

FORM – 2

(See Regulation 3)

ENGINEER'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account – Project wise)

To

The VARNIRAJ INFRA & SURVEY NUMBER 90, TP NUMBER 41, FP NUMBER 184,, KAPURAI GAM, DABHOI ROAD.

Subject: Certificate of Cost Incurred for Development of **SHREE SUNDARAM BUNGLOWS** for Construction of **6** building(s) **A,A1,A2,B,B1,B2**, Wing(s) **NA** situated on the Plot bearing C.N. No./CTS No./Survey no./Final Plot no. **41/KAPURAI/0/0/KAPURAI/0/90/184**. Demarcated by its boundaries..

Longitude	Latitude
73.24879751303382	22.269713538452436
73.2487586210031	22.26942560951041
73.24897185661979	22.269398305873075
73.24936077692695	22.269366037931196
73.24925214746185	22.26965893128483

Village **KAPURAI** taluka **Vadodara**

District **Vadodara** PIN **390004** admeasuring **1517.0** sq.mts. area being developed by **VARNIRAJ INFRA**

Ref: GujRERA Registration Number **NA**

Sir,

I/We **PARTH AMIN** have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under GujRERA, being **6** Building(s) **A,A1,A2,B,B1,B2**, situated on the plot bearing C.N. No./CTS No./Survey no./Final Plot no. **41/KAPURAI/0/0/KAPURAI/0/90/184** Village **KAPURAI** taluka **Vadodara** District **Vadodara** PIN **390004** admeasuring **1517.0** sq.mts. area being developed by **VARNIRAJ INFRA**

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

- (i) M/s./Shri/Smt. **SHRENIK RAJENDRAKUMAR SONI** as Architect/Engineer
- (ii) M/s./Shri/Smt. **VINUBHAI RATILAL PATEL** as Structural Consultant

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 quantity Surveyor 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. **3,70,00,000.00** (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 **Vadodara Municipal Corporation** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **0.00** (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(s) of the subject project to obtain Occupation Certificate/Completion Certificate from **Vadodara Municipal Corporation** (Planning Authority) is estimated at Rs.**3,70,00,000.00** (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

Sr.No.	Particulars	Amount(in Rs.)
1	Total Estimated Cost of the building/wing as on date of Registration is	84,00,000.00
2	Cost incurred as on Date :31-07-2025	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	84,00,000.00
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	0.00

Sr.No.	Particulars	Amount(in Rs.)
1	Total Estimated Cost of the building/wing as on date of Registration is	56,00,000.00
2	Cost incurred as on Date :31-07-2025	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	56,00,000.00
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	0.00

Sr.No.	Particulars	Amount(in Rs.)
1	Total Estimated Cost of the building/wing as on date of Registration is	25,00,000.00
2	Cost incurred as on Date :31-07-2025	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	25,00,000.00
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	0.00

Sr.No.	Particulars	Amount(in Rs.)
1	Total Estimated Cost of the building/wing as on date of Registration is	62,00,000.00
2	Cost incurred as on Date :31-07-2025	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	62,00,000.00
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	0.00

Sr.No.	Particulars	Amount(in Rs.)
1	Total Estimated Cost of the building/wing as on date of Registration is	92,00,000.00
2	Cost incurred as on Date :31-07-2025	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	92,00,000.00
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	0.00

Sr.No.	Particulars	Amount(in Rs.)
1	Total Estimated Cost of the building/wing as on date of Registration is	31,00,000.00
2	Cost incurred as on Date :31-07-2025	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	31,00,000.00
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	0.00

Table - B

Sr.No.	Common areas and Facilities Amenities	Amount(in Rs.)
1	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on date of Registration is	20,00,000.00
2	Cost incurred as on Date :31-07-2025	0.00
3	Work done in Percentage (as Percentage of the estimated cost)	0
4	Balance Cost to be Incurred (Based on Estimated Cost)	20,00,000.00
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	0.00

Yours Faithfully,

Name of the Engineer	PARTH AMIN
Local Authority licence number	EOR/389
Local Authority licence no. valid till	31-Mar-2026

Date of physical visit to the site	15-Sep-2025
Firm Name	PARTH AMIN
Reason	NA

@This is online submitted document with due eKYC done, hence no physical signature required.

ENGINEER