

Dinesh K. Patel

CONSULTING ENGINEER

8, Shivnandan Residency, Nr. Manhorvilla Cross Road, Nikol-Naroda Road, Ahmedabad

Ref No.: _____

Date: _____

FORM 2 ENGINEER'S CERTIFICATE

Date: 02/06/2021

To

Promoter Name : MANINAGAR PROPERTIES,

Project Name : GANESH HEIGHTS

Reg. No.: PR/ GJ/ AHMEDABAD/ AHMEDABAD CITY/ AUDA/ MAA04799/ 060219

Shop No.22, Ground Floor, Aditya Heights, Nr. Laxmi Nivas,

Narol, Ahmedabad- 382405.

Subject: Certificate of Percentage of Completion of Construction work of 251 No. of units of the project "GANESH HEIGHTS" (RERA Reg. No.: PR/ GJ/ AHMEDABAD/ AHMEDABAD CITY/AUDA/MAA04799/ 060219) situated bearing Survey No.594/1, Final Plot No.42/1 demarcated by its boundaries (latitude and longitude of the end points) Latitude 22° 57' 2.59" N and longitude 72° 35' 50.46" E to the North, 22° 57' 0.97" N and 72° 35' 51.54" E to the South, 22° 57' 1.60" N and 72° 35' 50.48" E to the East and 22° 57' 2.30" N and 72° 35' 52.84" E to the West of Village Vatva, Tal. Vatva, Dist. Ahmedabad, Pin- 382405, admeasuring 4279 Sq. Mtrs. area being developed by Maninagar Properties.

Sir,

I, DINESH K. PATEL, have undertaken assignment of certifying Estimated Cost for the Real Estate Project (RERA Reg. No.: PR/ GJ/AHMEDABAD/ AHMEDABAD CITY/ AUDA/ MAA04799/ 060219), being 251 No. of units, situated on the plot bearing Survey No.594/1, Final Plot No.42/1, Village Vatva, Tal. Vatva, Dist. Ahmedabad, Pin- 382405, admeasuring 4279 Sq. Mtrs. area being developed by Maninagar Properties.

1. Following technical professionals are appointed by Promoter:-

- (i) Shri Vimarsh Pandya as Architect
- (ii) Shri Jayeshbhai D. Desai as structural consultant
- (iii) Shri ---- as MEP Consultant
- (iv) Shri Dinesh K. Patel 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 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 Dinesh K. Patel as Quantity Surveyor* appointed by Developer/Engineer and the site inspection carried out by us.

3. I estimated Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs.22,50,00,000** (Total of Table A and B) the estimated Total cost of project is with reference of 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 **AUDA** being the planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. Based on site Inspection by undersigned on **02/06/2021**, the estimated Cost Incurred till date is calculated at **Rs 22,50,00,000** (Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.

D. K. Patel

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Manohar Villa Char Rasta,
Nava Naroda, Ahmedabad

5. The Balance Cost of Completion of the Civil, MEP and Allied works of the Building(s) of the subjects project to obtain Occupation Certificate/Completion Certificate from AUDA (Planning Authority) is estimated at Rs.0 (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 called - WING A +B		
Sr. No.	Particulars	Amount (in INR)
1	Total Estimated Cost of the building/ wing as on date 02/06/2021 of Registration is	6,28,65,982
2	Cost incurred as on 02/06/2021	6,28,65,982
3	Work done in Percentage (as Percentage of the estimated cost)	100.00%
4	Balance Cost to be Incurred (Based on Estimated Cost)	0
5	Cost Incurred on Additional/Extra Items as on 02/06/2021 not included in the Estimated Cost (Table -C)	-

Building/Wing called - WING C +D		
Sr. No.	Particulars	Amount (in INR)
1	Total Estimated Cost of the building/ wing as on date 02/06/2021 of Registration is	6,00,48,349
2	Cost incurred as on 02/06/2021	6,00,48,349
3	Work done in Percentage (as Percentage of the estimated cost)	100.00%
4	Balance Cost to be Incurred (Based on Estimated Cost)	0
5	Cost Incurred on Additional/Extra Items as on 02/06/2021 not included in the Estimated Cost (Table -C)	-

Building/Wing called - WING E		
Sr. No.	Particulars	Amount (in INR)
1	Total Estimated Cost of the building/ wing as on date 02/06/2021 of Registration is	3,49,89,033
2	Cost incurred as on 02/06/2021	3,49,89,033
3	Work done in Percentage (as Percentage of the estimated cost)	100%
4	Balance Cost to be Incurred (Based on Estimated Cost)	0
5	Cost Incurred on Additional/Extra Items as on 02/06/2021 not included in the Estimated Cost (Table -C)	-

Building/Wing called - WING F		
Sr. No.	Particulars	Amount (in INR)
1	Total Estimated Cost of the building/ wing as on date 02/06/2021 of Registration is	3,33,46,636
2	Cost incurred as on 02/06/2021	3,33,46,636
3	Work done in Percentage (as Percentage of the estimated cost)	100%
4	Balance Cost to be Incurred (Based on Estimated Cost)	0
5	Cost Incurred on Additional/Extra Items as on 02/06/2021 not included in the Estimated Cost (Table -C)	0

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TABLE- B**Internal & External Development Works in Respect of the entire Registered phase**

Sr. No.	Particulars	Amount (in INR)
1	Total Estimated Cost of the building/ wing as on date 02/06/2021 of Registration is	3,37,50000
2	Cost incurred as on 02/06/2021	3,37,50000
3	Work done in Percentage (as Percentage of the estimated cost)	100%
4	Balance Cost to be Incurred (Based on Estimated Cost)	0
5	Cost Incurred on Additional/Extra Items as on 02/06/2021 not included in the Estimated Cost (Table -C)	-

Yours Faithfully,

D. K. Patel

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 Nava Naroda, Ahmedabad

DINESH K, PATELLocal Authority License No. **ER - 1043270420**

Local Authority License No. valid till 08/06/2025

***Note;**

1. The scope of work is to complete entire Real Estate Project as per drawings approved from time to time so as to obtain Occupation Certificate/Completion Certificate.
2. (*) Quantity Survey can be done by office of Engineer or can be done by an independent Quantity Surveyor, whose certificate of quantity calculated can be relied upon by the Engineer. In case of independent quantity surveyor being appointed by Promoter, the name has to be mentioned at the place marked (*) and in case quantity are being calculated by office of Engineer, the name of the person in the office of Engineer, who is responsible for the quantity calculated should be mentioned at the place marked (*).
3. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.
4. As this is an estimated cost, any deviation in quantity required for development of the Real Estate Project will result in amendment of the cost incurred/to be incurred.
5. All components of work with specifications are indicative and not exhaustive.