



Off.: BT-15 and BT-7, 3rd Flr., Campal Trade Centre,
Behind Military Hospital, Campal, Panaji, Goa - 403 001.

PARESH GAITONDE

B. E.(Civil). AMIE.FIV CHARTERED ENGINEER

R.C.C. Consultant, Approved Valuer

Tel.: 2423527, 9822102782
email - pashg28@yahoo.com

Date:15.06.2019

To,
EstiloModerno Realty Pvt. Ltd.
Plot No. 4, Pharmaceutical Complex,
Karaswada, Mapusa, Goa

Subject:

Certificate of Cost Incurred for Development of ESTILO PATIO – CHRYSANTHE SUITES for Construction of 1 (One) no. of Building of the- Phase situated on the Plot bearing Survey No.259/8, demarcated by its boundaries (latitude and longitude of the end points)by property purchased by M/S EstiloModerno realty Pvt Ltd. to the North , By balance property of Survey no. 259/8 of Village Sancoale to the South, By Survey No. 259/9 of Village Sancoale to the East By survey No. 259/7 Village Sancoale to the West of Ward 2, Village panchayat Sancoale, taluka Mormugao, District South Goa, PIN 403710 admeasuring 1815 sq. mts. area being developed by M/S EstiloModerno Realty Pvt. Ltd.

Ref: Goa RERA Registration
Number _____

Sir,

I, **PARESH GAITONDE** have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under GoaRERA, being 1 (One) No. of Building of the Project **ESTILO PATIO – CHRYSANTHE SUITES**, situated on the Plot bearing Survey No. 259/8 of Ward 2, Village panchayat Sancoale, Taluka Mormugao District South Goa, PIN 403710 admeasuring 1815 sq. mts. area being developed by EstiloModerno Realty Pvt. Ltd.

- Following technical professionals are appointed by Owner:
 - Shri VAIBHAV LAXMAN SAWANT as Architect;
 - Shri PARESH GAITONDE as Structural Consultant
 - Shri ASHOK JOSH as MEP Consultant
 - Shri ROHAN DHAVJEKAR as Quantity Surveyor*
- We have estimated the cost of the completion to obtain Occupation Certificate/ Completion Certificate, of the Civil, MEP and Allied work, of the Building(s) of the

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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 PARESH GAITONDE quantity Surveyor* appointed by Developer/Engineer, and the assumption of the cost of material, labor and other inputs made by developer, and the site inspection carried out by us.

3. We estimate Total Estimated Cost of completion of building(s) of the aforesaid project under reference as **Rs 3,58,68,000.00** (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 Mormugao Planning and Development Authority being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till date calculated at **Rs. NIL** (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 Mormugao Planning and Development Authority (planning Authority) is estimate at **Rs. 3,58,68,000.00** (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:

TABLE A

Building bearing Number C1 or called ESTILO PATIO - CHRYSANTHE SUITES

(To be prepared separately for each Building of the Real Project)

Sr. No.	Particulars	Amount
1.	Total Estimated cost of the building/wing as on 15.06.2019 date of Registration is	Rs. 3,03,68,000.00
2.	Cost incurred as on 15.06.2019 (based on the Estimated cost)	Rs. <u>NIL</u>
3.	Work done in Percentage (as Percentage of the estimated cost)	<u>NIL</u> %
4.	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. 3,03,68,000.00
5.	Cost Incurred on Additional/ Extra Items as on 15.06.2019 not included in the Estimated Cost (Annexure A)	Rs. <u>NIL</u>

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TABLE B

(To be prepared for the entire registered phase of the Real Estate Project)

Sr. No.	Particulars	Amount
1.	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on <u>NIL</u> date of Registration is _____	Rs. <u>55,00,000.00</u>
2.	Cost incurred as on 15.06.2019 (based on the Estimated cost)	Rs. <u>Nil</u>
3.	Work done in Percentage (as Percentage of the estimated cost)	<u>Nil</u> %
4.	Balance Cost to be Incurred (Based on Estimated Cost)	Rs. <u>55,00,000.00</u>
5.	Cost Incurred on Additional/ Extra Items as on 15.06.2019 not included in the Estimated Cost (Annexure A)	Rs. <u>Nil</u>

Yours Faithfully

Signature of Engineer

(License No. _____)


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