

A.K. Infrastructure Pvt. Ltd.

66, JANK PARK, HARI NAGAR, New Delhi-110064

Form-REG-2

ENGINEER'S CERTIFICATE

(To be submitted at the time of Registration of Project, Withdrawal of Money from Separate Account and Submission of Quarterly Progress Report)

No..REG/4

Date: 06th APRIL,2026

Information as on 31st MARCH,2025

Subject: Certificate of Percentage of Completion of Construction Work of 03 No. of Building(s)/ 03 Block(s (Tower E,F& G) of the 02 Phase of the Project The Brook Phase 2[UPRERAPRJ535539/09/2024] situated on the Khasra No/ Plot no. GH-03C ,Sector-12, Greater Noida West UP-201318 Demarcated by its boundaries (latitude and longitude of the end points)Latitude 22°33'39.83"N and Longitude 77°29'02.50" W of village Saini Tehsil Greater Noida West Competent/ Greater Noida Industrial Development authority PIN 201318 admeasuring 9320 sq. metres out of total project area of 20,431 sq.mts. area being developed by [Blessings Homz Pvt Ltd]
I/We Rajesh Jain have undertaken assignment as Project Engineer for certifying Percentage of Completion Work of the 03 Building(s)/03 Block/ Tower (s) of 02 Phase of the Project, situated on the Khasra No/ Plot no 12, Sector-12, Village Saini, Greater Noida West, Gautam Budh Nagar, UP-201318 under Greater Noida Industrial Development Authority admeasuring 9320 sq mtr. out of total area of 20,431 sq.mts. area being developed by [Blessings Homz Pvt Ltd]

1. Following technical professionals were appointed by me for verification / certification of the cost: -

- (i) M/s D.M.A International as L.S. / Architect ;
- (ii) M/s Keen Associates Pvt Ltd (Mr. Tajuddin Ashraf) as Structural Consultant
- (iii) M/s Paradise Consultants as MEP Consultant
- (iv) Shri N Purwar as Site Supervisor

2. The project is still ongoing. We have estimated the cost of the completion of the civil, MEP and allied works, of the Plotted Development/ Building(s)/Wing(s)/Block(s)/Tower(s) of the project. Our estimated cost calculations are based on the drawings/plans made available to us for the project under reference by the Promoter, Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by Quantity Surveyor appointed by the Promoter, and the fair assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us is given in following Table A and Table B:

(in Rs Lac)

Table - A

Table - A							
Building/Wing/ Block /Tower Number or Name		Tower-E					
1	2	3	4	5	6	7	8
S.No	Task / Activity	Total Estimated Cost	Amount incurred till now	% of work done as per latest REG-1	Expenditure computed as per REG-1 (Column 3 x Column 5)	Admissible expenditure (Lower of Column 4 and Column 6)	Value of Work done in Percentage as per Admissible expenditure (Column No. 7 /Column No. 3)
1	Excavation	2.50	2.50	100.00	2.50	2.50	100.00
2	Total Number of Basement and Plinth	642.50	248.97	39.75	255.39	248.97	38.75
3	Total Number of Podiums	0.00	0.00	0.00	-	-	
4	Stilt Floor incl Tower and Non Tower	388.67	150.61	38.75	150.61	150.61	38.75
5	Total Number of Slabs of Super Structure	2391.03	265.67	11.11	265.64	265.64	11.11
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	1443.77	48.13	4.33	62.52	48.13	3.33
7	Sanitary Fittings within the Flat/Premises,	148.69	0.00	0.00	-	-	-
8	Electrical Fitting within the Flat/Premises	129.21	0.00	0.00	-	-	-
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts	379.29	1.40	1.37	5.20	1.40	0.37
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks	196.64	0.00	0.00	-	-	-
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFP NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.	387.78	11.63	3.00	11.63	11.63	3.00
12	Compliance to conditions of environmental/Fire NOC, Electric safety certificate,Installation of lifts as per provisions of Lift Act 2024, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, Electrical and Mechanical equipment etc. and all other works as may be required to obtain Occupancy/Completion Certificate.	37.70	0.00	0.00	-	-	-
	TOTAL	6147.79	728.92		753.49	728.89	

Table - A

Table - A							
Building/Wing/ Block /Tower Number or Name		Tower-F					
1	2	3	4	5	6	7	8
S.No	Task / Activity	Total Estimated Cost	Amount incurred till now	% of work done as per latest REG-1	Expenditure computed as per REG-1 (Column 3 x Column 5)	Admissible expenditure (Lower of Column 4 and Column 6)	Value of Work done in Percentage as per Admissible expenditure (Column No. 7 /Column No. 3)
1	Excavation	2.50	2.50	100.00	2.50	2.50	100.00
2	Total Number of Basement and Plinth	642.50	248.97	40.25	258.61	248.97	38.75
3	Total Number of Podiums	0.00	0.00	0.00	-	-	
4	Stilt Floor	388.67	150.61	38.75	150.61	150.61	38.75

