



Rohinee Engineers
Construction Simplifying.....

Annexure B

FORM-2

[See Regulation 3]

ENGINEER'S CERTIFICATE

QUARTER 1 - (1-1-2024 TO 31-3-024)

Date: 31/03/2024

To,

The Chandrarang Developers & Builders Pvt Ltd,
S No 89/1, Near JRD Tata Flyover,
Pimple Gurav, Pune 411061

Subject: Certificate of Cost incurred for Development of 'Chandrarang Floret' having MahaRERA Registration Number being (P52100047033) developed by The Chandrarang Developers & Builders Pvt Ltd

Sir,

I/We Rohinee Badgujar have undertaken assignment of certifying Estimated cost for 'Chandrarang Floret' having MahaRERA Registration Number () being developed by Chandrarang Developers & Builders Pvt Ltd

1. We have estimated the cost of Civil, MEP and allied works required for completion of the apartments and proportionate completion of internal & external works of the project as per specifications mentioned in agreement of sale. Our estimated cost calculations are based on the drawings/ plans made available to us for the project under reference by the Developer/ Consultants. The Schedule of items and quantity required for the entire work as calculated by Quantity Surveyor* appointed by the assumption of the cost of material, labor and other inputs made by developer, and the site inspection carried out by us to ascertain/ confirm the above analysis given to us.

2. We estimate Total Estimated Cost of completion of the aforesaid project under reference at **Rs. 17,02,58,400/-** (Total of Table A & B) at the time of Registration. The estimated Total Cost of project is with reference to the Civil, MEP, and Allied works required for completion of the apartments and proportionate completion of internal & external works, as per specifications mentioned in agreement of sale and for the purpose of obtaining occupation certificate/ completion certificate for the building(s)/ Wing(s) /



Layout/ Plotted Development from the PCMC being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

3. The Estimated Cost incurred to date is calculated at **Rs. 17,02,58,400/-** (Total of Table A & B). The amount of Estimated Cost incurred is calculated based on input materials/ services used and the unit cost of these items.

4. The Balance cost of completion of the Civil, MEP, and Allied works for completion of the apartments and proportionate completion of internal & external works, as per specifications mentioned in agreement of sale, of the project is estimated at **Rs. 0/-** (Total of Table A & B).

5. I Certify that the cost of the Civil, MEP, and allied work for the apartments and proportionate internal & external works, as per specifications mentioned in agreement of sale, of the aforesaid Project as completed on the date of this certificate is as given in Table A and B below-

TABLE A
A Building

Sr. No.	Particulars	Amount (in Rs.)
1	Total Estimated Cost of the Building/ Wing/ Layout Plotted Development as on date 31/03/2024. of Registration is	Rs. 4,97,45,460/-
2	Cost incurred as on date 31/03/2024. of certificate	Rs. 4,97,45,460/-
3	Work done in Percentage (as Percentage of the estimated cost)	100%
4	Balance cost to be Incurred** (Based on Estimated cost)	Rs. 0/-
5	Cost incurred on Additional/ Extra Items not included in the Estimated cost (Table - C)	-



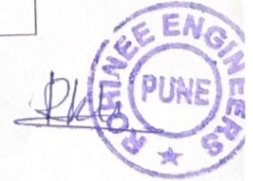
D Building

Sr. No.	Particulars	Amount (in Rs.)
1	Total Estimated Cost of the Building/ Wing/ Layout/ Plotted Development as on date 31/03/2024 of Registration is	Rs. 4,97,45,460/-
2	Cost incurred as on date 31/03/2024 of certificate	Rs. 4,97,45,460/-
3	Work done in Percentage (as Percentage of the estimated cost)	100%
4	Balance cost to be Incurred** (Based on Estimated cost)	Rs. 0/-
5	Cost incurred on Additional/ Extra Items not included in the Estimated cost (Table - C)	-

TABLE B

Internal & External Development Works in Respect of the Registered Phase

Sr. No.	Particulars	Amount (in Rs.)
1	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on date 31/03/2024 of Registration is	Rs. 137,51,640/-
2	Cost incurred as on date 31/03/2024 of certificate	Rs. 1,37,51,640/-
3	Work done in Percentage (as Percentage of the estimated cost)	100%
4	Balance cost to be Incurred** (Based on Estimate cost)	Rs. 0/-
5	Cost Incurred on Additional/ Extra Items not included in the Estimated Cost (Table - C)	-

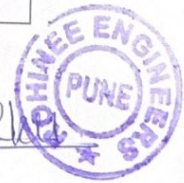


B Building

Sr. No.	Particulars	Amount (in Rs.)
1	Total Estimated Cost of the Building/ Wing/ Layout/ Plotted Development as on date 31/03/2024 of Registration is	Rs. 2,85,07,920/-
2	Cost incurred as on date 31/03/2024 of certificate	Rs. 2,85,07,920/-
3	Work done in Percentage (as Percentage of the estimated cost)	100%
4	Balance cost to be Incurred** (Based on Estimated cost)	Rs. 0/-
5	Cost incurred on Additional/ Extra Items not included in the Estimated cost (Table - C)	-

C Building

Sr. No.	Particulars	Amount (in Rs.)
1	Total Estimated Cost of the Building/ Wing/ Layout/ Plotted Development as on date 31/03/2024 of Registration is	Rs. 2,85,07,920/-
2	Cost incurred as on date 31/03/2024 of certificate	Rs. 2,85,07,920/-
3	Work done in Percentage (as Percentage of the estimated cost)	100%
4	Balance cost to be Incurred** (Based on Estimated cost)	Rs. 0/-
5	Cost incurred on Additional/ Extra Items not included in the Estimated cost (Table - C)	-



Yours Faithfully,

Signature & Name

ROHINEE BADGUJAR

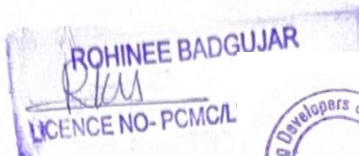
Local Authority license no.

Agreed and accepted by:

Signature of Promoter

Name: The Chandrarang Developers & Builders Pvt Ltd

Date: 31/03/2024



[Handwritten signature]

Note:

1. The scope of work is to complete the Registered Real Estate Project as per drawings approved from time to time and as per specifications mentioned in the agreement of sale.
2. (*) Quantity survey can be done by the office of the 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 an independent quantity surveyor being appointed by the Developer, the name has to be mentioned at the place marked (*), and in case quantity is being calculated by the office of the 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. (**) Balance cost to be incurred may vary from the difference between Total estimated Cost (1) and Actual Cost incurred (2) due to deviation in quantity required/ escalation of cost etc. As this is an estimated cost, any deviation in quantity required for the development of the Real Estate Project will result in amendment of the cost incurred/ to be incurred.
4. All components of work with specifications are indicative and not exhaustive.
5. Please specify if there are any deviations/ qualifications. Example: Any deviations in input material used from specifications in the agreement of sale.

TABLE C

List of Extra/ Additional/ Deleted Items considered in Cost

(Which were not part of the original Estimate of Total Cost)

Sr. No.	List of Extra/ Additional/ Deleted Items	Amount (in Rs.)
1		
2	NA	NA
3		