

FRAMES

CONSULTING CIVIL – STRUCTURAL ENGINEERS, PROJECT MANAGEMENT CONSULTANTS
SCARLET, 57/B-219, G-4, CHAPEL ROAD, NEXT TO LUCKY DECORATORS, NEAR LILAVATI HOSPITAL,
BANDRA (W), MUMBAI – 400 050

E-MAIL: frames_structure@rediffmail.com PHONE: 09819074654.

Date: 24-07-2017

To,
M/S. Neev Infrastructure Pvt. Ltd.
101, Sunder Apartment, Nesbit Road,
Next to Mazgaon Sales Tax Office,
Mumbai – 400 010.

Sub :-Certificate of Approximate Cost Incurred for Development of Neev Galaxy Proposed Building C.T.S. No. 49/E, Village Goregaon Pahadi (East), at Malad (East), Mumbai – 400 097, demarcated by its boundaries (Latitude and longitude of the end points) On or Towards the North : Plot No. 32 of Layout, CTS 49C, On or towards the South : Private Road, (Proposed DP Road), On or towards the West : Plot No. 29/31 of Layout, CTS No. 49 A(P), 49S, 49 E, On or towards the East : Property bearing CTS No. 47 admeasuring 703.50 sq. mtrs. area being developed by M/s. Neev Infrastructure Pvt. Ltd.

Ref:- MCGM File No. CHE/WSII/0288/P/337(New)

Sir,

I, Mr. FurkhanPettiwala, have undertaken assignment as an engineer for estimating approximate construction cost for the Subject Real Estate Project proposed to be registered under MahaRERA, being NeevGalaxyBuilding situated on the Plot bearing CTS No.49\E of village GoregaonPahadi (E), Haji Bapu Road, Malad (East), Mumbai-400 097 admeasuring 703.50 sq.mts. area being developed by (Neev Infrastructure Pvt. Ltd.).

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

- (i) Shri.AbhijitUdani as L.S. / Architect
- (ii) M/s Frames as Structural Consultant
- (iii) M/s Jitendra C. Mistry as MEP Consultant
- (iv) ShriFazal M. Momin as Site Supervisor

2. We have estimated the approximate cost of the completion to obtain Occupation Certificate/ Completion Certificate, of the Civil, MEP and Allied works, of the Building of the project. Our estimated cost calculations are based on the Drawings/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 Fazal M. Momin quantity Surveyor appointed by Developer/Engineer, and the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.

Furkhan

3. We estimate Total approximate estimated Cost of completion of the building of the aforesaid project under reference as Rs. 6,55,00,000/- (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 from the being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Rs. 77,00,000/- (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 of the subject project to obtain Occupation Certificate / Completion Certificate from (planning Authority) is estimated at Rs. 47,80,000/- (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 called NeevGalaxy)

Sr. No.	Particulars	Amounts in Lakhs
1	Total Estimated cost of the building as on 30.06.2017 date of Registration	625.00
2	Cost incurred as on 30.06.2017 (based on the Estimated cost)	167.00
3	Work done in Percentage (as Percentage of the estimated cost)	26.72%
4	Balance Cost to be Incurred (Based on Estimated Cost)	458.00

TABLE B (Building called Neev Galaxy)

Sr. No.	Particulars	Amounts In Lakhs
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 30.06.2017 date of Registration.	30.00
2	Cost incurred as on 30.06.2017 (based on the Estimated cost).	10.00
3	Work done in Percentage (as Percentage of the estimated cost).	33.33
4	Balance Cost to be Incurred (Based on Estimated Cost).	20.00

Thanking You.

Yours truly,

For **FRAMES**

Furkhan 24/07/2017

(FURKHAN I. PETTIWALA)

Regn. No. STR/P/157.