

Engineer's certificate

Date:-11/10/2019

To,

Venkateshwara Properties

Royal Ishana site

PCMC.

Subject:- Certificate of cost incurred for Development of **Royal Ishana Phase 1** site for construction of **2nos. of building C, Mahada** situated on the plot bearing Survey No.16 demarcated by its boundaries (South: Road, West: Ivana society, North: , East:) of division : Pune ,Village:- Thergaon ,Taluka: Mulshi,District :- Pune Pin - 411033 admeasuring 6000 sq.mts.area being developed by **Venkateshwara Properties as Royal Ishana**.

Ref : RERA registration number----- (as per maharera)

Sir,

I,PratikkumarBherumal Jain,have undertaken assignment of certifying estimated cost for subject real estate project proposed to be registered under Rera ,**2nos. of building C, Mahada** situated on the plot bearing Survey No.16 demarcated by its boundaries (South: Road, West: Ivana society, North: , East:) of division : Pune ,Village:- Thergaon ,Taluka: Mulshi ,District :- Pune Pin - 411033 admeasuring 6000 sq.mts.area being developed by **Venkateshwara Properties as Royal Ishana Phase 1**.

Following technical professionals are appointed by Venkateshwara Properties as Royal Ishana.

- a) Architect Name:- I P Associates
 - b) MEP Consultants
 - c) RCC Consultant:- Parag Chopra
 - d) Site Engineer:-
 - f) Quantity Surveyor:-PratikkumarBherumal Jain
1. We have estimated the cost of the completion to obtain occupation certificate/completion certificate of the Civil,Mep and allied works, of C,Mahada buildings of the project. Our estimated cost calculation are based on drawings/plans made available to us for the project under reference by the developer& consultants and the schedule of the items and quantity surveyor appointed by developer and the assumption of the cost of material, labour and other inputs made by the developer,and the site inspection carried out by us.

2. We estimate total estimated cost of completion of C,Mahada buildings of the aforesaid project under reference as Rs. 9,47,76,000.00 the estimated total cost of the project is with reference to Civil,Mep and allied works required to be completed for purpose of obtaining occupation certificate/completion certificate for the purpose of obtaining occupation certificate/completion certificate for the C,Mahada buildings from PCMC being the planning authority under jurisdiction the aforesaid project is being implemented.
3. The estimated cost incurred till date is calculated at Rs. 15,00,000 the amount of estimated cost incurred is calculated on base of amount of total estimated cost.
4. The balance cost of completion of civil,mep and allied works of C,Mahada buildings of subject project to obtain occupation certificate/completion certificate from PCMC(planning authority is estimated at Rs. 9,32,76,000.
5. I certify that cost of civil,mep and allied work for the aforesaid project as completed on the date of this certificate is given in table C,Mahada below

Table A

Prepared separately for C building of the real estate project called 'Royal Ishana Phase 1'

Sr.no	particulars	Amounts
1	Total cost of Cbuildingas on date of registration	Rs6,11,06,000
2	Cost incurred as on 11/10/2019(based on estimated cost)	Rs 0
3	Work done in percentage	0%
4	Balance cost to be incurred	Rs 6,11,06,000
5	Cost incurred on additional /extra items as on ----- not included in the estimated cost(annexure a)	

Table B

Prepared separately for D building of the real estate project called 'Royal Ishana Phase 1'

Sr.no	particulars	Amounts
1	Total cost of Mahada building as on date of registration	Rs1,36,70,000
2	Cost incurred as on 11/10/2019(based on estimated cost)	Rs 0
3	Work done in percentage	0
4	Balance cost to be incurred	Rs 1,36,70,000
5	Cost incurred on additional /extra items as on ----- not included in the estimated cost(annexure a)	

Table C

Prepared separately for External Development building of the real estate project called 'Royal Ishana Phase 1'

Sr.no	particulars	Amounts
1	Total estimated cost of internal and external development works including amenities and facilities in the layout as ----- -----	Rs2,00,00,000
2	Cost incurred as on 11/10/2109(based on estimated cost)	Rs 15,00,000
3	Work done in percentage	7.5%
4	Balance cost to be incurred	1,85,00,000
5	Cost incurred on additional /extra items as on ----- not included in the estimated cost(annexure a)	

Yours Faithfully,



V S Academy & Consultancy

LICENSE NUMBER:- CE/LM/110857-17

