

ADITYA ASSOCIATES

FORM-REG-2

11.04.2025

Information as on 31.03.2025

(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 Block - B & C No. of Building(s)/ONE Block(s) of the 2 ND
I, ADITYA CHAUDHARY have undertaken assignment as Strutural Engineer for certifying Percentage of
Completion Work of the 92.00 % (APPROX) Building(s)/ B & C Block/ Tower (s) of 2 ND Phase of the Project,
situated on the Khasra No/ Plot no 146 & 149 of village Morti tehsil Loni competent/ development
authority GDA District GHAZIABAD PIN 201001 admeasuring 22274.15 sq.mts. area being developed by JAVIN
CONSTRUCTION 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.

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

- (i) M/s/Shri/Smt MASHESH KUMAR as Architect
- (ii) M/s/Shri/Smt ADITYA CHAUDHARY as Structural Consultant
- (ii) M/s/Shri/Smt SANJEEV MISHRA as Project Manager
- (iii) M/S/ Shri/Smt BANOJ NAYAK as MEP Consultant

2. 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. The total cost of the project is estimated to be Rs 200 cr out of which Rs 97 Cr expenditure was incurred in the 1st phase of the project in completing the block A as per records submitted.

3. We estimate the Total Cost for completion of the balance project under block B and C in reference to as Rs. 92 CR (Approx) (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. 86.03CR (Approx.) (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 Building(s) of the subject project to obtain Occupation Certificate/Completion Certificate from the Competent Authority is estimated at Rs. 5.97 CR (Approx) (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 date is as given in Tables A and B below :

ADD: 3/131, SECTOR-5, RAJINDER NAGAR, SAHIBABAD, GHAZIABAD, U.P-201005
CONTACT.NO.9315198114/MAIL.ID.RAWATADITYA.1994@GMAIL.COM

Table A

Building/Wing/Tower bearing Number RAJ EMPIRE or called BLOCK-B AND C Phase-I/IND

(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.)

ONLY FOR BLOCK - B & C		
S.No.	Particulars	Amt. IN CR.Approx
1	Total Estimated cost of the building/wing as on date of Building Permission from Competent Authority. (based on the original Estimated cost)	87
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	81.52
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	94%
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	5.48
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs 0.00
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	94%
(Enclose separate sheets for the cost calculations for each unit/building or tower)		

TABLE B (ONLY FOR BLOCK-B AND C, IIND PHASE)

Internal & External Development works and common amenities

(To be prepared for the entire registered phase of the Real Estate Project)

S.No.	Particulars	Amt. IN CR.Approx
1	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 (based on the original Estimated Cost).	5.00
2	Cost incurred as on (based on the actual cost incurred as per records)	4.51
3	Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) *100)	90%
4	Balance Cost to be Incurred (Based on Estimated Cost) (1-2)	0.49
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	0.00
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	90%
(Enclose separate sheet for the cost calculations)		

Signature of Engineer

Name ADITYA CHAUDHARY
Address 3/131, CTOR-5, RAJINDER NAGAR, SAHIBAD, P-201005
Aadhar No. 853404310651
PAN No. BSWPC0085J
Regn.No.B.Tech/2017/06273

For ADITYA ASSOCIATES

Aditya Chaudhary
Proprietor

Annexure A

List of Extra / Additional Items executed with Cost
(which were not part of the original Estimate of Total Cost)

Yours Faithfully

Signature & Name (IN BLOCK LETTERS)