

FORM-2

ENGINEER'S CERTIFICATE

Date: 31/03/2021

To,

The Ajmera Realty & Infra India Ltd,

Subject: Certificate of Cost Incurred for Development of ongoing building also known as "Ajmera Greenfinity" for Construction of one building having two Wings of the project situated on the Plot bearing CTS No 1A/1,1A/2,1A/3 and 1A/6 at Kurla Mumbai Suburban.

Demarcated by its boundaries (latitude and longitude of the end points)

Adjoining property to the boundaries west IMAX THEATER boundaries North Adjoining Wing A & B , boundaries South Layout Rg No-2 ,CTS no 1A/1,1A/2,1A/3,1A/6 to the Bhakti Park Village Kurla Taluka Kurla District Mumbai-400037 admeasuring 111732.2 sqmt area being development by DEC.

Ref: MahaRERA Registration Number P51800027999

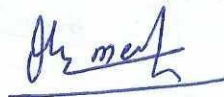
Sir,

I Dharmesh M Vyas have undertaken assignment of certifying Estimated Cost for the Subject Real Estate proposed to be registered under MahaRERA, being one Building with two Wings of the single Phase situated on the plot bearing CTS No. 1A/1,1A/2 ,1A/3and 1A/6 of Village Kurla Taluka Kurla District Mumbai 400037 admeasuring 111732.2 sq.mts. area being developed by ARIL.

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

- (i) M/s./Shri H.S. Thakker as L.S. / Architect
- (ii) M/s./Shri Satish Dhupelia Structural Consultant
- (iii) M/s./Shri MEP engineering and consulting as MEP Consultant
- (iv) M/s./Shri Sajid Khokar 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 Sajid Khokar quantity Surveyor* appointed by 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(s) of the aforesaid project under reference as Rs. 98,13,50,152/- (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 MCGM being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost incurred till 31/03/2021 is calculated at Rs. 13,81,24,843/- (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 MCGM is estimated at Rs. 84,32,25,309/- (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 no 1 or called "Ajmera Aeon"

Sr.No.	Particulars	Amounts
1	Total Estimated cost of the building/wing Registration is	Rs. 94,29,37,868/-
2	Cost incurred as on 31/03/2021 based on the Estimated cost	Rs. 13,81,24,843 /-
3	Work done in Percentage (as Percentage of the estimated cost)	14.64 %
4	Balance cost to be incurred (Based on Estimated Cost)	Rs. 80,48,13,025/-
5	Cost Incurred on Additional / Extra items as on _____ not included in the Estimated Cost (Annexure A)	Rs. NIL

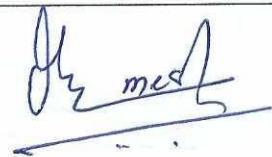


TABLE B

Sr.No.	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout	Rs. 38,412,284/-
2	Cost incurred as on 31/03/2021 based on the Estimated cost	Rs. /-
3	Work done in Percentage (as Percentage of the estimated cost)	0 %
4	Balance cost to be incurred (Based on Estimated Cost)	Rs. 38,412,284 /-
5	Cost Incurred on Additional / Extra items as on _____ not included in the Estimated Cost (Annexure A)	Rs. NIL

Yours faithfully



Signature of the Engineer

(Dharmesh M Vyas)

(License No. Not Applicable)