

AMIT & ASSOCIATES

ARCHITECTS & ENGINEERS

*303, AKD TOWER, SECTOR – 14, GURUGRAM.(HR.)

MOB. NO: 8585935706

Email: amit.verma7307@gmail.com

REF. NO. AV/05

DATE:- 07-01-2026

Form Reg-2

ENGINEERS CERTIFICATE

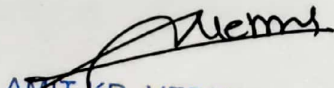
(For the purpose of Registration of Project and for withdrawal of Money from Designated Account)

Subject : Certificate of Percentage of completion of Construction Work of Express Zenith (Tower A) situated on the Khasra No./Plot no. GH-02A, Sector 77, Noida demarcated by its boundaries (latitude and longitude of the end points) $28^{\circ}34'12.35''N$ to the North to the East $77^{\circ}23'34.84''N$ of Village _____ Tehsil _____ Competent/Development Authority NOIDA Distt. Gautam Budh Nagar PIN 201301 admeasuring 3900 sq. mtrs area being developed by EXPRESS BUILDERS & PROMOTERS PVT. LTD.

I/We **AMIT AND ASSOCIATES** have undertaken assignment as Engineer of certifying Percentage of Completion Work of Express Zenith (Tower A) (UPRERA Registration no. UPRERAPRJ980703/04/2024) situated on the Khasra No./Plot No. GH-02A Sector 77, Noida of Village _____ Tehsil _____ competent/development authority NOIDA District GAUTAM BUDH NAGAR PIN 201301 admeasuring 3900 sq. mtrs area being developed by EXPRESS BUILDERS AND PROMOTERS PVT. LTD.

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.

- Following technical professionals were consulted by me for verification/for certification of the cost:
 - M/s 4TH DIMENSION as L.S./ARCHITECT
 - M/s OPTIMUM DESIGN PVT. LTD. as Structural Consultant
 - M/s CONSUMATE ENGG. SERVICES PVT. LTD. as MEP Consultant
 - Mr. N.K. YADAV as Site Engineer
- The project is completed. We have estimated the cost of the completion of the civil, MEP and allied works of the Building(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.
- We estimate the Total Cost for completion of the project under reference as Rs. 6050 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 from the concerned Competent Authority under whose jurisdiction the previously mentioned project is being implemented.


AMIT KR. VERMA
BE. CIVIL
HSVP Regn. No. 14/2025
Shop No. 303, Akd Tower, Sec-14, Gurgaon
Mobile No.: 8585935706



4. The estimated actual cost incurred till date 31.12.2025 is calculated at Rs. 4,421 Lakhs (Total of Sl. no. 2 in Table 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 Building of the subject project to obtain Occupation Certificate/Completion Certificate from the Competent Authority is estimated at Rs. 1,629 lakhs (Total of Sl. No. 4 in Table A and B).

Table A
Tower bearing Number "A"

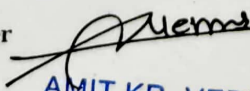
Sl No.	Particulars	Amount (In Lakh)
01	Total Estimated Cost of the building/wing as on date of Building Permission from Competent Authority (based on the original estimated cost) for Tower-A	5,850
02	Cost incurred as on Date (Based on the actual cost incurred as per record).	4,287
03	Value of work done in Percentage (as Percentage of the estimated cost) $(1*100/2)$	73%
04	Balance cost to be incurred (Based on Estimated Cost) $(1-2)$	1,563
05	Cost incurred on Additional/Extra items not included in the Estimated Cost (Annexure-A)	0
06	Work Done in percentage (as percentage of Estimated Cost Plus additional/extra items $(1*100)/(2+5)$	73%

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

Sl No.	Particulars	Amount (In Lakh)
01	Total Estimated Cost of the Internal and External Development Works including common amenities and facilities in the layout as on date of Permission from Competent Authority (base on the original Estimated Cost)	200
02	Cost incurred as on date (Based on the actual cost incurred as per record).	134
03	Work done in Percentage (as Percentage of the estimated cost) $(1*100/2)$	67%
04	Balance cost to be incurred (Based on Estimated Cost) $(1-2)$	66
05	Cost incurred on Additional/Extra items not included in the Estimated Cost (Annexure-A)	0
06	Work Done in percentage (as Percentage of Estimated Cost Plus additional/extra items $(1*100)/(2+5)$	67%

Signature of Engineer

Name :
Address :
Aadhar No. :
PAN No. :


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REF. NO. AV/06

DATE:- 07-01-2026

To,
EXPRESS BUILDERS & PROMOTERS (P) LTD.
PLOT NO. GH-02/A SECTOR- 77, NOIDA,
GAUTAMBUDDHA NAGAR, UTTAR PRADESH,

Dear Sir,

Find the bill for certification of and Express Builders & Promoters Pvt. Ltd. works done up to 31-12-2025 as under:-

S. No.	Description	Amount In Rs.
1.	Charges for certification of Express Zenith (Tower – A) works done	3,000.00/-
	Total	3,000.00/-

You are requested to make the payment thru NEFT as per bank details at the earliest.

Yours Sincerely,

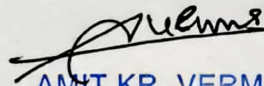
BANK DETAILS FOR NEFT TRANSFER:-

Name : AMIT KUMAR VERMA

A/c NO. : 915010014848924

IFS CODE : UTIB0000056

BANK NAME : AXIS BANK SECTOR 14, GURUGRAM -122001.



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