

Rakesh Kumar Singh

704, Harsh Vihar Bldg. No. 41-B CHS.LTD. Sector -1, Shanti Nagar, Mira Road (E)
District Thane- 401107.

Annexure – B

FORM-2

(See Regulation 3)

ENGINEER'S CERTIFICATE

(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from
Designated Account – Project Wise)
(FROM 01.10.2023 TO 31.12.2023)

Date: 10.01.2024

To

M/s. Ashjit Realities Pvt. Ltd.
Ajmera House, 4th Floor,
Pathak wadi Road,
Opp. G. T. Hospital,
Mumbai – 400002.

Subject : Certificate of Cost Incurred for Development of 'Ajmera Downtown' having MahaRERA
Registration Number P51900031924 being developed by M/s. Ashjit Realities Pvt. Ltd.

Sir,

1. I, Rakesh Kumar Singh, have undertaken assignment of certifying Estimated Cost for Ajmera Downtown having MahaRERA Registration Number **P51900031924** being developed by M/s. Ashjit Realities Pvt. Ltd.
2. I have estimated the cost of Civil, MEP and allied works required for completion of the apartments and proportionate completion of internal & external works of the project as per specifications mentioned in Agreement of sale. My estimated cost calculations are based on the drawings/plans made available to me for the project under reference by the Developer / Consultants. The Schedule of items and quantity required for the entire work as calculated by Quantity Surveyor appointed by Developer/Engineer, the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by me to ascertain / confirm the above analysis given to me.
3. I estimate total Estimated Cost of completion of the aforesaid project under reference at **Rs.185,72,82,000/- (Rupees One Hundred Eighty Five Crores Seventy Two Lacs Eighty Two Thousand Only)**. (Total of Table A and B) at the time of Registration. The estimated Total Cost of project is with reference to the Civil, MEP and Allied works required for completion of the apartments and proportionate completion of internal & external works, as per specifications mentioned in Agreement of Sale and for the purpose of obtaining Occupation Certificate / Completion Certificate for the Building(s) / Wing(s) / Layout / Plotted Development from the M.C.G.M. being the Planning Authority under whose jurisdiction the aforesaid project is being implemental.
4. The Estimated Cost incurred till date is calculated at **Rs.36,70,10,174/- (Thirty Six Crores Seventy Lacs Ten Thousand One Hundred Seventy Four Only)** (Total of Table A and B) The amount of estimated Cost Incurred is calculated on the basis of input materials/services used and unit cost of these items.
5. The Balance Cost of completion of the Civil, MEP and Allied works for completion of the apartments and proportionate completion of internal & external works, as per specifications mentioned in agreement of sale, of the Project is estimated at **Rs.149,02,71,826 /- (One Forty Nine Crores Two Lacs Seventy One Thousand Eight Hundred Twenty Six Only)** (Total of Table A and B).
6. I certify that, the Cost of the Civil, MEP and allied work for the apartments and proportionate internal & external works, as per specifications mentioned in Agreement of Sale, of the aforesaid Project as completed on the date of this Certificate is as given in Table A and B below:

Rakesh Kumar Singh

704, Harsh Vihar Bldg. No. 41-B CHS.LTD. Sector -1, Shanti Nagar, Mira Road (E)
District Thane- 401107.

TABLE - A

Building/Wing/Layout/Plotted Development bearing Number Or called "Ajmera Downtown" (to be prepared separately for each Building/Wing/Layout/Plotted Development of the Real Estate Project)

Sr. No.	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Building/Wing/Layout/Plotted Development as on date of Registration is	185,72,82,000/-
2.	Cost incurred as on date of certificate	36,70,10,174/-
3.	Work done in Percentage (as percentage of the estimated cost)	19.76%
4.	Balance Cost to be Incurred** (Based on Estimated Cost)	149,02,71,826 /-
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table - C)	0/-

TABLE - B

Internal & External Development Works in Respect of the Registered Project.

Sr. No.	Particulars	Amount (In Rs.)
1.	Total Estimated Cost of the Internal and external Development Works as on date of Registration is	-
2.	Cost incurred as on date of certificate	-
3.	Work done in Percentage (as percentage of the estimated cost)	-
4.	Balance Cost to be Incurred** (Based on Estimated Cost)	-
5.	Cost Incurred on Additional/Extra Items not included in the Estimated Cost (Table - C)	-

TABLE - C

List of Extra/Additional/Deleted Items considered in Cost
(Which were not part of the Original Estimate of Total Cost)

Sr. No.	List of Extra/Additional/Deleted Items	Amount (In Rs.)
1.	-	-

Thanking You,

Yours Faithfully,

MR. RAKESH KUMAR SINGH
(Old License No. S/894/SS-I)
(New License No. - 840014987)

Agreed and accepted by:

Signature of Promoter

Name: **ASHJIT REALTIES PVT. LTD.**
MR. JITEN K. AJMERA
DIRECTOR