

To,
Shri. Chetan Nisar
Of Nisar Properties Pvt. Ltd.
201, Lotus Pride, 2nd Floor,
Near Vile Parle Railway Crossing,
V.P.Road,Vile Parle (West),
Mumbai 400 056.

Sub : Certificate of Percentage of Completion of Construction Work

Of the **Building** having **One Wing** of the phase of the project (MahaRERA Registration Number- applied for) situated **on the plot bearing C.T.S.No. 115**, demarcated by its boundaries (latitude and longitude of the end points) (19.136606, 72.853490) to the North, (19.136343, 72.853538) to the South, (19.136502, 72.853676) to the East, (19.136421, 72.853424) to the West of Division Konkan , **village Majas**, Taluka Andheri, District Mumbai Suburban District, PIN 400060 , **admeasuring 770.30 sq.mts.** area being **developed by Shri. Chetan Nisar of Nisar Properties Pvt.Ltd.**

Sir,

I Shri. Sandeep R. Kangutkar have undertaken assignments **as Architect**, **Certifying Percentage of Completion of Construction Work** of the **Building** having **One Wing** of the phase of the project, situated on the plot bearing **C.T.S.No. 115**, demarcated by its boundaries (latitude and longitude of the end points) (19.136606, 72.853490) to the North, (19.136343, 72.853538) to the South, (19.136502, 72.853676) to the East, (19.136421, 72.853424) to the West of Division Konkan , **village Majas**, Taluka Andheri, District Mumbai Suburban District, PIN 400060 , **admeasuring 770.30 sq.mts.** area being **developed by Shri. Chetan Nisar of Nisar Properties Pvt.Ltd.**

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

- (i) Shri.Sandeep Ramakant Kangutkar as Architect;
- (ii) Shri. Dwijen Bhatt as Structural Consultant;
- (iii) MEP Consultant- Not appointed
- (iv) Shri. Dilip Bobade as Site Supervisor.

Based on Site Inspection, with respect to each of the Building/Wing of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for each of the Building/Wing of the Real Estate Project as registered vide number (applied for) under MahaRERA is as per "Table A" herein below. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in "Table B."

Certificate of Percentage of Completion of Work-at C.T.S.No.115 of village Majas**Table A****Building consisting of single wing**

Sr. No.	Tasks/ Activity		Percentage of work done	
1	Excavation		100%	
2	a	One Number of Basement	N.A.	100%
	b	Plinth	100%	
3	Number of Podiums (Not proposed)		N.A.	
4	Stilt floor		100%	
5	10.00 Slabs completed out of 16.00 number of slabs of super structure.		63%	
6	a	Internal walls of 18.00 flats, 1.00 Society office and One Polyclinic out of 32 Units	68%	46%
	b	internal plaster of 18.00 flats, 1.00 Society office and One Polyclinic out of 32 Units.	68%	
	c	Flooring within flats/premises	68%	
	d	Doors to each of the Flat/Premises	30%	
	e	Windows to each of the Flat/Premises	0.00%	
7	a	Sanitary Fittings within the Flat/Premises	0.00%	0%
	b	Electrical Fittings within the Flat/Premises	0.00%	
8	a	Staircases, Lift Wells and Lobbies at each floor level connecting Staircases and Lifts	68%	46%
	b	Overhead Water Tanks	0.00%	
	c	Underground Water Tanks	70%	
9	a	The external plumbing	10%	36.5%
	b	External plaster	68%	
	c	Elevation	68%	
	d	Completion of terraces with waterproofing of the Building/Wing	0.00%	
10	a	Installation of Lifts,	0.00%	2%
	b	Water pumps	0.00%	
	c	Fire Fighting Fittings and Equipment as per CFO NOC,	10%	
	d	Electrical fittings to Common Areas, electro mechanical equipment	0.00%	
	e	Compliance to conditions of environment/CRZ NOC,	N.A.	
	f	Finishing to entrance lobby/s, plinth protection, paving to areas appurtenant to Building/ Wing, Compound wall and all other requirements as may be required to Obtain Occupation / Completion Certificate	0.00%	
11		Overall percentage of completed construction of the building	54.83%	

Table B

Internal & External Development Works in respect of the entire Registered Phase

SR. NO.	Common Areas and Facilities, Amenities		Proposed (Yes/No)	Percentage of work done	Details
1	Internal Roads and Footpaths		No	N.A.	
2	Water Supply		Yes	20%	
3	Sewarage (chamber,lines,Septic tank,STP)		Yes	50%	
4	Storm Water Drains		Yes	70%	
5	a	Landscaping	No.	N.A.	
	b	Tree planting	Yes	0.00%	
6	Street lighting		No	N.A.	
7	Community Buildings		No	N.A.	
8	Treatment and disposal of sewage and sullage water		No	N.A.	
9	Solid Waste Management & Disposal		No	N.A.	
10	a	Water Conservation	No	N.A.	
	b	Rain water Harvesting	Yes	50%	
11	Energy Management		No	N.A.	
12	Fire protection and Fire safety requirements		Yes	10%	
13	Electrical Meter Room, substation, receiving station		Yes	0.00%	Receiving station Not Proposed.
14	Others (Option to add more)		----	-----	

Your’s Faithfully

SANDEEP KANGUTKAR
Architect
(CA/2000/25909)