

Annexure A

FORM 1

ARCHITECT'S CERTIFICATE

(For a period of 01.07.25 to 30.09.25)

To,

Date: 01.10.2025

M/s. VHS Lifespace L.L.P.

A/104, Hinal Heritage, Patelwadi,
 S.V.P. Road, Borivali (W),
 Mumbai – 92.

Subject: Certificate of Percentage of Completion of Construction Work for development of '**New Sterling C.H.S.L.**' at plot bearing C.T.S. No. 1394A and 1395 of village Dahisar at 13.40 mt. wide C.S. Cross Road No. 5 at Anand Nagar, Dahisar (E), Mumbai in R/N Ward, having plot area: 1466.30 sq. mt., having MahaRERA Registration Number **PM1180002500785** being developed by **M/s. VHS Lifespace L.L.P.**

Sir,

I, **Divyesh H. Parekh**, have undertaken assignment as Licensed Surveyor of certifying Percentage of Completion of Construction Work of '**New Sterling C.H.S.L.**' having MahaRERA Registration Number **PM1180002500785** being developed by **M/s. VHS Lifespace L.L.P.**

Based on Site Inspection, with respect to Layout / 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 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.

TABLE - A

(Single building is proposed)

| Sr. No. (1) | Tasks / Activity (2) | Percentage of Actual Work Done (As on 30.09.2025) (3) |
|----------------|-------------------------|---|
| 1. | Excavation | 10% Completed |
| 2. | Basements (if any) | N.A. |
| 3. | Podiums | N.A. |

| | | |
|-----|---|-------------------|
| 4. | Plinth | 0% Completed |
| 5. | Stilt Floor | 0% Completed |
| 6. | Slabs of Super Structure | 0 Slabs Completed |
| 7. | Internal walls, Internal Plaster, Floorings, Door and windows within Flats/Premises | 0% Completed |
| 8. | Sanitary Fittings within the Flat/Premises | 0% Completed |
| 9. | Staircases, Lifts Wells and Lobbies at each Floor level, Overhead and Underground Water Tanks | 0% Completed |
| 10. | External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing. | 0% Completed |
| 11. | Installation of Lifts, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, mechanical equipment, compliance to conditions of environment/CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/Wing, Compound Wall and all other requirements as may be required to complete project as per specifications in agreement of Sale. Any other activities. | 0% Completed |

TABLE - B
Common Areas (Internal and External Development Works) in respect of the entire Registered Phase / Project Number

| Sr. No (1) | Common areas and Facilities (2) | Proposed (Yes / No) (3) | Percentage of Actual Work Done (As on 30.09.2025) (4) | Details (5) |
|------------|--|-------------------------|---|-------------------------------|
| 1. | Internal Roads & Footpaths. | No | --- | NA |
| 2. | Water Supply | Yes | 0% Completed | As per MCGM Norms |
| 3. | Sewerage (Chamber, lines, Septic Tank, STP). | Yes | 0% Completed | As per MCGM Norms |
| 4. | Storm Water Drains | Yes | 0% Completed | As per MCGM Norms |
| 5. | Landscaping & Tree Planting | Yes | 0% Completed | As per Garden authority Norms |

| | | | | |
|-----|--|-----|--------------|---------------------------------------|
| 6. | Street Lighting | No | --- | NA |
| 7. | Community Buildings | No | --- | NA |
| 8. | Treatment and disposal of sewage and sullage water. | No | --- | NA |
| 9. | Solid Waste management and Disposal | Yes | 0% Completed | NA |
| 10. | Water conservation / Rain water harvesting | Yes | 0% Completed | NA |
| 11. | Energy Management | No | --- | NA |
| 12. | Fire protection and Fire Safety requirements | Yes | 0% Completed | As per Chief Fire Officer Norms |
| 13. | Electrical meter room, sub - station, receiving station. | Yes | 0% Completed | As per Adani Electricity Mumbai Norms |
| 14. | Others (Option to Add more). | No | --- | NA |

Yours faithfully,

Licensed Surveyor
DIVYESH H. PAREKH, P/444/LS

Agreed and Accepted by:

M/s. VHS Lifespace L.L.P.

Date: 01.10.2025.