



FORM-2 [see Regulation 3]

ENGINEER'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account-Project wise)

Date: 23/11/2021

To
The M/s. Silver Lifespaces Pvt. Ltd.
Silver Utopia,
Cardinal Gracious Marg,
Opp P&G plaza,
Chakala,
Andheri east,
Mumbai – 400 099.

Subject: Certificate of Cost Incurred for Development of proposed building known as "33 West", Plot bearing C.T.S. no. 362 of village-Bandra-F, F.P No. 529 of TPS III of Bandra at 33 road, Khar West, Mumbai, demarcated by its boundaries. 33 Road to the North Final plot No. 521 to the South Final Plot No. 528 to the East Final Plot No. 530 to the West, village-Bandra-F, F.P No. 529 of TPS III of Bandra at 33 road, Khar West, Mumbai admeasuring 1003.40 sq.mts. Plot being developed by M/s. Silver Lifespaces Pvt. Ltd.

Ref: MahaRERA Registration Number -

Dear Sir,

I/ We M/s. Unisteps Consulting Pvt. Ltd. have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project *proposed to be* registered under MahaRERA, being building/Wing of the *Phase* situated on the Plot bearing C.T.S. no. 362 of village-Bandra-F, F.P No. 529 of TPS III of Bandra at 33 road, Khar West, Mumbai, State Maharashtra, admeasuring 1003.40 sq.mts. Plot being developed by M/s. Silver Lifespaces Pvt. Ltd.

- 1) Following technical professionals are appointed by M/s. Silver Lifespaces Pvt Ltd:
 - i) M/s Concrete design (Shri Premal Gogri) as L.S. / Architect;
 - ii) M/s Ascent Consulting Engineers as Structural Consultant
 - iii) M/s. MAK MEP Consultants as MEP Consultant
 - iv) Mr. Abhay T. Sakunde as Site Supervisor *
- 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 M/s. Unisteps Consulting Pvt. Ltd 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 ₹ ₹ **26,00,00,000** /- (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(s) from the MCGM being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
- 4) The Estimated Cost Incurred till date is calculated at ₹ **1,50,00,000** /- (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(s) of the subject project to obtain Occupation Certificate / Completion Certificate from MCGM (planning Authority) is estimated at ₹ **24,50,00,000** /- (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.

Building is known as 33 West:

TABLE A

Sr. No.	PARTICULARS	AMOUNTS
1	Total Estimated cost of the building as on _____ date of Registration is	₹ 26,00,00,000/-
2	Cost incurred as on _____ (based on the Estimated cost)	₹ 1,50,00,000/-
3	Work done in Percentage (as Percentage of the estimated cost)	5.76 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	₹ 24,50,00,000/-
5	Cost Incurred on Additional/Extra Items as on _____ not included in the Estimated Cost (Annexure A)	

TABLE B

(Cost of Infra Works in the Plot Premise to be placed here)

Sr. No.	PARTICULARS	AMOUNTS
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on _____ date of Registration is	-
2	Cost incurred as on _____ (based on the Estimated cost)	-
3	Work done in Percentage (as Percentage of the estimated cost)	-
4	Balance Cost to be Incurred (Based on Estimated Cost)	-



5	Cost Incurred on Additional/Extra Items as on _____not included in the Estimated Cost (Annexure A)	

Yours Faithfully

KAILASH ANWALA
(Licence No- NA)