5	Total Number of Slabs of Super Structure	2391.03	708.45	29.63	708.46	708.45	29.63
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	1443.77	128.33	9.89	142.79	128.33	8.89
7	Sanitary Fittings within the Flat/Premises,	148.69	0.00	0.00	-	-	-
8	Electrical Fitting within the Flat/Premises	129.21	0.00	0.00	-	-	-
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts	379.29	12.63	4.33	16.42	12.63	3.33
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks	196.64	0.00	0.00	-	-	-
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFP NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.	387.78	11.63	3.00	11.63	11.63	3.00
12	Compliance to conditions of environmental/Fire NOC, Electric safety certificate,Installation of lifts as per provisions of Lift Act 2024, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, Electrical and Mechanical equipment etc. and all other works as may be required to obtain Occupancy/Completion Certificate.	37.70	0.00	0.00	-	-	-
	TOTAL	6147.79	1263.12		1291.02	1263.12	

Table - A							
Building/Wing/ Block /Tower Number or Name		Tower-G					
1	2	3	4	5	6	7	8
S.No	Task / Activity	Total Estimated Cost	Amount incurred till now	% of work done as per latest REG-1	Expenditure computed as per REG-1 (Column 3 x Column 5)	Admissible expenditure (Lower of Column 4 and Column 6)	Value of Work done in Percentage as per Admissible expenditure (Column No. 7 /Column No. 3)
1	Excavation	2.50	2.50	100.00	2.50	2.50	100.00
2	Total Number of Basement and Plinth	636.24	246.54	39.75	252.90	246.54	38.75
3	Total Number of Podiums	0.00	0.00	0.00	-	-	
4	Stilt Floor	382.01	148.03	38.75	148.03	148.03	38.75
5	Total Number of Slabs of Super Structure	2254.76	1753.70	77.78	1,753.75	1,753.70	77.78
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises	1353.63	284.26	22.00	297.80	284.26	21.00
7	Sanitary Fittings within the Flat/Premises,	139.43	0.00	0.00	-	-	-
8	Electrical Fitting within the Flat/Premises	121.16	0.00	0.00	-	-	-
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts	291.56	60.47	21.74	63.39	60.47	20.74
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks	184.38	0.00	0.00	-	-	-
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFP NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.	363.61	10.91	3.00	10.91	10.91	3.00
12	Compliance to conditions of environmental/Fire NOC, Electric safety certificate,Installation of lifts as per provisions of Lift Act 2024, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, Electrical and Mechanical equipment etc. and all other works as may be required to obtain Occupancy/Completion Certificate.	35.35	0.00	0.00	-	-	-
	TOTAL	5764.63	2506.41		2529.28	2506.41	

Table - B							
Cost incurred on Internal and external development works (common facilities) in respect of the entire registered project							
							(in Rs Lac)
1	2	3	4	5	6	7	8
S.No	Internal/External Development Work (Common Facilities)	Total Estimated Cost	Amount incurred till now	% of work done as per latest REG-1	Expenditure computed as per REG-1 (Column 3 x Column 5)	Admissible expenditure (Lower of Column 4 and Column 6)	Value of Work done in Percentage as per Admissible expenditure (Column No. 7 /Column No. 3)
1	Internal Roads & Footpaths	70.00	0		-	-	-
2	Water Supply/Drinking Water Facilities	65.00	0		-	-	-
3	Sewerage (chamber, lines, Septic Tank, STP)	60.00	0		-	-	-
4	Storm Water Drain	30.00	0		-	-	-
5	Landscaping & Tree Planting	85.00	0		-	-	-
6	Street Lighting	35.00	0		-	-	-

7	Community Buildings	0.00	0		-	-	-
8	Treatment & Disposal of Sewage and Sullage water /STP	40.00	0		-	-	-
9	Solid Waste Management & Disposal	30.00	0		-	-	-
10	Water Conservation, Rainwater Harvesting	40.00	0		-	-	-
11	Energy Management/Use of Renewable Energy	115.00	0		-	-	-
12	Fire Protection and Fire Safety Requirements	70.00	0		-	-	-
13	Electrical Sub Station, Control Panel & Meter Room incl Rooms HT/VCB room	226.85	0				
14	Receiving Station	15.00	0				
15	Plan of Development Works	15.00	0				
16	Emergency Evacuation Services	15.00	0				
17	Common Facilities in Basement-Lobbies/M parking	50.00	0				
18	Others, if any (please specify) B wall	35.00	0				
	TOTAL	996.85	0.00				
	Grand Total	19057.05	4498.45				

3. We estimate the Total Cost for completion of the project under reference as Rs.19057.05 lakhs (Total of column no. 3 in Tables A1, A2.... and Table B) including cost of development of common facilities. The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completed for obtaining occupancy certificate/completion certificate for the Project from the concerned Competent/ Development Authority under whose jurisdiction the mentioned project is being developed.

4. The admissible expenditure till 31st March,2026 is Rs.4498.46 lakhs (Total of column no. 7 in Tables A1, A2.... and Table B)).

5. Based on Site Inspection and estimated cost calculation, with respect to each of the Plots/Building/Wing/ Block /Tower and allied works of the aforesaid Real Estate Project, I/ We certify as follows -

5.1) As on the date of this certificate, the Percentage of Admissible Cost Incurred for each of the Buildings/Wings/Blocks/Towers of the Real Estate Project is as per Table-A1,A2.....

5.2) As on the date of this certificate, the Percentage of Admissible Cost Incurred with respect to each of the activities which are common to overall project is detailed in the Table-B.

Yours Faithfully

Signature & Name (IN BLOCK LETTERS) of Engineer-RAJESH JAIN
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