



Modcon | A GROUP OF ARCHITECTS
ENGINEERS & VALUERS

Modcon Creative Sketcher Pvt. Ltd.
A Complete Solution of Construction

FORM -R

ENGINEER'S CERTIFICATE

PROJECT NAME: KESHAV MAJESTIC (PHASE-2)

PROMOTER RERA REG. NO. - UPRERAPRM38515

PROJECT RERA REG NO. - UPRERAPRJ862697/02/2024

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

No: MCSPL/RERA/KM/EC/44

Date: 02.12.2024

Subject: Certificate of Percentage of Completion of Development Work of Project Name: Keshav Majestic - Phase-3] for Development of land situated on Khasra no. 79(P), 80(P) and 81(P), demarcated by its boundaries (latitude: 28.583521 and longitude: 77.658934 of the end-points) to the North, to the South, to the East to the West of Village: Mauza -Sunrakh Bangar, Vrindavan, Tehsil- Mathura, Mathura Vrindavan Development Authority, District- Mathura , PIN -281121, admeasuring 1342.50 SQM area, being developed by Braj Bhoomi Buildtech Pvt. Ltd. [Promoter] having RERA Registration No. UPRERAPRM38515.

I, Daya Shankar Sharma have undertaken assignment as Project Engineer for certifying Percentage of Completion Work of the Project Name: Keshav Majestic -Phase-3] for Development of land and construction of flats situated on 79(P), 80(P) and 81(P), demarcated by its boundaries (latitude: 28.583521 and longitude: 77.658934 of the end-points) to the North, to the South, to the East to the West of Village: Mauza -Sunrakh Bangar, Vrindavan, Tehsil- Mathura, Mathura Vrindavan Development Authority, District- Mathura , PIN -281121, admeasuring 1342.50 SQM, being developed by Braj Bhoomi Buildtech Pvt. Ltd. [Promoter] having RERA Registration No. UPRERAPRM38515.



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The estimated actual cost incurred till 30.11.2024 is calculated at Rs. 1666 Lakh (Total of S. No. 2 in Tables A, B and C). The amount of Estimated Cost Incurred is calculated based on amount of Total Estimated Cost.

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. 2565 Lakh (Total of S.No. 4 in Tables A, B and C).

I certify that the Cost of Civil, MEP and allied work for the aforesaid Project as completed on the 30.11.2024 is as given in Tables A, B and C below:

Table A
BUILDING NAME-TOWER-B

(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	Amount (In Lakhs)
1	Total Estimated cost of the building/wing as on date of Building Permission from Competent Authority. (based on the original Estimated cost)	3850
2	Cost incurred as on Date (Based on the actual cost incurred as per records)	1666
3	Value of Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1)	43%
4	Balance Cost to be incurred (Based on Estimated Cost) (1-2)	2184
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	0
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) *100)	43%
(Enclose separate sheets for the cost calculations for each unit/building or tower)		

Table B
BUILDING NAME-COMMUNITY BUILDING



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TABLE C

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

S.No.	Particulars	Amounts (In Lakhs)
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).	171
2	Cost incurred as on (based on the actual cost incurred as per records)	0
3	Work done in Percentage (as Percentage of the estimated cost) (Row 2 / Row 1) * 100)	0%
4	Balance Cost to be Incurred (Based on Estimated Cost) (1-2)	171
5	Cost incurred on Additional/ Extra Items not included in the Estimated Cost (Annexure A)	0
6	Work done in percentage (as Percentage of Estimated Cost plus additional/Extra items ((Row 2 + Row 5) / (Row 1 + Row 5) * 100)	0%
(Enclose separate sheet for the cost calculations)		

Yours Faithfully

Er. Daya Shanker Sharma

BE (Honors), MBA(Finance), M-Tech (Structure),
Chartered Engineer, Chartered Structure Engineer,
Govt. Approved Valuer CAT-I/02/2015-16, FIV (F-23555),
MIE (M-1464234), MICE (M-30060), MISE (LM-143), FIPHE (LF-718).

Signature of Engineer