

ANIL VEER

CIVIL ENGINEER

Contact No. : 9765134234

FORM-2[seeRegulation3]
ENGINEER'S CERTIFICATE

To
Tejraj Promoters & Builders,
3rd Floor, Bonita, Off Ghole Road,
Pune

Date: 05.12.2018

Subject: Certificate of Cost Incurred for Development of the Divyatej Project situated on the Plot bearing C.N. No./CTS No. 967 / Survey no / Final Plot no. 397, sub plot no. 03, Shivajinagar, Bhamburda, Pune demarcated by its boundaries

North : 73° 49' 45.00" E & 18° 31' 40.91" N

East : 73° 49' 46.24" E & 18° 31' 40.91" N

South: 73° 49' 46.24" E & 18° 31' 42.24" N

West : 73° 49' 45.00" E & 18° 31' 42.24" N

of Village Shivajinagar, Bhamburda, Taluka Haveli, District Pune, Pin 411016 admeasuring 959.70 Sqm. are being developed by by Tejraj Promoters & Builders

Ref : RERA Registration No. : P52100017295

Sir,

I Mr. Anil Veer have undertaken assignment of certifying estimated cost for the subject real estate project proposed to be registered under RERA, being Divyatej, situated on the Plot no. 3/397 of Division Pune, Village Pune (M.Corp), taluka Pune City, District Pune, Pin 411016 admeasuring 959.70 Sqm. are being developed by by Tejraj Promoters & Builders

Following technical professionals are appointed by Promoter:-

- (i) M/s/ Shinde & Joshi Associates - as L.S./Architect;
- (ii) M/s J+W consultants - as Structural Consultant
- (iii) M/s Skyline MEP Consultant - as MEP Consultant
- (iv) Mrs. Niyojita Mahajan - as Quantity Surveyor

1. We have estimated the cost of the completion to obtain occupation certificate/completion certificate, of the Civil, MEP & allied works of the buildings 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 Mrs. Niyojita Mahajan Quantity surveyor appointed by developer/engineer, and the assumption of the cost of material, labour & other inputs made by developer, and the site inspection carried out by us.
2. We estimate Total estimated cost of completion of the buildings of the aforesaid project under reference as Rs. 6,87,83,057. 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 Pune municipal Corporation, Being the planning authority under whose jurisdiction the aforesaid project is being implemented.
3. The Estimated cost incurred till date is calculated at Rs. 2,01,15,306/- The amount of estimated cost incurred is calculated on the base of amount of total estimated cost.

4. 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 Pune municipal Corporation, is estimated at Rs. 4,86,67,750/-.
5. I certify that the cost of the Civil, MEP & allied work for the aforesaid project as completed on the date of this certificate is as given in Table A & B below

Table A
BUILDING : DIVYATEJ

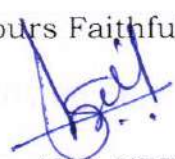
Sr. No.	Item	Amount
1	Estimated cost of <u>building</u>	Rs. 6,16,86,025.00
2	Cost of Building Incurred as on 30.11.2018 (based on estimated cost)	Rs. 1,81,16,322.05
3	% work done (as percentage of the estimated cost)	29%
4	Balance Cost to be incurred (based on estimated cost)	Rs. 4,35,69,702.95
5	Cost incurred on addition/extra items not included in estimated cost	Rs.0.00

Table B

Internal & External development works in respect of the entire registered phase.

Sr. No.	Item	Amount
1	Estimated cost of <u>Internal & External Development</u>	Rs. 70,97,031.00
2	Cost of Internal & External Development Incurred as on <u>30.11.2018</u> (based on estimated cost)	Rs. 19,98,984.00
3	% work done (as percentage of the estimated cost)	28%
4	Balance Cost to be incurred (based on estimated cost)	Rs. 50,98,047.00
5	Cost incurred on addition/extra items not included in estimated cost	Rs.0.00

Yours Faithfully


Mr. ANIL VEER