



GSTIN:-09ABLPB3428R1Z6

Bajaj Constructions

Architects•Engineers•Project Management Consultants
Structural Consultants•Interior Designers

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Er. Sundeep Bajaj
B.E (Civil)
Structural Consultant
Govt. Appd. Valuer [Cat-1/221/2004]
Fellow Member of Institution of Valuers
[(F-15251(LM))]

Arch. Anupama Bajaj
B. Arch AIIA. MCA
(Regd. No. CA/19742/96)

Information as on : 31.03.2025

FORM-R

ENGINEER'S CERTIFICATE

Date: 15.4.2025

(For The Purpose of Registration of Project and for withdrawal of Money from Designated Account)

Subject: Certificate of 0.97 % of Completion of Construction Work of the HARE KRISHNA ASHIYANA for Construction of 100 No. of Flats Building(s) of the Project [UPRERA Application No: 1307618] situated on the Plot No. GH-3, KHASRA NO- 873, 884, 909, 914, 945, 966, 1294, 1339, & 941/1357 , SITUATED AT RUKMANI VIHAR AWASIYA YOJNA SECTOR -1, MAUJA SUNRAKH BANGER, TEHSIL & DIST.-MATHURA Demarcated by its boundaries (as per approved Layout) of village/city: Sunrakh Bangar, Tehsil- Mathura Competent / Development authority- Mathura Vrindavan Development Authority, District: Mathura, PIN- 281121, admeasuring 4026.61 sq.mts. area being developed by EPOCH REALTECH PRIVATE LIMITED.

I/We Er. Sundeep Bajaj (Bajaj constructions) have undertaken assignment as Engineer of certifying Percentage of Completion Work of the Project Hare Krishna Ashiyana , situated on the Plot No. Gh-3, Khasra No- 873, 884, 909, 914, 945, 966, 1294, 1339, & 941/1357 , Situated At Rukmani Vihar Awasiya Yojna Sector -1, Mauja Sunrakh Banger, Tehsil & Dist.-Mathura development authority M.V.D.A District Mathura PIN 281121 admeasuring 4026.61 sq.mts. area being developed by Epoch Realtech Private Limited.

This is to certify that I have undertaken assignment of certifying estimated cost and expenses incurred on actual on site construction for the Real Estate Project mentioned above.

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

- (i) Er. Sundeep Bajaj (Bajaj Constructon) as Engineer
- (ii) Shri Santosh Sharma 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 developments of Plot(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.

3. We estimate the Total Cost for completion of the project under reference as Rs. 2890.87 lakhs (Total of S.No. 1 in Tables A and 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 occupation certificate/completion certificate for the building(s) from the concerned Competent Authority under whose jurisdiction the previously mentioned project is being implemented.

4. The estimated actual cost incurred till date 31.03.2025 is calculated at Rs. 28.08 lakhs (Total of S. No. 2 in Tables A and B). The amount of Estimated Cost Incurred is calculated based on amount of Total Estimated Cost.

5. The Balance cost of Completion of the Civil, MEP and Allied works of the development of the Plot(s) of the subject project to obtain Occupation Certificate/Completion Certificate from the Competent Authority is estimated at Rs. 2862.79 lakhs (Total of S.No. 4 in Tables A and B).

6. I certify that the Cost of Civil, MEP and allied work for the aforesaid Project as completed on the 31.03.2025 is as given in Tables A and B below :

Table A

(To be prepared separately for each Building /Wing of the Real Estate Project/Phases. In case of more than one building, label as Table-A1, A2, A3 etc.)

S.No.	Particulars	Amounts
1	Total Estimated cost of the Flats & development work as on date of Project Permission from Competent Authority. (based on the original Estimated cost)	Rs 2890.87 lakhs
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	Rs 28.08 lakhs
3	Value of Work done in Percentage (as Percentage of the estimated cost) $(1*100/2)$	0.97%
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	Rs 2862.79 lakhs
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	N/A
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items $(1*100)/(2+5)$)	N/A
(Enclose separate sheets for the cost calculations for each unit/building or tower)		

TABLE B

Internal & External Development works and common amenities
(To be prepared for the entire registered phase of the Real Estate Project)

S.No.	Particulars	Amounts
1	Total Estimated cost of the External Development Works including common amenities and facilities in the layout as on date of Permission from Competent Authority (based on the original Estimated Cost).	-
2	Cost incurred as on (based on the actual cost incurred as per records)	-
3	Work done in Percentage (as Percentage of the estimated cost) $(1*100/2)$	-
4	Balance Cost to be Incurred (Based on Estimated Cost) (1-2)	-
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	N/A
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items	N/A
(Enclose separate sheet for the cost calculations)		

Er. Sundeep Bajaj

Add: A-8/7, Krishna Nagar, Mathura.

Licence No : Cat-1/221/2004

Er. SUNDEEP BAJAJ

(B.E. Civil)

STRUCTURAL CONSULTANT

Govt. Approved Valuer

Regd. No. CAT1/221/2004

A-8/7 Krishna Nagar, Mathura