

To,

Date : 20/06/2019

S & S Enterprises

S.R. Chambers, Nagras Road,

Aundh, Pune -411007

Subject: Certificate for cost incurred for development of a building / project called Windsor Tower situated at S.No. 51, CTS No. 3670, Parvati, Pune demarcated by its boundaries (latitude & longitude at the end points) :

To the East : Pune-Satara Road.

To the West : S.No. 50, 52 & 53

To the North : Part at S.No. 51

To the South : D.P.Road

To the south at division Pune, Parvati. Tal. Haveli, District – Pune Pin -411009 admeasuring 2803.13 Sqmtrs. Being developed by S & S Enterprises.

Ref : Maha RERA Registration Number : **P52100020138**

Sir,

I Parag V. Sane have undertaken assignment of certifying Estimated cost for the Windsor Tower project to be registered under MahaRERA situated at S. No. 51, CTS No. 3670, Parvati, Pune Tal. Haveli, Dist. Pune., Pin-411009. admeasuring 2803.13 Sq.mtrs. being developed by S & S Enterprises.

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

- i) M/s. Sandeep Hardikar and Associates as Architect
- ii) M/s. S.W. Mone & Associates as structural consultant
- iii) M/s. Federal Engineering Works as Electrical Consultant
- iv) M/s. Aquamate consultants Pvt. Ltd. as plumbing consultants
- v) M/s. Advent Projects and consultancy Services Pvt. Ltd. as PMC

2. We have estimated the cost of the completion to obtain Occupancy Certificate/Completion Certificate of the Civil, MEP & Allied works of the building/project. Our estimated cost calculations are based on the drawings/plan made available to us for the project under reference by the developer and consultants and the assumption at 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 aforesaid project under reference as Rs. 18, 95, 23,962/- 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 / Project from PMC, Pune being the planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The estimated cost incurred till date is calculated at Rs. 6, 56, 37, 098/-
5. The balance cost of completion of the civil, MEP and allied works of the building of the subject project to obtain Occupancy Certificate / Completion Certificate from PMC, Pune (Planning Authority) is estimated at Rs. 12, 38, 86, 864/-
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.

Sr. No.	Particulars	Amount
1.	Total Estimated cost of the building as on 20.06.19	18, 95, 23, 962/-
2.	Cost incurred as on 30.04.2019	6, 56, 37, 098/-
3.	Work done in percentage	34.63%
4.	Balance cost to be incurred	12, 38, 86, 864/-


Mr. Parag Sane