

FORM R-1
[see Regulation3(4)]

CERTIFICATE BY ARCHITECT

(To be uploaded by the Promoter on his webpage on the RERA website before withdrawal of money from separate account)

To

ONE REALTY GROUP

Plot No. 100 3rd Floor Kalyan Tower

Opp Rajul Augusta Apartment, Vaishali Nagar, Jaipur

Subject: Certificate of percentage of completion of construction work of SPACE VILLAS(RERA Registration Number RAJ/P/2023/2600) situated on khasra no.3228/301 Village Bhankrota Kalan, Jaipur Rajasthan measuring 6580sq.mts. Being developed by ONE REALTY GROUP

Sir,

I Sandeep Goyal have undertaken assignment as Architect of certifying percentage of completion of construction work of the building(s) of SPACE VILLAS(RERA Registration Number RAJ/P/2023/2600), Situated on the khasra No.3228/301 Village Bhankrota Kalan, Jaipur Rajasthan measuring 6580sq.mts. are being developed by ONE REALTY GROUP.

Based on site inspection, with respect to each of the Building of the aforesaid Real Estate Project, I certify that as on the date 31.03.2024, the percentage of work done for each of the building of the Real Estate Project (registration number RAJ/P/2023/2600 under Rajasthan RERA), is as per TABLE-A herein below. The percentage of the work executed with respect to each of the activity of the entire phase is detailed in TABLE-B.

TABLE-A

Building Number -TOWER-A (to be prepared separately for each Building of the Project)

Sr. No.	Tasks /Activity	Percentage of work done(Approximately)
(1)	(2)	(3)
1	Excavation	100%
2	P.C.C. and Plinth	100%
3	Stilt Floor	100%
4	number of Slabs of Super Structure	95%
5	Internal Walls, Internal Plaster, Floorings within Villas/Premises, Doors and Windows to each of the Flat/	80%



	Premises.	
6	Sanitary Fittings within the Flat/Premises, Electrical Fittings within the Flat/Premises.	50%
7	Staircases, Overhead and Underground Water Tanks.	100%
8	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing.	75%
9	Water pumps, Electrical fittings to Common Areas, electro, mechanical equipment, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building, Compound Wall and all other requirements as may be required to obtain Completion Certificate.	60%

TABLE-B

Internal and External Development Works in respect of the entire Registered Phase/Project.

Sr. No.	Common areas and Facilities/Amenities	Proposed (Yes/No)	Percentage of Work done	Details
(1)	(2)	(3)	(4)	(5)
1	Internal Roads & Footpaths.	Yes	30%	
2	Water Supply	Yes	50%	
3	Sewerage (chamber, lines, Septic Tank, STP).	Yes	60%	
4	Storm Water Drains	Yes	100%	
5	Landscaping& Tree Planting.	Yes	25%	
6	Street Lighting	Yes	10%	
7	Community Buildings	Yes	80%	
8	Treatment and disposal of sewage and sullage water.	NA	0%	
9	Solid Waste management & Disposal.	Yes	80%	
10	Water conservation, Rain water harvesting.	Yes	60%	
11	Energy management	Yes	10%	
12	Fire protection and fire safety requirements	NA	0%	
13	Electrical meter room, sub-station, receiving station.	Yes	70%	
14	Others (Option to Add more).			

Date: 29.04.2024
Place: Jaipur

