# AVINASH HAJARE

## ARCHITECT AND CONSULTING CIVIL ENGINEER

**Plot No. 308, New Subedar Layout, Nagpur - 440024.**
**NIT LIC No. 2490 Mob. No. 9422146765, 7020789358**


~~Annexure – B~~

**Ref. No.** **Date :** .....

**FORM-2**

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-** 30/09/2023

**To,**

**M/S TECHOPS INFRASTRUCTURE PVT LTD,**
**PLOT NO. 11 & 12, . AYODHYA NAGAR**
**SAKKARDHARA NEAR SUDHANSHU HALL, NAGPUR, 440024**

**Subject** – Certificate of Cost Incurred for Development of "**TECHOPS ROYAL** " having MahaRERA Registration No. **P 50500051236** being developed by **M/S TECHOPS INFRASTRUCTURE PVT LTD** , situated At **P.H. No 34A CTS NO -224, WARD NO 20,KH .No 78/1,Sheet No 459/57,Corpoartion House No 3303 , Smruti Nagar, Umred Road** Village **Mouza-Dighori** , Taluka **Nagpur - 440034**

Sir,

1. I/We, ENG. **AVINASH HAJARE** have Undertaken Assignment of certifying Estimated Cost for **"TECHOPS ROYAL"** having MahaRERA Registration No. **P 50500051236** Being Development By **M/S TECHOPS INFRASTRUCTURE PVT LTD.**

2. We have estimated the cost of Civil, MEP and allied works required for completion of the apartments and proportionate completion of internal & external works of the project as 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 developers and consultants. The schedule of items and quantity required for the entire work as calculated by surveyor * appointed by Developer/Engineer, the assumption of the cost of material, labor and other inputs made by developer, and the site inspection carried out by us to ascertain/ confirm the above analysis given to us.

3. We estimate Total Estimated Cost completion of the aforesaid project under reference as Rs. **31,93,30,000/-**(total of table A and B) at the time of Registration. The estimated Total Cost of project is with reference to the Civil, MEP and Allied works required for the completion of the apartments and proportionate completion of internal & external works, as per specifications mentioned in agreement of sale and for the purpose of obtaining occupation certificate/completion certificate for the Building(s)/ Wings/ Layout/Plotted Development from the **NMRDA** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

Avinash Hajare
Consulting Civil Engineer
NIT L.S. No. 2490

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**Ref. No.** **Date :** .....

4. The Estimated Cost incurred till date is calculated at 7,12,00,000/-Total of (Table A and B). The amount of Estimated Cost Incurred is calculated on the basis of input materials/services used and unit cost of these items.

5. The Balance Cost of Completion of the Civil, MEP and Allied works for the completion of 24,81,30,000/- the apartments and proportionate completion of internal & external works as per specifications mentioned in agreement of sale, of the project is estimated at Rs. (Total of Table A and B).

6. I certify that the Cost of the Civil, MEP and allied work for the apartments and proportionate completion of internal & external works as per specifications mentioned in agreement of 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/Plotted Development bearing Number ____ or called ____**

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

| Sr. No. | Particulars | Amount ( In Rs) |
|---|---|---|
| 1 | Total Estimated cost of the Building /Wing /Layout/ Plotted Development As on<br>Date of Registration is | |
| 2 | Cost incurred as on<br>(based on the Estimated cost) | |
| 3 | Work done in Percentage<br>(as Percentage of the estimated cost) | |
| 4 | Balance Cost to be incurred<br>(Based on Estimated Cost) | |
| 5 | Cost Incurred on Additional / Extra Items<br>As on<br>Not included in<br>The Estimated Cost (Table –C ) | Rs. ---------0---------/- |

Avinash Hajare
Consulting Civil Engineer
NIT L.S. No. 2490

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**TABLE-B**

**Ref. No.** Internal& External Development Works in Respect of The Registered Phase **Date :**.....

| Sr. No. | Particulars | Amount ( In Rs) |
|---|---|---|
| 1 | Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 02/06/2023<br>date of registration is | 31,93,30,000/- |
| 2 | Cost incurred as on 30/09/2023<br>(based on the Estimated cost) | 7,12,00,000/- |
| 3 | Work done in Percentage<br>(as Percentage of the estimated cost) | 22.29% |
| 4 | Balance Cost to be incurred<br>(Based on Estimated Cost) | 24,81,30,000/- |
| 5 | Cost incurred on Additional / Extra Items<br>As on _____not included in the Estimated Cost ( Table - C) | |

**ENGINEER**
**ENG. AVINASH HAJARE**

Avinash Hajare
Consulting Civil Engineer
NIT L.S. No. 2490

**Agreed and Accepted by:**
**TECHOPS INFRASTRUCTURE PVT LTD,**

TECHOPS INFRASTRUCTURE PVT. LTD. NAGPUR PH-2743434

**Mr Jeevan Ghime**
**Director**
**Date:30/09/2023**