

K. S. AGRAWAL ASSOCIATES

Mob. : 9717080760

GOVERNMENT APPROVED VALUER & CHARTED ENGINEER

Income Tax Dept. Regn. No. VALUER-01/2016-17 | M. Tech (Civil Engg.), FIE Code No. F-1218251-1
H-23, SECTOR-22, NOIDA - 201301 (U.P.) | E-mail : ksagrawal10@rediffmail.com

FORM - 2

ENGINEER'S CERTIFICATE

To

Date: 09.04.2018

Maxblis Construction Pvt Ltd.
GH-1, Golf City, Sector-75, Noida

Subject: Certificate of Cost Incurred for Development of Project Maxblis Grand Wellington for Construction of Block A, and Block B (UPRERAPRJ4675) situated on the Plot no. GH-1, Eco City, Sector-75, Noida, Plot no. 2 to the North Road to the South Green to the East Road to the West of Village Sharphabad, Tehsil Dadri Competent Authority/Development Authority, District Gautam Buddh Nagar, PIN-201301, Total Plot Area 7098 Sq Mtr being developed by M/s Maxblis Construction Pvt Ltd

Ref: UPRERA Registration Number – UPRERAPRJ4675

Sir,

I K.S. Aggarwal Associates have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under UPRERA, being Block A, and Block B (UPRERAPRJ4675) situated on the Plot no. GH-1, Eco City, Sector-75, Noida, Plot no. 2 to the North Road to the South Green to the East Road to the West of Village Sharphabad, Tehsil Dadri Competent Authority/Development Authority, District Gautam Buddh Nagar, PIN-201301, Total Plot Area 7098 Sq Mtr being developed by M/s Maxblis Construction Pvt Ltd

1. Following technical professionals are appointed by Owner/Promoter:-
 - (i) Mr. Sandeep Kumar as Architect Consultant
 - (ii) M/s. Keen Associates as Structural Consultant
 - (iii) M/s. CESPL as MEP Consultant
 - (iv) Mr. Triloki Kumar as Site Supervisor

K.S. Aggarwal
K.S. AGRAWAL
M Tech, FIE, F-1218251-1, C.Eng
Chartered Engineer
(M):- 9717080760

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 Shri Triloki Kumar 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. 69.09 crores (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 Noida Industrial 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 Rs. 55.27 crores (Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the base of amount of Total Estimated Cost.

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K.S. AGRAWAL

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 Noida Industrial Development Authority (Planning Authority) is estimated at Rs 13.82 crores (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

Building/Wing bearing Number 3 or called Block F, G and H
(to be prepared separately for each Building/Wing of the Real Estate Project)

Sr. No.	Particulars	Amounts (in crores)
1	Total Estimated Cost of the building/wing as on 31.03.2018 date of Registration is	69.09 CR.
2	Cost incurred as on 31.03.2018 (Based on estimated cost)	55.27 CR.
3	Work done in Percentage (as Percentage of the estimated cost)	80%
4	Balance Cost to be Incurred (Based on Estimated Cost)	13.82 CR
5	Cost Incurred on Additional/Extra Items as on 31.03.2018 not included in the Estimated Cost (Table – C)	Not Applicable

TABLE – B

(to be prepared for the entire registered phase of the Real Estate Project)

Sr. No.	Particulars	Amounts (in Rs.)
1	Total Estimated cost of the Internal and External Development Works including common amenities and facilities in the layout as on date of Permission from Competent Authority (based on the original Estimated Cost).	Rs. 6.91 CR.
2	Cost incurred as on (based on the actual cost incurred as per records)	Rs. 5.53 CR.
3	Balance Cost to be Incurred (Based on Estimated Cost) (1-2)	Rs. 1.37 CR
4	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs. 0
5	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items (Row 2 + Row 5) / (Row 1 + Row 5) *100)	80%

Yours Faithfully,

Signature of Engineer

K.S. Aggarwal

(Licence No. F-121825-1)

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Chartered Engineer
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