UTSAV DIPAKBHAI PATEL (001ERH15032901346)
89, RIDDHI SOCIETY, GHATLODIA
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Submitted On: 06-09-2024

ENGINEER

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)

To

The **NCPL BUILDSPACE LLP** & **801-802, REGENCY PLAZA, ANANDNAGAR CROSS ROAD**, **SATELLITE**.

Subject: Certificate of Cost Incurred for Development of **ETERNITY BY RATNAAKAR** for Construction of **1** building(s) **1,** Wing(s) **PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/RAA11871/300523** situated on the Plot bearing C.N. No./CTS No./Survey no./Final Plot no. . Demarcated by its boundaries..

Longitude	Latitude
72.49492300037791	23.027787880353067
72.49521536116053	23.027787880353067
72.49515903477122	23.02731146328702
72.49478352550913	23.027358364523682
72.4949203181689	23.027792817308665

Village taluka **Ahmedabad City**

District **Ahmedabad** PIN **NA** admeasuring **3773.75** sq.mts. area being developed by **NCPL BUILDSPACE LLP**

Ref: GujRERA Registration Number **PR/GJ/AHMEDABAD/AHMEDABAD CITY/AUDA/RAA11871/300523**

Sir,

I/We **UTSAV DIPAKBHAI PATEL** have undertaken assignment of certifying Estimated Cost for the Real Estate Project proposed to be registered under GujRERA, being **1** Building(s) **1,** situated on the plot bearing C.N. No/CTS No./Survey no./Final Plot no. Village taluka **Ahmedabad City** District **Ahmedabad** PIN **NA** admeasuring **3773.75** sq.mts. area being developed by **NCPL BUILDSPACE LLP**

1. Following technical professionals are appointed by Owner/Promoter:- **NCPL BUILDSPACE LLP**

(i) M/s./Shri/Smt. **VIDHI S GAJJAR** as Architect/Engineer

(ii) M/s./Shri/Smt. **Naresh K Shah** as Structural Consultant

2. We have estimated the cost of the completion to obtain Occupation Certificate/Completion Certificate, of the Civil, MEP and Allied works, of the Building(s) of the project. Our estimated cost calculations are based on the Drawing/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 quantity Surveyor appointed by Developer/Engineer 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. **1,02,18,00,000.00** (Total of Table A and B). The estimated Total Cost of Project is with reference to the Civil, MEP and allied works required to be completed for the purpose of obtaining occupation certificate/completion certificate for the building(s) from the **AUDA** being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at **26,35,48,000.00** (Total of Table A and B).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 **AUDA** (Planning Authority) is estimated at Rs.**75,82,52,000.00** (Total of Table A and B).

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;

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Table - A

Sr.No.	Particulars	Amount(in Rs.)
1	Total Estimated Cost of the building/wing as on date of Registration is	**98,00,00,000.00**
2	Cost incurred as on Date :31-08-2024	**26,35,48,000.00**
3	Work done in Percentage (as Percentage of the estimated cost)	**27**
4	Balance Cost to be Incurred (Based on Estimated Cost)	**71,64,52,000.00**
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	**0.00**

Table - B

Sr.No.	Common areas and Facilities Amenities	Amount(in Rs.)
1	Total Estimated Cost of the Internal and External Development Works including amenities and Facilities in the layout as on date of Registration is	**4,18,00,000.00**
2	Cost incurred as on Date :31-08-2024	**0.00**
3	Work done in Percentage (as Percentage of the estimated cost)	**0**
4	Balance Cost to be Incurred (Based on Estimated Cost)	**4,18,00,000.00**
5	Cost Incurred on Additional/Extra Items as on not included in the Estimated Cost (Table C)	**0.00**

Yours Faithfully,

Name of the Engineer	**UTSAV DIPAKBHAI PATEL**
Local Authority licence number	**001ERH15032901346**
Local Authority licence no. valid till	**15-Mar-2029**
Date of physical visit to the site	**05-Sep-2024**
Firm Name	**UTSAV DIPAKBHAI PATEL**
Reason	**SITE VISIT DATE IS 31/08/2024**

@This is online submitted document with due eKYC done, hence no physical signature required.

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