	50 %	Work-in-progress
7	Community Building	NO	NA	NA
8	Treatment and Disposal of sewage and sullage water	YES	50 %	Work-in-progress
9	Solid waste management & disposal	YES	50 %	Work-in-progress
10	Water Conservation/ Rain Water Harvesting	YES	50 %	Work-in-progress
11	Energy Management	NO	NA	NA
12	Fire protection and fire safety requirements	NO	NA	NA
13	Electrical meter room, sub-station, receiving station	NO	NA	NA
14	Other (Option to Add More)	NA	NA	NA

Yours Faithfully,

Kiran D. Karule
Civil Engineer
48, Balaj Nagar, Hingna Road,
Nagpur 440016
NMC / L- 679, NIT / L-1422

Signature & Name Kiran D. Karule OF L.S./ Architect

(License No.....)

Agree and Accepted
Signature of Promoter

Nakshatra Infraventure
Partner

Name: M/s NAKSHATRA INFRAVENTURE
Date: 29th April 2024