



203, Irani Bldg., Sant Dnyaneshwar Marg,

Behind TMC, Panchpakhadi, Thane (W) - 400 602.

Tel. : 022-2543 5628 Telefax : 022-2539 8544

FORM-2 Mob : 98206 18575 Email : dss\_consultants@yahoo.co.in

### ENGINEERS CERTIFICATE

Date: 16/09/2019

To,  
Anant Square,  
C1/1403,  
Green Square, Behind D-Mart,  
Village Kavesar, Ghodbunder Road,  
Kasarvadavali,  
Thane (W).

**Subject :** Certificate of cost incurred for development and construction of "A" building on plot bearing S.No. 108/2 & 108/4, Rivera, Metropolis, behind Ace square, Near Everest Daffodil, Opp. Hypercity Mall, Kasarvadavali, Ghodbunder Road, Thane (W). Net Plot admeasuring 2211.99 sq.mts. area being developed by Anant Square.

|       | Latitude  | Longitude | Surrounding Land |
|-------|-----------|-----------|------------------|
| East  | 19.272860 | 72.973100 | 30 Mt. DP Road   |
| West  | 19.272832 | 72.972733 | 108/3            |
| North | 19.273165 | 72.972954 | 107/1 (P)        |
| South | 19.272432 | 72.972851 | 107/1            |

Sir,

I Er. Ajay Mahale have undertaken assignment of certifying estimated cost for the subject Real Estate Project proposed to be registered under Maha RERA, being Rivera, Metropolis on plot bearing S.No. 108/2 & 108/4, behind Ace square, Near Everest Daffodil, Opp. Hypercity Mall, Kasarvadavali, Ghodbunder Road, Thane (W). Net Plot admeasuring 2211.99 sq.mts. area being developed by Anant Square.

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

- (i) M/S. Scapes as L.S. / Architect ;
- (ii) Shri. Ajay Mahale as Structural Consultant
- (iii) M/S. ENVIRO-CON as MEP Consultant
- (iv) Shri. Ajay Mahale as Project Engineer.

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 marked "A" in project Metropolis Rivera. 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. Ajay Mahale Project Engineer** appointed by the developer, 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 of the aforesaid project under reference as ₹ 31,18,00,000/- (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 the **Thane Municipal Corporation, Thane** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented. The estimated cost is based on, the present approval of Ground (Pt) + Stilt (Pt) + 1<sup>st</sup> to 14<sup>th</sup> + 15<sup>th</sup> floor (Pt) + 16<sup>th</sup> (Pt) of phase 1, that includes staircase, passage, lift, stilt, refuge area and cupboard area for the purpose of cost calculation is 8361 sq.mts.
4. The estimated cost incurred till date is calculated at ₹ 1,12,50,000/- (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 of the subject project to obtain Occupation Certificate / Completion Certificate from **Thane Municipal Corporation, Thane** (planning Authority) is estimated at ₹ 30,05,50,000/- (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"**

Building called as "Metropolis Rivera of Phase I".

| Sr. No | Particulars                                                                                           | Amounts          |
|--------|-------------------------------------------------------------------------------------------------------|------------------|
| 1      | Total Estimated cost of the building as on 16/09/2019 date of Registration is                         | ₹ 22,50,00,000/- |
| 2      | Cost incurred as on 16/09/2019 (based on the Estimated cost)                                          | ₹ 1,12,50,000/-  |
| 3      | Work done in Percentage (as Percentage of the estimated cost)                                         | 5%               |
| 4      | Balance Cost to be Incurred (Based on Estimated Cost)                                                 | ₹ 21,37,50,000/- |
| 5      | Cost Incurred on Additional / Extra Items as on _____ not included in the Estimated Cost (Annexure A) | ₹ Nil /-         |

**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 16/09/2019 date of Registration is | ₹ 8,68,00,000/- |
| 2      | Cost incurred as on 16/09/2019 (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)                                                                                                         | ₹ 8,68,00,000/- |
| 5      | Cost Incurred on Additional / Extra Items as on _____ not included in the Estimated Cost (Annexure A)                                                         | ₹ Nil /-        |

Yours Faithfully,

  
Signature of Engineer

(Licence No. M-147033-1)

