ASPECT DESIGN

308, 3rd. FLOOR, EMPERIAL PLAZA, ANAND TALKIES SQ.
SITABUILDI NAGPUR. NAGPUR,.
Consulting Architect Planner & Interior Designer.

. Ref. Date.

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)

Date : 12/07/2025

To,
Parkland Lifestyle ,
Plot no 7 Gawnade Layout,
1st floor above HDFC Bank,
Khamla Road Nagpur
Maharashtra 440002

Subject :Certificate Of Cost Incurred For Development Of OFFICER COLONY having MahaRERA Registration Number P50500021069 being developed By Parkland Lifestyle. For The Quarter Ending JUNE 2025

Sir,

1. I **B.P.GOHAR** have undertaken assignment of certifying Estimated Cost for Project Name having MahaRERA RegistrationNumber**P50500021069**Being developed by PARKLAND LIFESTYLE

2. I have estimated the cost of the Civil, MEP and Allied works required for completion of the Plots and Layout and proportionate completion of internal & external works of the project as per specifications mentioned in agreement of sale. Our estimated cost calculations are based on the Drawings/plans made available to us for the project under reference by the Developer / Consultants and the Schedule of items and quantity for the entire work as calculated by **B.P.GOHAR Quantity Surveyor*** appointed by Developer / Engineer,and the assumption of the cost of the cost material, labor and other inputs made by developer, and the siteinspection carried out by us to ascertain / confirm the above analysis given to us.

3. I estimate Total Estimated Cost of completion of the aforesaid project under reference at **Rs.20,500,000**at the time ofRegistration. The estimated Total Cost of project is with reference

to the Civil, MEP and allied works required for completion of layout and proportionate completion of internal & external works, as per specifications mentioned in agreement to sale and for the purpose of obtaining occupation certificate of / Layout / Plotted Development from the Nagpur Metro Region Development Authority (NMRDA)being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

The Actual Cost Incurred till date is calculated at **Rs. 38,91,424/-**The amount of Estimated Cost Incurred is calculated on the basis of input materials / services used & unit cost of these items.

The Balance cost of Completion of the Civil, MEP and Allied works for completion of the layout and proportionate completion of internal & external works, as per specifications mentioned in agreement to sale of the Project is estimated at **Rs. 1,66,08,576/-**

4. I Certify that cost for the Civil / MEP / Allied Work for the Layout and proportionate completion of internal & external works, as per specifications mentioned in agreement to sale, of the aforesaid Project as completed on the date of this certificate is as given in Table A and B below.

Table A

Building / Wing / Layout / Plotted Development bearing Number 54/01 ,54/02_ or called **OFFICER COLONY**

(To be prepared separately for each Layout / Plotted Development of the Real Estate Project)

Sr. No.	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of Building / Wing / Layout / Plotted Development As On Date Of Registration is	Rs.20,500,000
2.	Cost Incurred As On 30-06-2025	Rs. 38,91,424/-
3.	Work Done In Percentage (As Percentage Of Estimated Cost)	18.98%
4.	Balance Cost To Be Incurred (Based on Estimated Cost)**	Rs. 1,66,08,576/-
5.	Cost Incurred In Additional / Extra Item not included in the Estimated Cost (Table – C)	NIL

Table B

Internal & External Development Works in Respect of the Registered Phase

Sr. No.	Particulars	Amounts
1.	Total Estimated Cost of the Internal and external Development Works including amenities and facilities in the layout as on date of Registration is	-
2.	Cost Incurred As On 30-06-2025	-
3.	Work Done In Percentage (As Percentage Of Estimated Cost)	-
4.	Balance Cost To Be Incurred (Based on Estimated Cost)	-
5.	Cost Incurred In Additional / Extra Item not included in the Estimated Cost (Table – C)	-

Yours Faithfully,

PARKLAND LIFESTYLE

Partner

Signature of Engineer

ASPECT DESIGN
B. P. GOHAR
Consulting Architect & Engineer
N.M.R.D.A. LS.No.341, N.I.T. LS.No.886,
N.M.C. LS.No.390, A.D.T.P. LS.No.1561/2017
308, Imperial Plaza, Anand Talkies Sq.,
Sitabuldi, Nagpur-12. (M) 9665543417

Note:

1. The scope of work is to complete Registered Real Estate Project as perdrawings approved from time to time and as per specifications mentioned in agreement of sale.

2. (*) Quantity survey can be done by office of Engineer or can be done byan independent Quantity Surveyor, whose certificate of quantity calculated can be relied upon by the Engineer. In case of independent quantity surveyor being

appointed by Developer, the name has to be mentioned at the place marked (*) and in case quantity are being calculated by office of Engineer, the name of the person in the office of Engineer, who is responsible for the quantity calculated should be mentioned at the place marked (*)

3. (**) Balance Cost to be incurred (4) may vary from Difference betweenTotal estimated cost (1) and Actual Cost incurred (2) due to deviation in quantity required / escalation of cost etc. As this estimated cost, any deviation in quantity required for development of the Real Estate Project will result in amendment of the cost incurred / to be incurred.

4. All the components of work with specifications are indicative and notexhaustive.

5. Please specify if there are any deviations / qualifications. Example: Anydeviation in input material used from specifications in agreement of sale.

Table C

List of Extra / Additional / Deleted Items considered in Cost

(Which were not part of the original estimate of Total Cost)

Sr. No.	List of Extra/ Additional/ Deleted Items	Amount (In Rs.)
NIL		