

Rakesh Kumar Singh

704, Harsh Vihar Bldg. No. 41-B CHS.LTD. Sector -1, Shanti Nagar, Mira Road (E)
District Thane- 401107.

FORM-2

ENGINEER'S CERTIFICATE

Date: 22/09/2021

To
M/s. Om Shanti House
Ajmera House, 4th Floor,
Pathak wadi Road,
Opp. G. T. Hospital
Mumbai – 400002.

Subject: Certificate of Cost Incurred for Development for the Work of Residential cum Commercial Building, Known as "Ajmera Serene" the project situated on the plot bearing C. S. No. 3B/76 of Dadar, Naigaon Division, Building No.185A-C Situated at Madhavdas Pasta Road, Dadar (East) Mumbai- 400014. demarcated by its boundaries Latitude – 18°56'47.66"N & Longitude – 72°49'43.37"E to the North Latitude – 18°56'47.02"N & Longitude – 72°49'43.45"E to the South Latitude – 18°56'47.33"N & Longitude – 72°49'43.29"E to the East Latitude – 18°56'47.43"N & Longitude – 72°49'43.66"E to the West) and measuring plot area of 326.08 sq. mts. being developed by M/s. Om Shanti House.

Ref: MahaRERA Registration Number: P51900021359.

Sir,

I, Rakesh Kumar Singh, have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under Maha RERA, being Residential cum Commercial Building situated on the plot bearing situated at, C. S. No. 3B/76 of Dadar Naigaon Division, at Madhavdas Pasta Road, Dadar (East) Mumbai - 400014.

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1. Following technical professionals are appointed by Owner / Promoter :-
 - (i) Shri Narendra V. Patidar of M/s. Patidar Alliance - as L.S.
 - (ii) Shri Piyush kumar K. Sura M/s. Sura & Associates - Consulting Engineer as Structural Consultant.
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 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 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 of the aforesaid project under reference as **Rs. 8,00,00,000/- (Rupees Eight Crore Only)**. 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 from the M.C.G.M. being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till date is calculated at **Rs.3,49,47,653/- (Rupees Three Crores Forty Nine Lac Forty Seven Thousand Six Hundred Fifty Three Only)**. 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 of the subject project to obtain Occupation Certificate / Completion Certificate from M.C.G.M. is estimated at **Rs. 4,50,52,347/- (Rupees Four Crores Fifty Lacs Fifty Two Thousand Three Hundred Forty Seven Only)**.

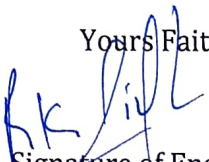
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6. I certify that the Cost of the Civil, MEP and allied work for the aforesaid Project as completed on the date of this certificate is as given in Table A below :

TABLE A

Sr. No	Particulars	Amounts
1	Total Estimated cost of the building as on 31/03/2020	Rs. 8,00,00,000/-
2	Cost incurred as on 31/03/2020 (based on the Estimated cost)	Rs.3,49,47,653/-
3	Work done in Percentage (as Percentage of the estimated cost)	51.13%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.4,50,52,347/-
5	Cost Incurred on Additional /Extra Items as on 31/03/2020 not included in the Estimated Cost (Annexure A)	Rs. 0.00 /-

Yours Faithfully

Signature of Engineer
(License No. S/894/SS-I)