

ENGINEER

FORM – 2
(See Regulation 3)

ENGINEER'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account – Project wise)

To

The AROMA BUILDSPACE LLP & U.G.F-1, MILESTONE BUILDING, NEAR DRIVE IN CINEMA, THALTEJ, AHMEDABAD, AHMEDABAD.

Subject: Certificate of Cost Incurred for Development of AROMA 56 for Construction of 1 building(s) RESI (TOTAL 56 UNITS), Wing(s)

PR/GJ/AHMEDABAD/DASKROI/Ahmedabad Municipal Corporation/RAA13229/010424/311226 situated on the Plot bearing C.N. No./CTS No./Survey no./Final Plot no. 93/VINZOL-4/21/1/14/1/3/VINZOL/0/101/14/1. Demarcated by its boundaries..

Longitude	Latitude
72.64992473784574	22.933408535814586
72.65098689261563	22.932430331971837
72.65258012477048	22.933912456248684
72.65152333441861	22.934915351140543

Village VINZOL taluka Daskroi

District Ahmedabad PIN 382445 admeasuring 8853.83 sq.mts. area being developed by AROMA BUILDSPACE LLP

Ref: GujRERA Registration Number PR/GJ/AHMEDABAD/DASKROI/Ahmedabad Municipal Corporation/RAA13229/010424/311226

Sir,

I/We KRUNAL KIRITKUMAR MISTRY have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under GujRERA, being 1 Building(s) RESI (TOTAL 56 UNITS), situated on the plot bearing C.N. No./CTS No./Survey no./Final Plot no. 93/VINZOL-4/21/1/14/1/3/VINZOL/0/101/14/1 Village VINZOL taluka Daskroi District Ahmedabad PIN 382445 admeasuring 8853.83 sq.mts. area being developed by AROMA BUILDSPACE LLP

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

(i) M/s./Shri/Smt. SHAILENDRASINH PARBATSINH CHAUHAN as Architect/Engineer

(ii) M/s./Shri/Smt. KRUNAL KIRITKUMAR MISTRY 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(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 quantity Surveyor appointed by Developer/Engineer 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. 17,80,00,000.00 (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 the Ahmedabad Municipal Corporation being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at 5,61,00,000.00 (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 Ahmedabad Municipal Corporation (Planning Authority) is estimated at Rs.12,19,00,000.00 (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

Sr.No.	Particulars	Amount(in Rs.)
1	Total Estimated Cost of the building/wing as on date of Registration is	17,00,00,000.00
2	Cost incurred as on Date :30-09-2024	5,61,00,000.00
3	Work done in Percentage (as Percentage of the estimated cost)	33
4	Balance Cost to be Incurred (Based on Estimated Cost)	11,39,00,000.00
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	0.00

Table - B

Sr.No.	Common areas and Facilities Amenities	Amount(in Rs.)
1	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on date of Registration is	80,00,000.00
2	Cost incurred as on Date :30-09-2024	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	80,00,000.00
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	0.00

Yours Faithfully,

Name of the Engineer	KRUNAL KIRITKUMAR MISTRY
Local Authority licence number	001ERH01032600598
Local Authority licence no. valid till	01-Mar-2026
Date of physical visit to the site	30-Sep-2024
Firm Name	AUTOSCALE TECHNO LEGAL CONSULTANCY PVT LTD
Reason	NA

@This is online submitted document with due eKYC done, hence no physical signature required.

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