



ANTIQUE BUILDTECH PVT. LTD

(ENGINEERING CONSULTANT)

191, Mohan Nagar, Gopalpura Bypass, Jaipur
E-mail- abpl172@gmail.com, 01412760303

Date 12/01/2021

FORM R-2
[See Regulation 3(4)]

CERTIFICATE BY ENGINEER

(To be uploaded by the Promoter on his webpage on the RERA website before
Withdrawal of money from separate account – Project wise)

To,

Renaissance Buildhome Pvt Ltd
6D, Corporate Tower A-2,
Jawahar Lal Nehru Marg, Jaipur – 302017

Subject: Certificate of Cost incurred for development of Affordable housing **Project Rudraksh - II** for construction of G+4 Building(s) (RERA Registration Number RAJ/P/2017/246) situated on the Khasra No. / Plot No. ASHADEEP GREEN VISTA, Village- Shri Kishanpura, SEC. 37, NEAR KENDRIYA VIHAR - II, Jaipur - 302025 (Rajasthan), demarcated by its boundaries (Latitude 75.86997404694557 and Longitude 26.796768559385303 of the end points) admeasuring 13076.70 Sq.mtr Area being developed by Renaissance Buildhome Pvt Ltd.

Sir,

I/We Paresh Kumar Gupta have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under RERA Rajasthan, being G+4 Building(s) of the Rudraksh - II situated on the Khasra No. / Plot No. ASHADEEP GREEN VISTA, Village- Shri Kishanpura, SEC. 37, NEAR KENDRIYA VIHAR - II, Jaipur - 302025 (Rajasthan) admeasuring 13076.70 Sq.mtr Area being developed by Renaissance Buildhome Pvt Ltd..

1. We have estimated the cost of the completion to obtain Occupation Certificate/ Completion Certificate, of the Civil and Allied works, of the Building(s) of the Project. Our estimated cost calculations are based on the drawings/plans made available for the project under reference by developer.


Paresh Kumar Gupta
Chartered Engineer
Registered Valuer F.I.V.(India) F-26475
CAT-I/267/PCCIT/ITO(Tech.)JPR/2016-17

ANTIQUE BUILDTECH PVT. LTD.

Ph. +91-9414873031, 9587006837 | E-mail : abpl172@gmail.com | CIN No. - U45201RJ2005PTEC021290

Regd. Office : 1351, Barkat Nagar, Jaipur Rajasthan - 302015

2. We estimate total estimated (Based on actual calculation) cost of completion of the building(s) of the aforesaid project Rudraksh - I under reference as Rs. 30,00,00,000/- (Total of Table A & B). The estimated total cost of project is with reference to the Civil and allied works required to be completed for the purpose of obtaining occupation certificate/completion certificate for the building(s).
3. The Estimated cost incurred till date is calculated at Rs. 17,77,63,716.81 (Total of Table-A & B). The amount of estimated cost incurred is calculated on the base of amount of total estimated cost.
4. The balance cost of completion of the civil and allied works of the building(s) of the subject project is estimated at Rs. 12,22,36,283.19 (Total Table - A & B).
5. I Certify that the cost of the Civil 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

Khasra No. / Plot No. ASHADEEP GREEN VISTA or called 'Rudraksh - II'

(To be prepared separately for each Building of the Real Estate Project)
(Calculation Sheet Attached Separately of Project)

(Cost of This Part Also Include the Cost of Table-B Because At the Time of Registration of Project Composite Cost of Project Is Given)

S. no.	Particulars	Amount
1.	Total Estimated cost of the building as on date 31/12/2020 (date of Registration 27/09/2017)	Rs. 30,00,00,000.00
2.	Cost incurred as on 31/12/2020 (based on the estimated cost)	Rs. 17,77,63,716.81
3.	Work done in Percentage (as Percentage of the estimated cost)	59.25%
4.	Balance cost to be incurred (Based on Estimated Cost)	Rs. 12,22,36,283.19
5.	Cost incurred on additional/extra items as on____ not included in the estimated cost (Annexure)	NIL

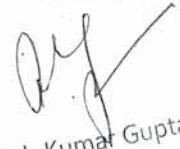

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TABLE-B

(To be prepared for the entire registered phase of the Real Estate Project)
(Cost of This Part Included In Table-A Because At the Time of Registration of Project
Composite Cost of Project Is Given)

