

Hanware Consultants

CONSULTING CIVIL-STRUCTURAL ENGINEERS ■ REGD. GOVT. VALUERS ■ PROJECT MANAGEMENT CONSULTANTS

A/G-2/Pioneer Heritage Residency, Daulat Nagar, Santacruz (W), Mumbai - 400 054.

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ENGINEER'S CERTIFICATE

Date: 31 July 2017

To,

M/s. City Maker Builders Pvt. Ltd.
55, Maruti Lane,
Fort, Mumbai 400 001.

Subject: Certificate of Cost Incurred for Development of City Pride for Construction of One building(s)/Sale Wing(s) of the One Phase (MahaRERA Registration Number) situated on the Plot bearing C.T.S. No. 17(PART),17/1-36, 17/38, 17/52-115, 118-123, 17/125-160, 17/188-229, 17/232, 17/289-311, 17/316 of village Bandra, "H" East Ward, Golibar, Wellington Road, Santacruz(E), Mumbai 400 055 admeasuring 3277.6 sq.mts. Area being developed by M/s. **City Maker Builder Pvt Ltd.**

Ref: MahaRERA Registration Number _____

Sir,

I/ We Hanware Consultants have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under MahaRERA, being One Building(s)/)/Sale Wing(s) of the One Phase situated on the plot bearing C.T.S. No. 17(PART),17/1-36, 17/38, 17/52-115, 118-123, 17/125-160, 17/188-229, 17/232, 17/289-311, 17/316 of village Bandra, "H" East Ward, Golibar, Wellington Road, Santacruz(E), Mumbai 400 055 admeasuring 3277.6 sq.mts. Area being developed by M/s. **City Maker Builder Pvt Ltd.**

1. Following technical professionals are appointed by Owner / Promoter :-

- (i) **Shri Tushar Parulekar** as License Surveyor;
- (ii) **M/s Hanware Consultants** as Structural Consultant
- (iii) **M/s Uday Warekar** as MEP Consultant
- (iv) **M/s Hanware Consultants** as Quantity Surveyor *

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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 **Hanware Consultants 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 **Rs. 13,72,00,000/-** (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 them 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. 7,54,95,330/-** (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 M.C.G.M (Planning Authority) is estimated at **Rs. 6,17,04,670/-** (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 ;

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TABLE A
Building /Wing bearing Number One or called City Pride.

Sr. No	Particulars	Amounts
1	Total Estimated cost of the building/wing as on 30 th June 2017 date of Registration is	Rs. 13,42,00,000/-
2	Cost incurred as on 30 th June 2017 (based on the Estimated cost)	Rs. 7,49,95,330/-
3	Work done in Percentage (as Percentage of the estimated cost)	55.88 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 5,92,04,670/-
5	Cost Incurred on Additional /Extra Items as on 30 th June 2017 not included in the Estimated Cost (Annexure A)	Rs. NIL/-

TABLE B

Sr. No	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 30 th June 2017 date of Registration is	Rs. 30,00,000 /-
2	Cost incurred as on 30 th June 2017 (based on the Estimated cost)	Rs. 5,00,000 /-
3	Work done in Percentage (as Percentage of the estimated cost)	16.67 %
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 25,00,000/-
5	Cost Incurred on Additional /Extra Items as on 30 th June 2017 not included in the Estimated Cost (Annexure A)	Rs. NIL /-

Yours Faithfully
Signature of Engineer
For Hanware Consultants


Irfan Shaikh
Quantity Surveyor.