

Annexure A

FORM 1

ARCHITECT'S CERTIFICATE

Ref: JA/2023/0025

Date: 05-January -2023

To,

M/s. Agile Real Estate Pvt. Ltd.,
101, Kalpataru Synergy,
Opp. Grand Hyatt,
Santacruz East, Mumbai 400055.

Subject: Certificate of Percentage of Completion of Construction Work of Sector 5 - Wing C having MahaRERA Registration Number MahaRERA Registration No: P51700020196 being developed by Agile Real Estate Pvt. Ltd.

Sir,

I Mr. Nandkumar V. Jethe have undertaken assignment as Architect/ Licensed Surveyor of certifying percentage of Completion of Construction Work of Sector 5 - Wing C having MahaRERA Registration Number MahaRERA Registration No: P51700020196 being developed by Agile Real Estate Pvt. Ltd.

Based on Site Inspection, with respect to layout/each of the Building(s)/Wing(s) of the aforesaid Real Estate Project, I certify that as on **31-Dec-2022** (As on date), the Percentage of Work done for Building(s)/Wing(s) of the Real Estate Project under MahaRERA Registration No:P51700020196 is as per table A herein below. The percentage of the work executed with respect to internal and external development work with respect to each of the activity is detailed in Table B.



TABLE A		
Sector 5 - Wing C - Wing C		
Sr. No.	Items of Work	Work completion (in %)
1	Excavation and Earthwork	96 %
2	1 nos of Common Basement within the building footprint	100 %
3	4 nos of Common Podiums falling within the building footprint	50 %
4	Plinth	100 %
5	1 nos of Stilt Floor (falling within the building footprint)	-
6	45 nos of Slabs for Super Structure	-
7	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	-
8	Sanitary fittings within the flat/Premises, Electrical fittings within flat/Premises	-
9	Staircases, Lift wells & Lobbies, at each floor level connecting staircases and lifts, overhead and underground water tanks & LMR. Cost to exclude RCC/MEP/Metal works, Masonry & Plaster, Internal Painting	-
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing	-
11	Installation of lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, electro, mechanical equipment, Compliance to conditions of environment /CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to Obtain Occupation /Completion Certificate	-

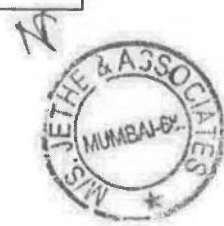


TABLE B				
Internal & External Development Works in Respect of the entire Registered Phase				
Sr. No.	Activities	Proposed (Yes or No)	Work completion (in %)	Details
1	Treatment And Disposal Of Sewage And Sullage Water	YES	-	To be done before completion of Whole Project
2	Solid Waste Management And Disposal	YES	-	To be done before completion of Whole Project
3	Water Conservation, Rain water Harvesting	YES	-	To be done before completion of Whole Project
4	Energy management	YES	-	To be done before completion of Whole Project
5	Fire Protection And Fire Safety Requirements	YES	-	To be done before completion of Whole Project
6	Electrical Meter Room, Sub-Station, Receiving Station	YES	-	Electric Meter Room and Substation Only
7	All parking levels other that below buildings	YES	14 %	To be done before completion of Whole Project
8	Other Common Areas and Facilities, Amenties(If Any)	YES	33 %	To be done before completion of Whole Project
9	Aggregate area of recreational open space	YES	-	8000 sq Mts. Common RG as per AFS
10	Internal Roads & Footpaths	YES	-	To be done before completion of Whole Project
11	Water Supply	YES	-	Supply from Local Authority
12	Sewerage (Chamber, Lines, Septic Tank , STP)	YES	-	STP only



13	Storm Water Drains	YES	-	To be done before completion of Whole Project
14	Landscaping & Tree Planting	YES	-	To be done before completion of Whole Project
15	Street lighting	YES	-	To be done before completion of Whole Project
16	Club house, fitness centers, swimming pool & other recreation areas	YES	-	Proposed Common amenities as per AFS
17	2 no of common Basement	YES	-	Common development as per AFS
18	4 nos of common Podium	YES	-	Common development as per AFS

Yours Faithfully



Mr. Nandkumar V. Jethe
(Licensed Architect)
(License No: CA/96/20792)

Agreed and Accepted by:



Agile Real Estate Pvt. Ltd.
Date: 05-January-2023