S.no.	Particulars	Amount
1.	Total Estimated cost of the internal and external development works including amenities and facilities in the layout as on _____ date of Registration is	N/A
2.	Cost incurred as on _____ (based on the Estimated cost)	N/A
3.	Work done in percentage (as percentage of the estimated cost)	N/A
4.	Balance cost to be incurred (Based on estimated cost)	N/A
5.	Cost incurred on additional/extra items as on _____ not included in estimated cost (Annexure-A)	N/A

Yours Faithfully,

Signature of Engineer

Paresh Kumar Gupta
Chartered Engineer
Registered (India) E-26475
CAT-I/26/10(Tech)/2016-17

Note:-

1. The scope of work is to complete entire Real Estate Project as per drawings approve from time to time so as to obtain Occupation/ Certificate/Completion Certificate.
2. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.
3. As this is an estimated cost, any deviation in quantity required for development of the Real Estate Project will result in amendment of the cost incurred/to be incurred.
4. All components of work with specifications are indicative and not exhaustive.

Attached: Annexure

Annexure - A

Rudraksh II (LIG Block A) (Ground + 5 Floors)

S. No.	Floor	BUA	Unit	Stage of Construction
1	Ground Floor	7568.06	Sqft	# Struture work complete, finishing work in progress
2	First floor	13392.11	Sqft	
3	Second Floor	12345.06	Sqft	
4	Third floor	12345.06	Sqft	
5	Fourth Floor	12345.06	Sqft	
6	Fifth Floor	12345.06	Sqft	
7	Mumpty and OHWT	1351.21	Sqft	

Approx. Cost of Construction of (LIG Block A) As on Date 31/12/2020 of Inspection:

S. No.	Description of floor/work	QTY. (Sqft)	Rate	Cost
1	Upto Plingth Work	71691.62	104.50	7491774.29
2	Ground Floor	7568.06	427.50	3235345.65
3	First floor	13392.11	522.50	6997377.48
4	Second floor	12345.06	522.50	6450293.85
5	Third floor	12345.06	522.50	6450293.85
6	Fourth Floor	12345.06	532.00	6567571.92
7	Fifth Floor	12345.06	532.00	6567571.92
8	Mumty and OHWT	1351.21	285.00	385094.85
		1	Total	44145323.81

Rudraksh II (LIG Block B) (Ground + 5 Floors)


S. No.	Floor	BUA	Unit	Stage of Construction
1	Ground Floor	7736.47	Sqft	# All slabs & b/w complete, plaster work in progress
2	First floor	8790.83	Sqft	
3	Second Floor	8566.70	Sqft	
4	Third floor	8566.70	Sqft	
5	Fourth Floor	8566.70	Sqft	
6	Fifth Floor	8566.70	Sqft	
7	Mumpty and OHWT	932.65	Sqft	

Approx. Cost of Construction of (LIG Block B) As on Date 31/12/2020 of Inspection:

S. No.	Description of floor/work	QTY. (Sqft)	Rate	Cost
1	Upto Plingth Work	51726.75	104.50	5405445.38
2	Ground Floor	7736.47	285.00	2204893.95
3	First floor	8790.83	285.00	2505386.55
4	Second floor	8566.70	285.00	2441509.50
5	Third floor	8566.70	285.00	2441509.50
6	Fourth Floor	8566.70	285.00	2441509.50
7	Fifth Floor	8566.70	285.00	2441509.50
8	Mumty and OHWT	932.65	0.00	0.00
		2	Total	19881763.88

Rudraksh II (LIG Block C) (Ground + 5 Floors)

S. No.	Floor	BUA	Unit	Stage of Construction
1	Ground Floor	7388.38	Sqft	# All slabs & b/w including internal plaster complete, outer plaster work in progress
2	First floor	7388.38	Sqft	
3	Second Floor	7388.38	Sqft	
4	Third floor	7388.38	Sqft	
5	Fourth Floor	7388.38	Sqft	
6	Fifth Floor	7388.38	Sqft	


