

To
The Raymond Limited,
J K Gram, Pokhran Road No 1,
Thane (W) – 400606

Date: 06 July 2021

Subject: Certificate of Cost Incurred for Development of Ten X Habitat Raymond Realty | Tower A and B for Construction Work of 2 Buildings situated on the Plot bearing Survey no. 129(1) Part demarcated by its boundaries Survey No. 126 B 1/1 to the North, Survey No 130 A to the South, Survey No 122 to the East, Survey No 128 B to the West of Division Konkan, village Thane, taluka Thane, District Thane, PIN 400606 admeasuring 2368.16 sq.mts. area being developed by Raymond Limited.

Ref. RERA Registration Number P51700019265

Sir,

We M/s. Epicons Consultants Pvt. Ltd. have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under RERA, being 2 Buildings situated on the plot bearing C. N. No/ CTS No. Survey no. / Final Plot no 129(1) Part of Division Konkan village Thane taluka Thane District Thane PIN 400606 admeasuring 2368.16 sq.mts. area being developed by Raymond Limited

1. Following technical professionals are appointed by Owner / Promoter:-

- (i) Shri Shashikant Jadhav as L. S. / Architect ;
- (ii) M/s Epicons Consultants Pvt. Ltd. as Structural Consultant
- (iii) M/s Electro-Mech Consultants as MEP Consultant
- (iv) M/s Gleeds Consulting India Pvt Ltd as Quantity Supervisor*

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 Consultant and the Schedule of times and quantity for the entire work as calculated by M/s Gleeds Consulting India Pvt Ltd 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. 239,24,27,510/-**. 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 Thane Municipal Corporation being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

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estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs. 239,24,27,510/-. 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 Thane Municipal Corporation being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Rs. 90,61,16,092/-. 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 Thane Municipal Corporation (Planning Authority) is estimated at Rs. 148,63,11,418/-.

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

Tower A

Sr. No.	Particulars	Amounts
1	Total Estimated cost of the building/wing as on <u>30.06.2021</u> date of Registration is	<u>Rs. 120,24,46,951/-</u>
2	Cost incurred as on <u>30.06.2021</u> (based on the Estimated cost)	<u>Rs. 47,14,13,234/-</u>
3	Work done in Percentage (as Percentage of the estimated cost)	<u>39.20%</u>
4	Balance Cost to be Incurred (Based on Estimated Cost)	<u>Rs. 73,10,33,717/-</u>
5	Cost Incurred on Additional / Extra Items as on <u>30.06.2021</u> not included in the Estimated Cost (Annexure A)	<u>NIL</u>



**Tower B****CONTINUATION SHEET**

Sr. No.	Particulars	Amounts
1	Total Estimated cost of the building/wing as on <u>30.06.2021</u> date of Registration is	<u>Rs. 118,99,80,558/-</u>
2	Cost incurred as on <u>30.06.2021</u> (based on the Estimated cost)	<u>Rs. 43,47,02,858/-</u>
3	Work done in Percentage (as Percentage of the estimated cost)	<u>36.53%</u>
4	Balance Cost to be Incurred (Based on Estimated Cost)	<u>Rs. 75,52,77,700/-</u>
5	Cost Incurred on Additional / Extra Items as on <u>30.06.2021</u> not included in the Estimated Cost (Annexure A)	<u>NIL</u>

TABLE – B**Ten X Habitat Raymond Realty | Tower A and B**

Sr. No.	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on <u>30.06.2021</u> date of Registration is	<u>Rs 66,63,98,536/-</u>
2	Cost incurred as on <u>30.06.2021</u> (based on the Estimated cost)	<u>Rs 10,23,90,919/-</u>
3	Work done in Percentage (as Percentage of the estimated cost)	<u>15.36%</u>
4	Balance Cost to be Incurred (Based on Estimated Cost)	<u>Rs. 56,40,07,617/-</u>
5	Cost Incurred on Additional / Extra Items as on <u>30.06.2021</u> not included in the Estimated Cost (Annexure A)	<u>NIL</u>

Yours faithfully,
For EPICONS CONSULTANTS PVT. LTD.


ANAND KULKARNI
(DIRECTOR)
Chartered Engineer
Reg. No. TMC / STR – 770

