

VIKAS PADOLE

Architect, Interior & Landscape Designer

[See Regulation 3]

Engineer's Certificate

Date:07/04/2024

To,

TheWhitepanda Realities Pvt. Ltd.

Subject : Certificate of Cost incurred for Development of Anand Forest having MahaRERA Registration NumberP50500051725 (Only Applicable after project Registration) being developed by [Promoter's Name].

Sir,

1.I Atul Shrirao have undertaken assignment of certifying Estimated cost for Anand Forest having MahaRERA Registration NumberP50500051725 being developed by Whitepanda Realities 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 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. The schedule of items and quantity required for the entire work as calculated by Engineer, the assumption of the cost of material, labour and other inputs made by the developer, and the site inspection carried out by us to ascertain/confirm the above analysis given to us.

3.We estimate Total Estimated Cost of completion of the aforesaid project under reference at Rs 9,30,00,000=00(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 completion of the apartments and proportionate completion of internal & external works of the project as per specifications mentioned in agreement of sale and for the purpose of obtaining occupation certificate/completion certificate for the BuildingsDevelopment from the Besa Pipala Nagar panchayat being the planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The estimated cost incurred till date is calculated at Rs. 3,38,83,150=00.The amount of Estimated cost incurred is calculated on the basis of input materials/services used and unit cost of these items.

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5.The balance cost of completion of the Civil, MEP and allied works required for completion of the apartments and proportionate completion of internal & external works of the project as per specifications mentioned in agreement of sale, of the Project is estimated at Rs. 6,03,00,000=00(Total of Table A and B)

6.Icertify that the cost of the Civil, MEP and allied works for the apartments and proportionate 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:

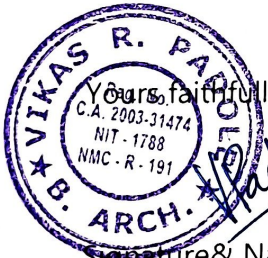
TABLE A

Sr. No.	Particulars	Amounts
1.	Total Estimated cost of the buildings/wings as on date of Registration is	87500000
2.	Cost incurred as on date of certificate	30200000
3.	Work done in Percentage (as Percentage of the estimated cost)	34.5%
4.	Balance Cost to be Incurred** (Based on Estimated Cost)	57300000
5.	Cost Incurred on Additional /Extra Items not Included in the Estimated Cost (Table - C)	1183150

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	5500000
2.	Cost incurred as on date of certificate	2500000
3.	Work done in Percentage (as Percentage of the estimated cost)	45%
4.	Balance Cost to be Incurred** (Based on Estimated Cost)	3000000
5.	Cost Incurred on Additional /Extra Items not Included in the Estimated Cost (Table - C)	1183150



VIKAS R. PADOLE
B. ARCH.,

Reg. No. C.A. 2003 - 31474

NIT - 1788 :- NML-R-191

Plot No. 159, Nirmal Pooja Apartment,
Shivaji Nagar, Nagpur-10.

Signature & Name (IN BLOCK LETTERS) with stamp of engineer

VIKAS PADOLE

Agreed and Accepted by:

Signature of Promoter

Name:

Date: