ARCHITECTURE
URBAN DESIGN
GREEN BUILDINGS
INTERIOR DESIGN

RAVI SONKUSARE ARCHITECTS

C-2 RADHA KRISHNA APARTMENTS
187 GOKULPETH NAGPUR - 440010
P 0712-2551321 / 0712-6458136
E RAVI.SONKUSARE@RSASTUDIO.IN

ANNEXEURE A

FORM 1 (SEE REGULATION3)

ARCHITECTE'S CERTIFICATE

FOR THE QUARTER ENDED 31st MARCH 2025
("MODERN LOFT" – Project Registration Number - P50500077192)

To,

Date: 6th May 2025

M/s. Sunraj Constructions
Plot No. 2, Near Bus Stand, Somalwada,
Rajiv Nagar, Nagpur - 440025.

Subject: Certificate of percentage of Completion of Construction Work of **"MODERN LOFT"** of the Project Registration No. P50500048022, situated on the Plot bearing C.N. No./CTS No./ Survey no./Final Plot No. 15 and 16, Kh. No. 52/2, 80/1, and 80/3, Snataji Co-operative Housing Society, demarcated by its boundaries (latitude and longitude of the end points) 12 Mtr Road to the North, Layout of Kh. No. 52-2 to the South, Plot No. 17 to the East, Plot No. 14 to the West, of village - Somalwada, Taluka – Nagpur, District – Nagpur, PIN – 440025, admeasuring 540.00 sq. mts. area being developed by **M/s. Sunraj Constructions.**

Sir,

I/We Ravindra Sonkusare (Principal of RAVI SONKUSARE ARCHITECTS RSA), have undersigned assignment as Architect/Licensed Surveyor of certifying percentage of completion of construction work of **"MODERN LOFT"** of the Project Registration No. P50500048022, situated on the Plot bearing C.N. No./CTS No./ Survey no./Final Plot No. 15 and 16, Kh. No. 52/2, 80/1, and 80/3, Snataji Co-operative Housing Society, demarcated by its boundaries (latitude and longitude of the end points) 12 Mtr Road to the North, Layout of Kh. No. 52-2 to the South, Plot No. 17 to the East, Plot No. 14 to the West, of village - Somalwada, Taluka – Nagpur, District – Nagpur, PIN – 440025, admeasuring 540.00 sq. mts. area being developed by **M/s. Sunraj Constructions.**

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

Project Name – MODERN LOFT

Sr No. (1)	Task / Activity (2)	Percentage of Actual Work Done (As on date of the Certificate) (3)
1	Excavation	100%
2	Basement (if any)	N.A
3	Podium (if any)	N.A
4	Plinth	100 %
5	Stilt Floor	100 %
6	Slab of Super Structure	100 %
7	Internal Wall, Internal Plaster, Flooring, Doors & windows within Flats & Premises	100 %
8	Sanitary Fitting with Flat & Premises	20 %
9	Staircase, Lifts Wells and Lobbies at each floor level Overhead and Underground Water Tanks.	60 %
10	External Plumbing and External Plaster elevation completion of terraces and waterproofing of the Building Wings.	35 %
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	0 %

TABLE B

Common Area (Internal & External Development Works) in respect of ("MODERN LOFT" – Project Registration Number - P50500077192)

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 & Footh path	NO	N.A.	N.A.
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	30 %	Work-in-progress
5	Landscaping and Tree	YES	___%	Work-in-progress

	Planting			
6	Street Lighting	NO	N.A.	N.A.
7	Community Building	NO	N.A.	N.A.
8	Treatment and Disposal of sewage and sullage water	NO	N.A.	N.A.
9	Solid waste management & disposal	NO	N.A.	N.A.
10	Water Conservation/ Rain Water Harvesting	YES	0 %	Work-in-progress
11	Energy Management	NO	N.A.	N.A.
12	Fire protection and fire safety requirements	YES	0 %	Work-in-progress
13	Electrical meter room, sub-station, receiving station	YES	0 %	Work-in-progress
14	Other (Option to Add More)	NA	N.A.	N.A.

Yours Faithfully,

R.S. SONKUSARE C.A. No. 97/22290 Regd. Architect

RAVI SONKUSARE ARCHITECTS
ARCHITECTURE URBAN DESIGN LANDSCAPE INTERIORS
101, ASHISH APARTMENT, PLOT NO. 339, LAXMI NAGAR-22
PH. NO. 0712-2551321

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Agree and Accepted
Signature of Promoter

SUNRAJ CONSTRUCTION * 2, Rajiv Nagar, Somalwada Wd. Rd., Nagpur * 0712-2286619

Name: M/s. Sunraj Constructions
Date: 6th May 2025