

Date: 31/06/2022

To,

Kanakia Future Realty Private Limited
Kanakia Future City, Residential Building No. 2,
CTS No. 101, Village Tirandaz,
Powai, Mumbai - 400076

CNS Consultants
Project Management Consultants
Architects, RCC Consultants & Landscape Designer
Empaneled :- Mhada Architect, Chartered Engineer
SRA : (PMC) Project Management Consultants
(TPQA) Third Party Quality Auditor, Repair Consultant

Subject: Certificate of percentage of Completion of Construction work of the real estate project known as "KANAKIA SILICON VALLEY F" The entire project situated on the plot bearing C.T.S No. 101, demarcated by its boundaries (Latitude 19d-07'-01.59" and Longitude 72d-55'-7.41" to the north, Latitude 19d-07'-8.31" and Longitude 72d-55'-05.99" to the south" Latitude -19d-07'-05.79" and Longitude 72d-55'-04.34" to the East" Latitude 19d-07'-10.26" and Longitude 72d-55'-07.81" to the west of the end) of village Tirandaz at Powai, Taluka Kurla, District Mumbai, MSD, PIN 400076 is being developed by M/s Kanakia Future Realty Pvt. Ltd. On the land admeasuring 2000.00 sq.mtrs forming part of Project Land admeasuring 33102.00 sq.mtr.

Ref: MahaRERA Registration Number _____

Sir,

I, Charudatta Samant have undertaken assignment as License Surveyor of Certifying Percentage of Completion of Construction Work of the real estate project known as " KANAKIA SILICON VALLEY F" situated on the plot bearing CTS No. 101, of village Tirandaz at Powai, Taluka Kurla, District Mumbai, MSD, PIN 400076 is being developed by M/s Kanakia Future Realty Pvt Ltd on the land admeasuring 2000.00 sq.mtrs forming part of Project Land admeasuring 33102.00 sq.mtr.

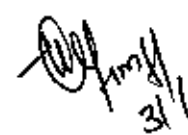
1. Following technical professionals are appointed by Owner/Promoter:

- (i) Shri. Charudatta Samant as License Surveyor
- (ii) Shri. Nikhil Sanghavi as Structural Consultant
- (iii) Shri. Brijesh Patel as MEP Consultant
- (iv) Shri. Angad Warange 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 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 Shri. Angad Warange, 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.

Website : www.cnsconsultants.org • E-mail : consultants.cns@gmail.com • cns.consultants@rediffmail.com

G-1, Gandhar Plot No. 214, RDP-6, Charkop,
Kandivail (W), Mumbai - 400 067. Tel.: 98339 72984


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3. We estimate Total Estimated Cost of completion of the building of the aforesaid project under reference as Rs. 144.74 cr. (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 from MCGM being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till date is calculated at Rs. 12.40 (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 the Civil, MEP and Allied works the Building(s) of the subject project to obtain Occupation Certificate/Completion Certificate from MCGM(Planning Authority) is estimated at Rs. 132.34 cr. (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

Residential Building: KANAKIA SILICON VALLEY F

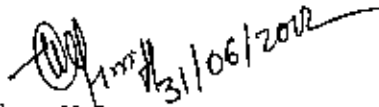
Sr. No.	Particulars	Amounts
1	Total Estimated cost of the building/wing as on date of Registration is	Rs.132.34 cr.
2	Cost incurred as on 30.04.2022 (based on the Estimated cost)	Rs.12.40 cr
3	Work done in Percentage (as Percentage of the estimated cost)	9.00%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 119.94. cr
5	Cost Incurred on Additional /Extra Items as on 30.04.2022 not included in the Estimated Cost (Annexure A)	NIL

[Signature]
31/05/2022

TABLE 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 date of Registration is	Rs.12.40 Cr
2	Cost incurred as on 30.04.2022 (based on the Estimated cost)	NIL
3	Work done in Percentage (as Percentage of the estimated cost)	NIL
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 12.40 Cr
5	Cost Incurred on Additional /Extra Items as on 30.04.2022 not included in the Estimated Cost (Annexure A)	NIL

Yours faithfully


Charudatta V. Samant
Chartered Engineer
(CE/LM/110735-15)