



Form-REG-1

ARCHITECT'S CERTIFICATE (On Letter Head)

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

No.....

Date: 06-04-2026

Information as on 31-03-2026

Subject: Certificate of Percentage of work done for the Project Eldeco 7 Peaks Residences <Project Registration No> situate in Village / Sector Omicron 01A Tehsil Greater Noida Competent / Development Authority Greater Noida Industrial Development Authority District Gautam Budh Nagar Greater Noida PIN 201310 admeasuring 29833.105 sq.mts. area being developed by Eldeco Homes Developers Limited, 201-212 second floor Splendor Forum Jasola District Centre Delhi-110025.

I/We Aditya Panchal have undertaken assignment as Architect for certifying Percentage of work done for the project Eldeco 7 Peaks Residences <Project Id> situate on the Khasra No/ Plot no of village GH-01 & GH-01A tehsil Greater Noida competent/ development authority Greater Noida Industrial Development Authority District Gautam Budh Nagar Greater Noida PIN 201310 admeasuring 29833.105 sq.mts area being developed by Eldeco Homes Developers Limited, 201-212 second floor Splendor Forum Jasola District Centre Delhi-110025.

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

- (i) M/s/Shri/Smt Avanish Srivastav as Licensed Surveyor / Architect
- (ii) M/s/Shri/Smt Ajay Gupta as Structural Consultant
- (iii) M/s/Shri/Smt Vikramjeet Kukreja as MEP Consultant
- (iv) M/s/Shri/Smt Lalit Nagar as Site Supervisor

2- Based on Site Inspection, with respect to each of the Plots/ Buildings/Wings/Blocks/Towers of the aforesaid Real Estate Project, I certify as follows -

2.1) As on the date of this certificate, the Percentage of Work done for each of the Buildings/Wings /Blocks/Towers of the Real Estate Project is as per Table-A.

2.2) As on the date of this certificate, the percentage of the work executed with respect to each of the activities pertaining to plotted development and/or buildings which are common to overall project is detailed in the Table-B.

Table - A-1					
Tower Number or Name		T1(Asgard),T2(Blanc),T4(Denali),T5(Everest), T6(Kili West),Eldeco 7 Peaks Galleria			
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation		0%	01-01-2026	01-02-2026
2	Total Number of Basement and Plinth		0%	01-02-2026	31-07-2026
3	Total Number of Podiums				
4	Stilt Floor		0%	01-08-2026	31-08-2026
5	Total Number of Slabs of Super Structure		0%	31-08-2026	12-05-2028
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		0%	27-02-2027	07-05-2029
7	Sanitary Fittings within the Flat/Premises,		0%	27-02-2027	07-05-2029
8	Electrical Fitting within the Flat/Premises		0%	27-02-2027	07-05-2029
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		0%	31-08-2026	12-05-2028
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks		0%	27-02-2027	02-05-2030
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFO NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.		0%	12-05-2028	07-05-2029
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.		0%	02-04-2030	04-11-2030
(Prepare separate table for each Building/Wing/ Block /Tower. In case of mulitple Building/Wing/ Block /Tower, the tables must be numbered as A1, A2.....)					

Table - A-2					
Tower Number or Name		T3(Crestone)			
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation		0%	01-09-2026	02-10-2026
2	Total Number of Basement and Plinth		0%	02-10-2026	01-03-2027
3	Total Number of Podiums				
4	Stilt Floor		0%	02-03-2027	01-04-2027
5	Total Number of Slabs of Super Structure		0%	01-04-2027	21-11-2028
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		0%	28-09-2027	16-11-2029
7	Sanitary Fittings within the Flat/Premises,		0%	28-09-2027	16-11-2029
8	Electrical Fitting within the Flat/Premises		0%	28-09-2027	16-11-2029
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		0%	01-04-2027	21-11-2028
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks		0%	28-09-2027	11-11-2030
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFO NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.		0%	21-11-2028	16-11-2029
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.		0%	05-04-2030	07-11-2030
(Prepare separate table for each Building/Wing/ Block /Tower. In case of mulitple Building/Wing/ Block /Tower, the tables must be numbered as A1, A2.....)					

Table - A-1

Tower Number or Name		T7(Kili East)			
S.No	Task / Activity	Number	% Work Done	Activity Start Date	Activity End Date
1	Excavation		0%	01-01-2026	01-02-2026
2	Total Number of Basement and Plinth		0%	01-02-2026	31-07-2026
3	Total Number of Podiums				
4	Stilt Floor		0%	01-08-2026	31-08-2026
5	Total Number of Slabs of Super Structure		0%	31-08-2026	12-05-2028
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the Flat/Premises		0%	27-02-2027	07-05-2029
7	Sanitary Fittings within the Flat/Premises,		0%	27-02-2027	07-05-2029
8	Electrical Fitting within the Flat/Premises		0%	27-02-2027	07-05-2029
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts		0%	31-08-2026	12-05-2028
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/ Block/ Tower, Overhead and Underground Water Tanks		0%	27-02-2027	02-05-2030
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFO NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.		0%	12-05-2028	07-05-2029
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.		0%	02-04-2030	04-11-2030
(Prepare separate table for each Building/Wing/ Block /Tower. In case of mulitple Building/Wing/ Block /Tower, the tables must be numbered as A1, A2.....)					

Table - B Internal and external development works (common facilities) in respect of the entire registered project				
S.No	Internal/External Development Work (Common Facilities)	% Work Done	Activity Start Date	Activity End Date
1	Internal Roads & Footpaths	0%	25-10-2027	09-09-2030
2	Water Supply/Drinking Water Facilities	0%	27-02-2027	12-01-2030
3	Sewerage (chamber, lines, Septic Tank, STP)	0%	25-10-2027	17-04-2029
4	Storm Water Drain	0%	25-10-2027	17-04-2029
5	Landscaping & Tree Planting	0%	25-10-2027	03-11-2030
6	Street Lighting	0%	08-03-2029	09-09-2030
7	Community Buildings	0%	31-08-2026	04-11-2030
8	Treatment & Disposal of Sewage and Sullage water /STP	0%	08-01-2027	04-11-2030
9	Solid Waste Management & Disposal	0%	18-04-2027	04-11-2030
10	Water Conservation, Rainwater Harvesting	0%	25-10-2027	14-09-2029
11	Energy Management/Use of Renewable Energy	0%	12-05-2028	29-10-2030
12	Fire Protection and Fire Safety Requirements	0%	28-05-2027	04-11-2030
13	Electrical Sub Station, Control Panel & Meter Room	0%	12-05-2028	04-11-2030
14	Receiving Station	0%	12-05-2028	04-11-2030
15	Plan of Development Works	0%	25-10-2027	09-09-2030
16	Emergency Evacuation Services			
17	Common Facilities in Basement	0%	30-08-2026	04-11-2030
18	Others, if any (Prelim. Works etc.)	70%	01-01-2026	28-10-2026

Yours Faithfully

Signature & Name (IN BLOCK LETTERS) of Architect
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