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## Vastukala Consultants (I) Pvt. Ltd.

LIE Report Prepared for: SBI/ SME Chembur Branch / Ashtavinayak Apartments (12408/2309074)

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Vastu/SBI/Mumbai/11/2024/12408/2309074

15/20-159-PY

Date: - 15.11.2024

### FIFTH LENDER'S INDEPENDENT ENGINEER REPORT

To,  
**State Bank of India**  
SME Chembur Branch  
Unit No. 11, Building No. 11,  
Ground Floor, Corporate Park,  
Sion Trombay Road, Chembur,  
Mumbai, Pin Code – 400 071,  
State - Maharashtra, Country – India

Subject: Construction of Proposed S. R. Scheme Residential building on Plot bearing C.T.S. No. 68, 68/1, to 20, 69, 70, 70/1 to 26, 71, 71/1 to 38, 72, 72/1 to 26, 73, 73/1 to 14, 74 & 74/1 to 17, Village – Majas, Jogeshwari (East), Taluka – Andheri, Mumbai – 400 060, State – Maharashtra, Country – India.

Ref: You're Request for Lender's Independent Engineer Report of under Construction Building.

Dear Sir,

- i. As per your instruction, we have inspected the under-construction Rehab and Sale Building project situated on plot bearing C.T.S. No. 68, 68/1, to 20, 69, 70, 70/1 to 26, 71, 71/1 to 38, 72, 72/1 to 26, 73, 73/1 to 14, 74 & 74/1 to 17, Village – Majas, Jogeshwari (East), Taluka – Andheri, Mumbai – 400 060, State – Maharashtra, Country – India which is being developed by M/s. Shiv Shruti Developers LLP in order to give the physical progress at site and to certify cost incurred towards project as on 30/09/2024.
- ii. **The Construction work as per approved plan was in progress during the site visit on 8<sup>th</sup> October 2024.**
- iii. **Status of work:**
  - a. **For Rehab Building No. 1 (Wing C):** Slab work, block work is completed and 1<sup>st</sup> to 9<sup>th</sup> & 10<sup>th</sup> to 23<sup>rd</sup> floor plaster work, gypsum work, door & window frames, waterproofing, kitchen & toilet dadoing, till 12<sup>th</sup> floor flooring, electrical & plumbing concealed, firefighting, electrical fitting work is completed. Parapet wall & OHT tank work is completed.  
**Rehab building work is delay by 3 months.**
  - b. **For Sales Building No. 2 (Wing A):** Till 21<sup>st</sup> Floor Slab work, till 10<sup>th</sup> floor block work, door & windows frames, internal plaster work, gypsum work, is completed and 22<sup>nd</sup> floor shuttering work is in progress  
**Sale building No. 2 (Wing A) work is delay by 10 months.**



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