

Anil Gawas

FORM-2

ENGINEER'S CERTIFICATE

Date: 21.7.2017

To

The MANTRA INSIGNIA LLP
T4-T5, Metropole Building,
Bund Garden Road, Camp, Pune-411001,

**Subject: Certificate of Cost Incurred for Development of MANTRA INSIGNIA for
Construction Of residential building A, B Wing (MAHARERA Registration**

**Number) situated on the Plot bearing C.N. No./CTS No./ Survey no. 9 TO 14 / Final Plot no
54/55**

Demarcated by its boundaries (18°53'70.29"N 73°94'95.03"E)

To the North proposed phase of building to the South 24.0 m wide road

to the East adj. Hissa 56 to the West 18.0 m wide road

Of Division 54/55 village - Mundhwa Taluka- Haweli, District - Pune PIN 411036

Admeasuring 6867sq. mts. area being developed by Mantra Insignia LLP

Ref: MahaRERA Registration Number _____

Sir,

I Mr. Anil Gawas have undertaken assignment of certifying Estimated Cost for the Subject

Real Estate Project proposed to be registered under MahaRERA, being Residential Building

A, B Wings situated on the plot bearing C.N. No./CTS No./Survey no. 9 TO 14 / Final Plot no

54/55 of village Mundhwa taluka Haweli District Pune PIN 411036 admeasuring 6867 sq.mts.
Area being Developed by MANTRA INSIGNIA LLP



1. Following technical professionals are appointed by Owner / Promoter :-
 - (i) Shri. Mitesh Sidhpura as L.S./Architect
 - (ii) M/s G.A. Bhillare as Structural Consultant
 - (iii) Shri. Ajit Kothare as MEP Consultant
 - (iv) Shri. Dhananjay Patil as Quantity Surveyor
2. We have estimated the cost of the completion to obtain Occupation Certificate/ Completion Certificate, 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 Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by Mr. Dhananjay Patil as quantity Surveyor appointed by Developer/Engineer, and the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.
3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs 44,75,71,320.00**(Total of Table A and B). The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completed for the purpose of obtaining occupation certificate / completion certificate for the building(s) from the PMRDA being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till date is calculated at **Rs. 8,85,00,000.00**(Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the base of 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 **PMRDA** (planning Authority) is estimated at **Rs_35,90,71,320.00**(Total of Table A and B).
6. I certify that the Cost of the Civil, MEP and allied work for the aforesaid Project as completed on the date of this certificate is as given in Table A and B below :



TABLE A

Building -A

Sr. No	Particulars	Amounts
1.	Total Estimated cost of the building/wing As on 19-7-2017 date of Registration is	Rs. 19,44,12,500 /-
2.	Cost incurred as on 19-7-2017 (Based on the estimated cost)	Rs. 4,00,00,000 /-
3.	Work done in Percentage (As Percentage of the estimated cost)	21%
4.	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 15,44,12,500/-
5.	Cost Incurred on Additional /Extra Items as on 19-7-2017 not included in the Estimated Cost (Annexure A)	Rs. ----- /-

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TABLE A

Building -B

Sr. No	Particulars	Amounts
1.	Total Estimated cost of the building/wing As on 19-7-2017 date of Registration is	Rs. 18,16,58,820/-
2.	Cost incurred as on 19-7-2017 (Based on the estimated cost)	Rs. 4,25,00,000 /-
3.	Work done in Percentage (As Percentage of the estimated cost)	23%
4.	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 13,91,58,820 /-
5.	Cost Incurred on Additional /Extra Items as on 19-7-2017 not included in the Estimated Cost (Annexure A)	Rs.

[Signature]
21/07/2017

TABLE B

Building - Development**(To be prepared for the entire registered phase of the Real Estate Project)**

Sr. No	Particulars	Amounts
1.	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 19-7-2017 date of Registration is	Rs. 7,15,00,000 /-
2.	Cost incurred as on 19-7-2017 (Based on the Estimated cost)	Rs. 60,00,000 /-
3.	Work done in Percentage (as Percentage of the estimated cost)	8 %
4.	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 6,55,00,000 /-
5.	Cost Incurred on Additional /Extra Items as on _____not included in the Estimated Cost (Annexure A)	Rs. _____ /-


 21/07/2017
 [Anil Gawas]