

A.K. INFRASTRUCTURE

Private Limited

WZ-66a, Hari Nagar (Clock Tower)

New Delhi-64, Ph. : 011-25121501

E-mail : -akinfrastucture@yahoo.co.in

Ref: AYK/I

Date:

27th Nov,2019

To,

Anthem Yashkirti Infracity P Ltd,

Khasra No-823,826 , Village Noornagar,

NH-58, Ghaziabad,U.P.

Subject: Engineers' Certificate of Percentage of Completion of Construction Work of 4 No. of Building(s) of the Project [Ozone Classik] situated on the Khasra No/ 823,826 Noornagar and no 843,842,839,840,841,834,835,838 at Vill Saddiq Nagar, NH-58, . Dist Ghaziabad, U.P. Demarcated by its boundaries to the North 28.41.47.5N and 77.26.1.84E to the South 28.41.44.03N and 77.26.0.43E of Dist Ghaziabad,U.P. Competent/ Development Ghaziabad Development Authority,U.P admeasuring 21523.00 sq.mts. area being developed by M/S Anthem Yashkirti Infracity P Ltd,

We have undertaken assignment as Project Engineer for certifying Percentage of Completion Work of the 4 Tower/Buildings/ Tower (s) of the Project, situated on the Khasra No/ 823,826 Noornagar and no 843,842,839,840,841,834,835,838 at Vill Saddiq Nagar, NH-58, . Dist Ghaziabad, U.P. under competent/ development authority Ghaziabad Development Authority, District Ghaziabad, U.P.PIN admeasuring 21523.00 sq.mts. area being developed by Anthem Yashkirti Infracity P Ltd.

This is to certify that I have undertaken assignment of certifying estimated cost and expenses incurred on actual on site construction for the Real Estate Project mentioned above.

I. Following technical professionals were consulted by me for verification /for certification of the cost:

(i)	M/s/ Anuj Agarwal Architects as Architect
(ii)	M/s/ Optimum Design Pvt Ltd. as Structural Consultant
(iii)	Consummate Engineering Services P. Ltd. as MEP Consultant
(iv)	Mr.Satish Sharma as General Manager

[Signature]

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2. The project is still ongoing. We have estimated the cost of the completion of the Civil, MEP and allied works, of the Building(s) of the project. Our estimated cost calculations are based on the drawings/plans made available to us for the project under reference by the Promoter, Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by Quantity Surveyor appointed by the Promoter, and the fair assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.

3. We estimate the Total Cost for completion of the project under reference as Rs.163.70 Cr (Total of S.No. 1 in Tables A and B) including cost of development of common facilities. The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completed for obtaining occupation certificate/completion certificate for the building(s) from the concerned Competent Authority under whose jurisdiction the previously mentioned project is being implemented.

4. The estimated actual cost incurred till date 30th Oct,2019 is calculated at Rs.3.79 Cr (Total of S. No. 2 in Tables A and B). The amount of Estimated Cost Incurred is calculated based on amount of Total Estimated Cost.

5. The Balance cost of Completion of the Civil, MEP and Allied works of the Building(s) of the subject project to obtain Occupation Certificate/Completion Certificate from the Competent Authority is estimated at Rs. 159.91 Cr (Total of S.No. 4 in Tables A and B).

6. I certify that the Cost of Civil, MEP and allied work for the aforesaid Project as completed on the 30th Oct,2019 is as given in Tables A and B below :

Table A
Building/Wing/Tower bearing Number A to D (4 nos)

S.No.	Particulars	Amounts	Unit
1	Total Estimated cost of the building/wing as on date of Building Permission from Competent Authority. (based on the original Estimated cost)	₹ 1,449,665,615.00	Rs

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3	Cost incurred as on Date (Based on the actual cost incurred as per records)	₹ 37,900,000.00	Rs
4	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	2.61	%
5	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	₹ 1,411,765,615.00	Rs
6	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	0.00	Rs
7	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	2.61	%
(Enclose separate sheets for the cost calculations for each unit/building or tower)			

TABLE B

Internal & External Development works and common amenities

S.No.	Particulars	Amounts	Unit
1	Total Estimated cost of the Internal and External Development Works including common amenities and facilities in the layout as on date of Permission from Competent Authority (based on the original Estimated Cost).	₹ 187,384,000.00	Rs
2	Cost incurred as on (based on the actual cost incurred as per records)	₹ -	Rs
3	Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	0.00	%
4	Balance Cost to be Incurred (Based on Estimated Cost) (1-2)	₹ 187,384,000.00	Rs
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	0.00	Rs
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	0.00	%

Signature of Engineer

Name

Rajesh Jain

Address

WZ-66, Janak Park, Hari Nagar N.D-64

PAN No.

AAIPJ4965D, Aadhar no : 952538741276