

NITIN G BABSHET
B.E. (CIVIL)
CONSULTING ENGG.

SAPANA LEGACY, 4TH FLOOR,
FLAT NO.:22,
BEHIND COSTA FACTORY,
AQUEM-MARGAO-GOA.
PHONE:- 9890497255

Date: 23/02/2018

PROJECT NAME: ROYAL ARCADE

ADDRESS: Survey No. 125/4-B of Nuvem Village, salcete- Goa

PROMOTER NAME: ROYAL DEVELOPERS

ADDRESS: Shop No. S-5, Royal Classic Bldg, Dongorim, Navelim, salcete- Goa.

This is to certify that I have undertaken assignment of certifying estimated cost and expenses incurred on actual on site construction for the Real Project of RESIDENTIAL CUM COMMERCIAL BUILDING name **ROYAL ARCADE** for **ROYAL DEVELOPERS**. The project consist of 1 building having 17 shops and 18 Apartments.

1. Following technical professionals were consulted by me for verification /for certification of the cost:
 - i. Architect: **Mrs CHETANA DESAI**
2. The project is NEW & is under construction. We have estimated the cost of the completion of the civil, MEP and allied works, of the Building of the project. Our estimated cost calculations are based on the drawings/plans made available to us for the project under reference by the Promoter, Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by Quantity Surveyor appointed by the Promoter, and the fair assumption of the cost of material, labor and other inputs made by developer, and the site inspection carried out by us.
3. I estimate the Total Cost for completion of the project under reference as Rs.4,20,00,000/- (Rupees Four Crores Twenty Lakhs only) (Total of S.No. 1 in Tables A and B) including cost of development of common facilities. The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completed for obtaining occupation certificate / completion certificate for the building from the concerned Competent Authority under whose jurisdiction the previously mentioned project is being implemented.
4. I certify that the Cost of Civil, MEP and allied work for the aforesaid Project as completed on the Rs. 45,00,000/- (Rupees Forty Five Lakhs only) date is as given in Tables A and B below :

TABLE A
Building named ROYAL ARCADE

S.No.	Particulars	Amount
1.	Total Estimated cost of the building as on date of Building Permission from Competent Authority. (based on the original Estimated cost)	Rs.4,20,00,000/-
2.	Total estimated cost of Additional/ Extra Items not included in the Estimated Cost (Annexure A)	Rs. 5,00,000/-
	Total Construction Cost of the project	<u>Rs. 4,25,00,000/-</u>

TABLE B

Internal & External Development work and common amenities
(To be prepared for the entire registered phase of the Real Estate Project)

S.No.	Particulars	Amount
1.	Total Estimated cost of the Internal and External Development Works including common amenities and facilities in the layout as on date of Permission from Competent Authority. (based on the original Estimated cost)	Rs. 5,00,000/-
2.	Total estimated cost of Additional/ Extra Items not included in the Estimated Cost (Annexure B)	Rs. 5,00,000/-

Signature of Engineer

Nitin G. Babshet
NITIN G. BABSHET
B.E.(CIVIL)
T.C.P. Reg.No: ER/0045/2011

Sapana Legacy, 4th Floor,
Flat No. 22,
Behind Costa Factory,
Aquem, Margao - Goa. 403601

Name : Nitin G. babshet

Address: Sapana Legacy, Flat No. 22, Behind Costa Factory, Aquem, Margao-Goa

Pan No. : AJWPB8702F

(License No or Authority ER/0045/2011)

Note:

1. The scope of work is to complete entire Real Estate Project as per drawings approved from time to time so as to Obtain Occupation Certificate/Completion Certificate.
2. Quantity survey can be done by office of Engineer or can be done by an independence Quantity Surveyor, whose certificate of quantity calculated can be relied upon by the Engineer. Please indicate name of the Quantity Surveyor* and for whom he is working.
3. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work including common facilities, but does not include marketing/advertising costs, salaries not directly attributable to the project, and loan/interest repayment to financial institutions.
4. Annexures A and B Attach the List of Extra/ additional items executed if any with Cost (which were not part of the original Estimate of the total Cost) and justification for the same.
5. Refer to Guideline for Designated Account document available in DOWNLOAD section of RERA Website.