

- Chartered Engineer
- Consulting Engineer
- Structural Consultant
- Govt. Approved Valuer

Prashant Sancheti

B.E. (Civil)

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FORM-2

ENGINEER'S CERTIFICATE

Date : 21th July 2018

To,

VIKAASHA HOUSING,
SHOP NO- 29, PAYAL COMPLEX,
PLOT – 15D, SEC 17, NEW PANVEL,
RAIGAD - 410206
MAHARASTRA

Subject : Certificate of Cost Incurred for Development of **SPACE WORLD** for Construction of 1(ONE) buildings, of the (MahaRERA Registration Number) situated on the Survey No.17/1 (**PART**) demarcate,[1] **Building No.2 C Wing** , by its boundaries (latitude and longitude of the end points)

On or towards East	: Sr. No.17/1 part
On or towards West	: 12 m Wide Road
On or towards South	: 12 m Wide Road.
On or towards North	: Neral – Kashele Road (S.H.103) Road

of KOKAN Division ,At Village **ANJAP**, Taluka - **KARJAT**, District - **RAIGAD** admeasuring **15410 Sq. mtrs** area being developed by " **VIKAASHA HOUSING**".

Ref : MahaRERA Registration Number **P52000006165**

Sir,

I **PRASHANT SANCHETI** have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, being 1 (One) buildings, Building No.2 C wings of the situated on the Survey No.17/1 (**PART**) of KOKAN Division ,At Village **ANJAP**, Taluka - **KARJAT**, District – **RAIGAD** admeasuring **15410 Sq. mtrs** area being developed by " **VIKAASHA HOUSING**".



Prashant K. Sancheti
Consulting Engineer

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

- (i) Shri. **SATISH MANOHER** as L.S. / Architect ;
- (ii) Shri **UJWAL CHAUDHARI** as Structural Consultant
- (iii) Shri. **YOGESH RANE** as MEP Consultant
- (iv) Shri.**PRASHANT SANCHETI** 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 **_PRASHANT SANCHETI** 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.3,60,63,501/-** (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 Collector Of Raigad being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **Rs.30,91,157/-** (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 **Collector Of Raigad** (planning Authority) is estimated at **Rs.3,60,63,501/-** (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 :


Prashant K. Sancheti
Consulting Engineer

TABLE A

In respect of Building.2 - C Wing of the project named as "Space World " on sr.no.17/1 (part),Anjap,Tal.Karjat,Dist.Raigad

Sr. No [1]	Particulars [2]	Amounts [3]
1	Total Estimated cost of the Building/Wing as on 27/7/2017 date of Registration is	Rs.3,09,11,572/-
2	Cost incurred as 21/7/2018 (based on the Estimated cost)	Rs.30,91,157/-
3	Work done in Percentage (as Percentage of the estimated cost)	10 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.2,78,20,415/-
5	Cost Incurred on Additional /Extra Items as on 21/7/2018 not included in the Estimated Cost	NIL

TABLE B

In respect of Building.2 - C Wing of the project named as "Space World " on sr.no.17/1 (part),Anjap,Tal.Karjat,Dist.Raigad.

Sr. No [1]	Particulars [2]	Amounts [3]
1	Total Estimated cost of Internal and External Development Works including Amenities and Facilities in the Layout as on 27/7/2017 date of Registration is	Rs.51,51,929/-
2	Cost incurred as on today (based on the Estimated cost)	NIL
3	Work done in Percentage (as Percentage of the estimated cost)	0%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.51,51,929/-
5	Cost Incurred on Additional /Extra Items as on 21/7/2018 not included in the Estimated Cost	NIL


Prashant K. Sanchez
 Consulting Engineer

Yours Faithfully,



Prashant K. Sanchei
Consulting Engineer
Signature of Engineer

Licence No. NMC 255

Note-

1. The scope of work is to complete entire Real Estate Project as per drawings approved from time to time so as to obtain Occupation Certificate/Completion Certificate.
2. (*) Quantity survey can be done by office of Engineer or can be done by an independent Quantity Surveyor, whose certificate of quantity calculated can be relied upon by the Engineer. In case of independent quantity surveyor being appointed by Developer, the name has to be mentioned at the place marked (*) and in case quantity are being calculated by office of Engineer, the name of the person in the office of Engineer, who is responsible for the quantity calculated should be mentioned at the place marked (*).
3. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.
4. As this is an estimated cost, any deviation in quantity required for development of the Real Estate Project will result in amendment of the cost incurred / to be incurred.
5. All components of work with specifications are indicative and not exhaustive.

Annexure A

List of Extra/Additional Items executed with Cost (which were not part of the original Estimate of Total Cost.