

SANKESH S.PARHAD(B.E CIVIL)

B-467 Sector 2,Airoli ,Navi Mumbai: 400 708, Mob:- 9561000432.

ENGINEER'S CERTIFICATE

Date:17th October 2020

To,
M/s. Regent Homes
603, 6th Floor, Inizio,
Cardinal Gracious Road,
Chakala, Andheri East,
Mumbai-400099.

Subject: Certificate of Cost Incurred for Development of Residential Building known as "Raj Vaibhav Co-Op Hsg Soc Ltd" on Plot bearing C.T.S. 654-B of village Vile Parle situated at Paranjape "B"Scheme No.1,Near Mahila Sangh, Vile Parle (East) Mumbai: 400 057, demarcated by its boundaries by C.T.S. No. 469 to its North, by Paranjape "B" Scheme Road No.1 to the South, C.T.S. No 655 to the East , and by C.T.S. No 654A towards West of Konkan Division, Village Vile Parle,Taluka Andheri, District Mumbai Suburban, Mumbai-400057 admeasuring 628.80 sq mtrs area being developed by M/s. Regent Homes, Mumbai.

Sir,

I, Mr. Sankesh S.Parhad have undertaken assignment of certifying Estimated Cost for the Subject of Real Estate Project registered under MahaRERA **P51800017296** being known as Raj Vaibhav Co-Op Hsg Soc Ltd, situated on the plot bearing C.T.S. No.654 B of village Vile Parle situated at Paranjape "B"Scheme No.1,Near Mahila Sangh,Vile Parle (East) Mumbai: 400 057 admeasuring 628.80 sq.mts. being developed by M/s. Regent Homes Mumbai.

1. Following technical professionals are appointed by Promoter :-

- (i) Shri. Nitin B.Tiwaskar as Architect;
- (ii) M/s. Sura & Associates as Structural Consultant;
- (iii) Shri. Nischal Shah as MEP Consultant;
- (iv) My Self Sankesh S.Parhad as Quantity Surveyor.



2. I have estimated the cost of the completion to obtain Occupation Certificate/ Completion Certificate, of the Civil, MEP and Allied works, of the Building of the project. The estimated cost calculations are based on the Drawings/ plans made available to me for the project under reference by the Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by myself and the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by me.

3. I estimated Total Estimated Cost of completion of the building of the aforesaid project under reference as **Rs.6,00,00,000/-** (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 Mumbai Municipal corporation of Greater Mumbai being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Rs. **5,98,00,000/-** (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 Mumbai Municipal corporation of Greater Mumbai (planning Authority) is estimated at Rs. **2,00,000/-** (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
Residential Building known as Raj Vaibhav Co-Op Hsg Soc Ltd

Sr. No.	Particulars	Amounts
1	Total Estimated cost of the building as on date of Registration	5,50,00,000/-
2	Cost incurred as on 30 th September 2020 (based on the Estimated cost)	5,50,00,000/-
3	Work done in Percentage (as Percentage of the estimated cost)	100%
4	Balance Cost to be Incurred (Based on Estimated Cost)	0/-
5	Cost Incurred on Additional /Extra Items as on 30 th September 2020 not included in the Estimated Cost	NA



TABLE B
To be prepared for the entire registered phase of the Real Estate Project

Sr. No.	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on date of Registration	50,00,000/-
2	Cost incurred as on 30 th September 2020 (based on the Estimated cost)	48,00,000/-
3	Work done in Percentage (as Percentage of the estimated cost)	96%
4	Balance Cost to be Incurred (Based on Estimated Cost)	2,00,000/-
5	Cost Incurred on Additional /Extra Items as on 30 th September 2020 not included in the Estimated Cost	NA

Yours Faithfully



SANKESH S. PARHAD

(License No.: NA)