

ENGINEER

VIRAL MANOJBHAI SHETH (EOR-65)
Behind Mcdonalds, Besides Pancham Highstreet Nr Manisha Cross Road, O P Road
Email: designstudio.eng@gmail.com
Mobile: 9510146258
Submitted On: 09-05-2025

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 VED BUILDWELL PRIVATE LIMITED & Design Studio, Plot-71/6, Samruddhi Society, Akota, Vadodara.

Subject: Certificate of Cost Incurred for Development of Fairmont by Courtyard for Construction of 4 building(s) A,B,C,D, Wing(s) NA situated on the Plot bearing C.N. No./CTS No./Survey no./Final Plot no. 1/Khanpur-Sevasi/Khanpur/-/17. Demarcated by its boundaries..

Longitude	Latitude
73.1183056063549	22.32368462324311
73.11692158650321	22.323530789693837
73.11705569695395	22.322458912514026
73.11876694630546	22.32256312315672

Village Khanpur taluka Vadodara

District Vadodara PIN 391101 admeasuring 7263.0 sq.mts. area being developed by VED BUILDWELL PRIVATE LIMITED

Ref: GujRERA Registration Number NA

Sir,

I/We VIRAL MANOJBHAI SHETH have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under GujRERA, being 4 Building(s) A,B,C,D, situated on the plot bearing C.N. No/CTS No./Survey no./Final Plot no. 1/Khanpur-Sevasi/Khanpur/-/17Village Khanpur taluka Vadodara District Vadodara PIN 391101 admeasuring 7263.0 sq.mts. area being developed by VED BUILDWELL PRIVATE LIMITED

1. Following technical professionals are appointed by Owner/Promoter:- VED BUILDWELL PRIVATE LIMITED

(i) M/s./Shri/Smt. Ruchir Manojbhai Sheth as Architect/Engineer

(ii) M/s./Shri/Smt. VINUBHAI RATILAL PATEL 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. 63,52,00,000.00 (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 Vadodara Urban Development Authority being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at 0.00 (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 Vadodara Urban Development Authority (Planning Authority) is estimated at Rs.63,52,00,000.00 (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;

Table - A

Sr.No.	Particulars	Amount(in Rs.)
1	Total Estimated Cost of the building/wing as on date of Registration is	15,50,00,000.00
2	Cost incurred as on Date :12-04-2025	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	15,50,00,000.00
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	0.00

Sr.No.	Particulars	Amount(in Rs.)
1	Total Estimated Cost of the building/wing as on date of Registration is	15,50,00,000.00
2	Cost incurred as on Date :12-04-2025	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	15,50,00,000.00
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	0.00

Sr.No.	Particulars	Amount(in Rs.)
1	Total Estimated Cost of the building/wing as on date of Registration is	15,50,00,000.00
2	Cost incurred as on Date :12-04-2025	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	15,50,00,000.00
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	0.00

Sr.No.	Particulars	Amount(in Rs.)
1	Total Estimated Cost of the building/wing as on date of Registration is	15,50,00,000.00
2	Cost incurred as on Date :12-04-2025	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	15,50,00,000.00
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	1,52,00,000.00
2	Cost incurred as on Date :12-04-2025	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	1,52,00,000.00
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	VIRAL MANOJBHAI SHETH
Local Authority licence number	EOR-65
Local Authority licence no. valid till	31-Mar-2027
Date of physical visit to the site	09-May-2025
Firm Name	Viral Sheth
Reason	As per site visit

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

ENGINEER