

PRAFUL A. SHRIMALI

(Civil Engineer)

31, TEJANAND SOCIETY, B/H. MARKET YARD, O.N.G.C. ROAD, KALOL, (N.G.) DIST. GANDHINAGAR

FORM - 2
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: 20/07/2023

To
Visat Infra
403, Dream Rise
Near Hetarth Party Plot, Science City
Ahmedabad-380060

Subject: Certificate of Cost incurred for Development of ARADHANA 7 STOREY for Construction of 1 No. of Building / A&B Wing(s) of the Entire Phase of the Project ARADHANA 7 STORY, situated on the Plot bearing, F.P. No. 177, T.P.S. No. 03(Ghuma) Revenue Block No 722,(O.P.No:177).

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

Final Plot No 176 to the North, Final Plot No 175 and 171/2 to the South, N.C 326 Plot of the AUDA the East, 12 Meter T.P Road to the West of Division Ghuma Village-Ghuma Taluka-Ghatlodiya District-Ahmedabad PIN-380058 measuring 1391.30 sqmtr. area being developed by Visat Infra.

Ref: GujRERA Registration Number: Applied For

Sir,

I Praful Shrimali have undertaken assignment of certifying Estimated Cost for the Real Estate Project ARADHANA 7 STOREY registered under GujRERA, being 1 No. of Building / A&B Wing(s) of the Entire Phase of the Project, situated on the Plot bearing, F.P. No. 177, T.P.S. No. 03(Ghuma) Revenue Block No 722,(O.P.No:177) Village-Ghuma Taluka-Ghuma District-Ghatlodiya PIN-380058 measuring 1391.30 sqmtr. area being developed by Visat Infra as per the approved plan.

- Following technical professionals are appointed by Owner/Promoter:- (as applicable)
 - M/s./Shri/Smt. JDS Associates as Architect/Engineer
 - M/s./Shri/Smt. Kanhai Engineers as Structural Consultant
 - M/s./Shri/Smt. NA as MEP Consultant
 - M/s./Shri/Smt. Jesingbhai K. Halani as Quantity Surveyor/site supervisor.
- 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 Drawing/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 Jesingbhai K. Halani quantity Surveyor* appointed by Developer/Engineer and the site inspection carried out by us.
- We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs. 14,00,00,000/- (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

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31, Tejanand Society, B/h. Market Yard,
O.N.G.C. Road, Kalol-382721.
Reg. No.: GUDA/ENG/470/09/2019

obtaining occupation certificate/completion certificate for the building(s) from the **AMC** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. Based on site inspection by undersigned on 13/07/2023, The Estimated Cost Incurred till date as calculated at **Rs.65,00,000/-** (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 **AMC** (Planning Authority) is estimated at **Rs.13,35,00,000/-** (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;

TABLE – A
Building/Wing bearing Number **One** or called **A&B**

Sr. No.	Particulars	Amounts (in Rs.)
1	Total Estimated Cost of the building/wing as on 13/07/2023 date of Registration is	13,00,00,000/-
2	Cost incurred as on 13/07/2023	65,00,000/-
3	Work done in Percentage (as Percentage of the estimated cost)	5%
4	Balance Cost to be Incurred (Based on Estimated Cost)	12,35,00,000/-
5	Cost Incurred on Additional/Extra Items as on 13/07/2023 not included in the Estimated Cost (Table –C)	NIL

TABLE – B
(To be prepared for the entire registered phase of the Real Estate Project)

Sr. No.	Particulars	Amounts (in Rs.)
1	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on 13/07/2023 date of Registration is	1,00,00,000/-
2	Cost incurred as on 13/07/2023	0/-
3	Work done in Percentage (as Percentage of the estimated cost)	0%
4	Balance Cost to be Incurred (Based on Estimated Cost)	1,00,00,000/-
5	Cost Incurred on Additional/Extra Items as on 13/07/2023 not included in the Estimated Cost (Table –C)	NIL

Yours Faithfully,

Praful Shrimali
Local Authority License No: GUDA/ENG/470/09/2019
Local Authority License valid till: 17/06/2024


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