

FORM-2 [see Regulation 3]

ENGINEER'S CERTIFICATE

(To be submitted at the time of Registration of On-going Project and for withdrawal of money from Designated Account- Project wise)

Date: 30-06-2025

**Hillview Venture**

Flat No. 114, Mogra Village,  
Shivaji Nagar,  
Jogeshwari East,  
Mumbai -93

Subject: Certificate of Cost incurred for the development **Hubtown PalmRose Wing A** (MIDC Pocket 6 as mentioned in Municipal Approvals) having MahaRERA Registration Number **P51900000047** being developed **Hillview Venture**.

Sir,

1. I Rajeevan Paramban have undertaken assignment of certifying Estimated cost for **Hubtown PalmRose Wing A** (MIDC Pocket 6 as mentioned in Municipal Approvals) having MahaRERA Registration Number **P51900000047** being developed **Hillview Venture**.

2. We have estimated the cost, of the Civil, MEP and Allied works, required for the completion of the apartment and proportionate completion of internal & external works of the project as per per specification mentioned in agreement of sale. 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 **Laxman Gavade** quantity Surveyor\* appointed by Developer/Engineer, and assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us to ascertain / confirm the above analysis given to us.

3. We estimate Total Estimated Cost of completion of the building of the aforesaid project under reference as **Rs. . 16,70,00,000/-** (Total of Table A and B at the time of Registration. The estimated Total Cost of project is with reference to the Civil, MEP and allied works required for completion of the apartments and proportionate completion of internal & external works, as per specifications mentioned in agreement of sale and for the purpose of obtaining occupation certificate / completion certificate for the Building(s), Wing(s),/ Layout / Plotted Development from the from the **M.I.D.C. Andheri**, being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **Rs. 15,66,31,000/-** Total of Table A and B. The amount of Estimated Cost Incurred is calculated on the basis of input materials / services used and unit cost of these items.

5. The Balance cost of Completion of the Civil, MEP and Allied works for the apartments and proportionate internal & external works, as per specification mentioned in agreement of sale of the Project is estimated at **Rs 1,03,69,000/-** ( Total of Table A and B).

6. I certify that the Cost of the Civil, MEP and allied work for the apartments and proportionate internal & external works, as per specification mentioned in agreement of sale of the aforesaid Project as completed on the date of this certificate is as given in Table A and B below:



TABLE A

Building - Hubtown Palmrose – Wing A.(Gr +11)

Sr. No	Particulars	Amounts
1	Total Estimated cost of the building/wing as on date of Registration is <u>18.06.2017</u>	<u>Rs 13,70,00,000/-</u>
2	Cost incurred as on <u>30-06-25</u> (based on the Estimated cost)	<u>Rs. 12,89,50,000/-</u>
3	Work done in Percentage (as Percentage of the estimated cost)	<u>94.12 %</u>
4	Balance Cost to be Incurred (Based on Estimated Cost)	<u>Rs . 80,50,000/-</u>
5	Cost Incurred on Additional /Extra Items as on <u>30-06-25</u> not included in the Estimated Cost (Table C)	Rs. 0/-

TABLE B

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 is <u>18.06.2017</u>	<u>Rs. 3,00,00,000/-</u>
2	Cost incurred as on <u>30-06-25</u> (based on the Estimated cost)	<u>Rs. 2,76,81,000/-</u>
3	Work done in Percentage (as Percentage of the estimated cost)	<u>92.72%</u>
4	Balance Cost to be Incurred (Based on Estimated Cost)	<u>Rs. 23,19,000/-</u>
5	Cost Incurred on Additional /Extra Items as on <u>30-06-25</u> not included in the Estimated Cost (Table C)	Rs. 0/-

Yours Faithfully



RAJEEVAN PARAMBAN

Agreed &amp; Accepted by:




Signature of Promoter

Name :

Date

**\* Note**

1. The scope of work is to complete entire Real Estate Project as per drawings approved from time to time so as to obtain Occupation Certificate /Completion Certificate.
2. (\*) Quantity survey can be done by office of Engineer or can be done by an independent Quantity Surveyor, whose certificate of quantity calculated can be relied upon by the Engineer. In case of independent quantity surveyor being appointed by Developer, the name has to be mentioned at the place marked (\*) and in case quantity are being calculated by office of Engineer, the name of the person in the office of Engineer, who is responsible for the quantity calculated should be mentioned at the place marked (\*).
3. (\*\*)Balance Cost to be incurred (4) may vary from Difference between Total estimated Cost (1) and Actual Cost incurred (2) due to deviation in quantity required / escalation of cost etc. .
4. As this is an estimated cost, any deviation in quantity required for development of the Real estate Project will result in amendment of the cost incurred/to be incurred.
5. All components of work with specifications are indicative and not exhaustive.

**Table C**

List of Extra / Additional Items executed with Cost

(Which were not part of the original Estimate of Total Cost)

Sr No.	List of Extra / Additional / Deleted Items	Amount (In Rs.)
1.	Nil	

  
