

SUNIL SOHANI (Civil Engineer)

C/705, Durvankur Chs, Dadoji Konddev Cross Road, Near Byculla Sussex Industrial Estate, Byculla [E], Mumbai – 400027

FORM 2

ENGINEER'S CERTIFICATE

Date: 14th December 2022

To,
Shreepati Skies (AOP) R R Chaturvedi
401, Shreepati Arcade Wing A
August Kranti Marg, Tardeo (W),
Mumbai – 400026.

Subject: Certificate of Cost Incurred for Development of AARADHYA AVAAN being developed by Shreepati Skies (AOP) R R Chaturvedi.

Sir,

1. I/We **Sunil Sohani** have undertaken assignment of certifying Estimated Cost for AARADHYA AVAAN being developed by Shreepati Skies (AOP) R R Chaturvedi.
2. I/We have estimated the cost Civil, MEP and allied works required for completion of the apartments and proportionate completion of internal & external works of the project as per specifications mentioned in agreement of sale. Our estimated cost calculations are based on the Drawings/plans made available to us for the project under reference by the Developer and Consultants. The Schedule of items and quantity for the entire work as calculated by Mangesh Kotkar quantity Surveyor appointed by Developer, the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us to ascertain/confirm the above analysis given to us.
3. I/We Estimate Total Estimated Cost of completion of the building of the aforesaid project under reference at **Rs 1005,17,00,000/- (Rupees One Thousand Five Crores Seventeen Lac only)** (Total of Table A & Table B) at the time of registration. The estimated Total Cost of project is with reference to the Civil, MEP and allied works required for completion of the apartments and proportionate completion of internal & external works, as per specifications mentioned in agreement of sale and for the purpose of obtaining occupation certificate / completion certificate for the building from Municipal Corporation of Greater Mumbai (MCGM) being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till **30-09-2022** is calculated at **Rs. 6,36,18,479/- (Rupees Six Crore Thirty Six Lac Eighteen Thousand Four Hundred Seventy Nine Only)**. The amount of Estimated Cost Incurred is calculated on the basis of input materials/services used and unit cost of these items.

5. The Balance cost of Completion of the Civil, MEP and Allied works for completion of the apartments and proportionate completion of internal & external works, as per specification mentioned in agreement of sale of the project is estimated at **Rs 998.80.81.521/- (Rupees Nine Hundred Ninety Eight Crore Eighty Lac Eighty One Thousand Five Hundred Twenty One only)**. (Total of Table A & Table B)
6. I certify that the Cost of the Civil, MEP and allied work for the apartments and proportionate internal & external works, as per specifications mentioned in agreement of sale the aforesaid Project as Completed on the date of this certificate is as given in Table A and B below:

**TABLE A
AARADHYA AVAAN PROJECT WING A**

Sr. No	Particulars	Amounts
1	Total Estimated cost of the building as on date of Registration is	Rs. 327,00,00,000/-
2	Cost incurred as on 30-09-2022	Rs. Nil/-
3	Work done in Percentage (as Percentage of the estimated cost)	—%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 327,00,00,000/-

**TABLE A
AARADHYA AVAAN PROJECT WING B**

Sr. No	Particulars	Amounts
1	Total Estimated cost of the building as on date of Registration is	Rs. 344,69,00,000/-
2	Cost incurred as on 30-09-2022	Rs. Nil/-
3	Work done in Percentage (as Percentage of the estimated cost)	0%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 344,69,00,000/-

**TABLE A
AARADHYA AVAAN PROJECT WING C (REHAB)**

Sr. No	Particulars	Amounts
1	Total Estimated cost of the building as on date of Registration is	Rs. 146,48,00,000/-
2	Cost incurred as on 30-09-2022	Rs. 6,36,18,479/-
3	Work done in Percentage (as Percentage of the estimated cost)	4.34%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 140,11,81,521/-

TABLE B
AARADHYA AVAAN PROJECT
Common Internal & External Development Works in Respect of the Registered Phase

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. 187,00,00,000 /-
2	Cost incurred as on 30-09-2022	Rs. Nil/-
3	Work done in Percentage (as Percentage of the estimated cost)	0%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 187,00,00,000/-

Thanking You,
Yours Faithfully,

SUNIL SOHANI



Name:

Date: 14/12/2022

Lic No:- 5/716/SSII

Mr. Sunil M. Sohani
(Lic No. 3/716/SS-II)

Agreed and Accepted by
For SHREEPATI SKIES (AOP) R R
CHATURVEDI



R. R. CHATURVEDI

Member

Date: 14/12/2022

