

KARNATAKA REAL ESTATE REGULATORY AUTHORITY
(Real Estate (Regulation & Development) Rules, 2017)]

Form - 2

ARCHITECT'S CERTIFICATE

Date: 30-06-2025

Project Name: **'ROYAL NEST'**

Promoter Name: **M/S. WONE 8 ESTATES PVT LTD**

To

M/s. WONE 8 ESTATES PVT LTD,

#4/19, 2nd Floor, 20th Main Road,

Maruthi Nagar, BTM 1st Stage

Bengaluru-560068.

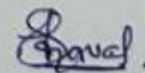
Subject: *Certificate of Estimated Cost for Development of 'ROYAL NEST' for Construction of One Wings of the One Phase of the Project for 105 residential flats, situated on the Plot bearing Survey no.67/2B & 70, and Khatha No. 2370/2370, PID NO.150200102201021576, MahalChowdenahalli Village, Sarjapur Hobali, Anekal Taluk, Bangalore Urban District, demarcated by its boundaries East by: Survey no.62; West by: Road; North by: Survey no.67/2A & 69; South by: Survey no.71 & 72 , admeasuring 1 Acre14 Guntas/ 5463.18 Mtrs, area being developed by **M/S. WONE 8 ESTATES PRIVATE LIMITED***

Sir,

This Certificate is issued in accordance with the provisions of the Section 4(2) (1) (D) of the Real Estate (Regulation and Development) Act, 2016 read with Rule 4(5) & 5 of the Karnataka Real Estate (Regulation and Development) Rules, 2017.

I have verified the sanctioned drawing. The work is as per the sanctioned drawing given by the Competent Authority with Sanctioned Drawing **STRRPA/TP/CC/220/2024-25, Dated:10-06-2025.**

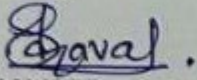
I am satisfied that the physical progress of the project in accordance with that of the RERA Registration Application details.



I/ We **M/S. SANJAY DHAVALI ARCHITECTS** have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under the KRERA, being RESIDENTIAL APARTMENT Building WITH One Wings of the One Phase of the Project situated on the plot bearing Survey no.67/2B & 70, and Khatha No. 2370/2370, PID NO.150200102201021576,Mahal Chowdenahalli Village, Sarjapur Hobali, Anekal Taluk, Bangalore Urban District,

admeasuring 1 Acre 4.5 Guntas/ 4501.90 Mtrs, area being developed by **M/S. WONE 8 ESTATES PRIVATE LIMITED**. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs. 39,93,93,468/-**.

Yours Faithfully,



SANJAY DHAVALI

CA/2003/31511

NO# S2, 29th Main, Putten halli Road

6th Phase, J.P NAGAR BANGALORE – 560 078

SANJAY DHAVALI B.ARCH

Regi No: CA/2003/31511

S2, 403, 29th Main, Puttenhalli Road,

J.P. Nagar 6th Phase, Bangalore - 560 078,

Date: 30-06-2025

Place: Bengaluru.

*Note: The same Engineer is responsible for the completion of Project. In case of Change of the Engineer, approval needs to be taken from the Authority