

**YOGIN ARVIND KULKARNI**

M. Tech, (Structures)

Chartered Engineer  
Civil Structural Engineer  
Govt. Regd. Valuer

**AMIT MADHUKAR SANAP**

BE. (Civil) MS. (Civil)

"ADHAR" Bungalow, Kulkarni Colony, Sharanpur Road,  
Nashik-422 002, Mob : +91 9822912965, +91 9850572648,  
E-mail : info@ayaengineers.com | www.ayaengineers.com

## ENGINEER'S CERTIFICATE

Date : 30/09/2023

To,

Bijasani Buildtech Partnership Firm  
S1004, PARKSYDE HOMES,  
Hanuman Nagar, Panchavati  
Nashik.

**Subject :** Certificate of Cost Incurred for Development of "IMPERIAL TOWER", 1 building(s)/ NIL Wings of the NIL Phase (MahaRERA Registration Number ) situated on the Plot bearing S. No. 78/1/A/78/3/1/2, Plot No. 1+2 demarcated by its boundaries (latitude 20°00'374"N and longitude 73°83'187"E).

### Boundaries

To the North: S.No. 78(p).

To the South: 12.0 mt. wide road.

To the East : adj. P.No. 3

To the West: 30.0 mt. wide d.p. road

Of Village Nandur Dasak, Taluka, District – Nashik admeasuring 1723.55 sq mtrs.  
area being developed by Bijasani Buildtech Partnership Firm.

Ref : MahaRERA Registration Number

Sir,

I, Er. AMIT MADHUKAR SANAP have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under



MahaRERA, being **IMPERIAL TOWER** Building(s) 1 number, NIL Wing(s) of the \_\_\_\_\_Phase situated on the plot bearing **S. No. 78/1/A/78/3/1/2, Plot No. 1+2, Village Nandur Dasak, Taluka - Nashik, District - Nashik.** admeasuring **1723.55 sq.mts.** area being developed by **Bijasani Buildtech Partnership Firm.**

Following technical professionals are appointed by Owner / Promoter :—

- (i) Shri. Arch Abhijit V. Malpure as Architect
- (ii) Shri. Yogin Kulkarni as Structural Consultant
- (iii) Shri. Milind Shete as MEP Consultant
- (iv) Shri. Vinay Wankhede as Site Incharge

2. We have estimated the cost of the completion to obtain Occupation Certificate/ Completion Certificate, of the Civil 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 Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by Mr. Vinay Wankhede (Office Engineer) quantity surveyor\* appointed by Developer/Engineer, and the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.

3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as **Rs. 32,18,00,000/- (In words: Rupees Thirty Corrore Eighteen Lakhs Only)** (Total of Table A.1 and B.1). The estimated Total Cost of project is with reference to the Civil and allied works required to be completed for the purpose of obtaining occupation certificate / completion certificate for the building(s) from the Nashik Municipal Corporation being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **Rs. 1,05,00,000/- (In words: Rupees One Corrore Five Lakhs Only)** (Total of Table A.2 and B.2).



The amount of Estimated Cost Incurred is calculated on the base of 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 Nashik Municipal Corporation (planning Authority) is estimated at **Rs. NIL/-** (Total of Table A.4 and B.4).
6. I certify that the Cost of the Civil, MEP and allied work for the aforesaid Project as completed on the date of this certificate is as given in Table A and B below :

**Table A**  
**Building : IMPERIAL TOWER**

Sr. No	Particulars	Amounts
1	Total Estimated cost of the building as on 30/06/2023 date of Registration is	Rs.32,18,00,000/-
2	Cost incurred as on 30/09/2023 (based on the Estimated cost )	Rs.1,05,00,000/-
3	Work done in Percentage (as Percentage of the estimated cost )	3.25%
4	Balance Cost to be Incurred (Based on Estimated Cost)	Rs.31,13,00,000/-
5	Cost Incurred on Additional /Extra Items as on 30/09/2023 not included in the Estimated Cost (Annexure A)	NIL



**Table B**  
**Building : IMPERIAL TOWER**

Sr. No	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 30/06/2023 date of Registration is	NIL
2	Cost incurred as on 30/09/2023 (based on the Estimated cost)	NIL
3	Work done in Percentage (as Percentage of the estimated cost)	NIL
4	Balance Cost to be Incurred (Based on Estimated Cost)	NIL
5	Cost Incurred on Additional /Extra Items as on 30/09/2023 not included in the Estimated Cost (Annexure A)	NIL

Yours Faithfully



Signature of Engineer

**Er. Amit. M. Sanap**

(License No. AM0992405)

*Amkchede*

Agreed & Accepted by:

Signature of Promoter  
(Bijasani Buildtech Partnership Firm)