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7	Mumpty and OHWT	914.80	Sqft	
Approx. Cost of Construction of (LIG Block C) As on Date 31/12/2020 of Inspection:				
S. No.	Description of floor/work	QTY. (Sqft)	Rate	Cost
1	Upto Plingth Work	45245.08	104.50	4728110.86
2	Ground Floor	7388.38	332.50	2456636.35
3	First floor	7388.38	332.50	2456636.35
4	Second floor	7388.38	332.50	2456636.35
5	Third floor	7388.38	332.50	2456636.35
6	Fourth Floor	7388.38	332.50	2456636.35
7	Fifth Floor	7388.38	332.50	2456636.35
8	Mumty and OHWT	914.80	0.00	0.00
		3	Total	19467928.96
Rudraksh II (LIG Block D) (Ground + 5 Floors)				
S. No.	Floor	BUA	Unit	Stage of Construction
1	Ground Floor	7388.38	Sqft	# All slabs & b/w including internal plaster complete, outer plaster work in progress
2	First floor	7388.38	Sqft	
3	Second Floor	7388.38	Sqft	
4	Third floor	7388.38	Sqft	
5	Fourth Floor	7388.38	Sqft	
6	Fifth Floor	7388.38	Sqft	
7	Mumpty and OHWT	914.80	Sqft	
Approx. Cost of Construction of (LIG Block D) As on Date 31/12/2020 of Inspection:				
S. No.	Description of floor/work	QTY. (Sqft)	Rate	Cost
1	Upto Plingth Work	45245.08	104.50	4728110.86
2	Ground Floor	7388.38	332.50	2456636.35
3	First floor	7388.38	332.50	2456636.35
4	Second floor	7388.38	332.50	2456636.35
5	Third floor	7388.38	332.50	2456636.35
6	Fourth Floor	7388.38	332.50	2456636.35
7	Fifth Floor	7388.38	332.50	2456636.35
8	Mumty and OHWT	914.80	0.00	0.00
		4	Total	19467928.96
Rudraksh II (LIG Block E) (Ground + 5 Floors)				
S. No.	Floor	BUA	Unit	Stage of Construction
1	Ground Floor	6221.77	Sqft	# All slabs & b/w complete, plaster work in progress
2	First floor	6221.77	Sqft	
3	Second Floor	6221.77	Sqft	
4	Third floor	6221.77	Sqft	
5	Fourth Floor	6221.77	Sqft	
6	Fifth Floor	6221.77	Sqft	
7	Mumpty and OHWT	914.80	Sqft	
Approx. Cost of Construction of (LIG Block E) As on Date 31/12/2020 of Inspection:				
S. No.	Description of floor/work	QTY. (Sqft)	Rate	Cost
1	Upto Plingth Work	38245.42	104.50	3996646.39
2	Ground Floor	6221.77	285.00	1773204.45
3	First floor	6221.77	285.00	1773204.45
4	Second floor	6221.77	285.00	1773204.45


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5	Third floor	6221.77	285.00	1773204.45
6	Fourth Floor	6221.77	285.00	1773204.45
7	Fifth Floor	6221.77	285.00	1773204.45
8	Mumty and OHWT	914.80	0.00	0.00
		5	Total	14635873.09

Rudraksh II (EWS Block F) (Ground + 5 Floors)

S. No.	Floor	BUA	Unit	Stage of Construction
1	Ground Floor	9181.51	Sqft	# Struture work complete, finishing work in progress
2	First floor	9181.51	Sqft	
3	Second Floor	9181.51	Sqft	
4	Third floor	9181.51	Sqft	
5	Fourth Floor	9181.51	Sqft	
6	Fifth Floor	9181.51	Sqft	
7	Mumpty and OHWT	1055.00	Sqft	

Approx. Cost of Construction of (EWS Block F) As on Date 31/12/2020 of Inspection:

S. No.	Description of floor/work	QTY. (Sqft)	Rate	Cost
1	Upto Plingth Work	56144.06	104.50	5867054.27
2	Ground Floor	9181.51	522.50	4797338.98
3	First floor	9181.51	522.50	4797338.98
4	Second floor	9181.51	522.50	4797338.98
5	Third floor	9181.51	522.50	4797338.98
6	Fourth Floor	9181.51	522.50	4797338.98
7	Fifth Floor	9181.51	522.50	4797338.98
8	Mumty and OHWT	1055.00	285.00	300675.00
		6	Total	34951763.12

Miscellaneous Consrtruction

Miscellaneous Consrtruction

S. No.	Description of floor/work	QTY. (Sqft)	Rate	Cost
1	Overhead Expences (Complete area)	LS	LS	23104085.00
		7	Total	23104085.00

Miscellaneous Consrtruction


S. No.	Description of floor/work	QTY. (Sqft)	Rate	Cost
1	Consultancy Fees (Architect etc) (Complete area)	LS	LS	2109050.00
		8	Total	2109050.00

Total Value of Building & Civil Construction
(Sum of 1 to 8) As on dt 31.12.2020

17,77,63,716.81

Summary of the Total Project Cost (Rudraksh - II)

Total Land Cost (Estimated/Actual)	Rs.	1,79,24,000.00
Estimated Construction Cost	Rs.	30,00,00,000.00
Total Project Cost Given at the time of	Rs.	31,79,24,000.00


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