GRID

Annexure A

Architect's Certificate			
Report for quarter ending		**Oct-Dec, 2025**	
Subject		**Certificate of progress of construction work**	
1.	**I/We have undertaken assignment as architect for certifying progress of construction work in the below mentioned project as per the approved plans.**		
	Sr. No.	**Particulars**	**Information**
	1.	Project/Phase of the project	MAESTRO RESIDENCES
	2.	Location	Sector 95A, Gurugram
	3.	Licensed area in acres	5.025 acres
	4.	Area for registration in acres	0.0998 acres
	5.	HARERA registration no.	36 of 2025 dated 28-Mar-2025
	6.	Name of licensee	Not Applicable
	7.	Name of collaborator	Not Applicable
	8.	Name of developer	Maestro Buildwell Private Limited
2.	**Details related to inspection are as under**		
	1.	Date of certifying of percentage of construction work/ site inspection	12th January, 2026
	2.	Name of Architect/ Architect's firm	Grid Architecture Interiors Pvt. Ltd
	3.	Date of site inspection	12th January, 2026
3.	**Following technical professionals are appointed by promoter: (as applicable)**		
	Sr. No.	**Consultants**	**Name**
	1.	Site Engineer	Sh. Jitendera Kumar

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Architect

	2.	Architect	Grid Architecture Interiors Pvt. Ltd
	3.	Proof Consultant	-
	4.	MEP Consultant	-
	5.	Site Supervisor/Incharge	Sh. Jitendera Kumar
4.	I certify that the work has been executed as per approved drawings, statutory/ mandatory approvals, Haryana Building Code, 2017/ National Building Code (wherever applicable) and the material used in the construction, infrastructure works and internal development works are as per the projected standard as envisaged in the registration and brochure, publication material and other documents shared with the buyers in this regard.		
5.	I also certify that as on the date, the percentage of work done in the project for each of the building/ tower of the real estate project/phase of the project under HARERA is as per table A and table B given herein below. The percentage of the work executed with respect to each of the activity of the entire project/ phase is detailed in table A and table B.		

Date: 12-Jan-2026

Place: Gurugram

Yours faithfully,

Signature & Name (in block letters) with stamp of architect

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Council of architects (CoA) registration no.:	CA/89/12359
Council of architects (CoA) registration valid till (date):	31/12/2031

Table – A					
Building/ Tower no. (to be prepared separately for each building/ tower in the project/ phase of the project)			A total of 16 residential independent floors on 4 plots are being developed having total FAR 1066.356 sqm		
A1	**Cumulative progress of the project/phase at the end of the quarter.**				
Sr. No.	**Project Components**		**Work done value during the quarter**	**Cumulative work done value till date**	**Percentage of work done to the total proposed work**
1.	Sub Structure (inclusive of excavation, foundation, basements, water proofing, etc.)		0%	100%	20%
2.	Super Structure (slabs, brick work, block work, stair case, lift wells, machine rooms, water tank, etc.)		9%	99%	40%
3.	**MEP**				
	3.1	Mechanical (lifts, ventilation, etc.)	10%	60%	5%
	3.2	Electrical (conduiting, wiring, fixtures, etc.)	10%	85%	2.5%
	3.3	Plumbing & Firefighting (piping, pumps and pump room, fixtures, etc.)	0%	75%	2.5%
4.	**Finishing**				
	4.1	Internal (plaster, tilling, flooring, painting, etc. within units and common areas)	25%	75%	15%
	4.2	External (plaster, painting, facade, etc.)	5%	80%	15%

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Sr. No.	Tasks/Activity		Description of work done	Percentage of total proposed work
Sub-Structure Status				
1.	Excavation		Work Complete	5%
2.	Laying of foundation		Work Complete	5%
	(i)	Raft	Work Complete	
	(ii)	Pile	Work Complete	
3.	Number of basement(s)……		Only 1	-
	(i)	Basement Lever 1		5%
	(ii)	Basement Lever 2*	-	-
4.	Waterproofing of the above sub-structure (wherever applicable)		Complete	5%
Super-Structure Status				
5.	Total floors in each tower/building		16 floors in 4 buildings (4 floors in each)	40%
6.	Total area on each floor		54 sq. mtr.	-
7.	Stilt floor/ground floor		Yes	-
8.	Status of laying of slabs floor wise		Complete for all 16 floors	-
	Cumulative number of slabs in the building/tower……laid by end of quarter			
9.	Status of construction		-	-
	(i)	Walls on floors	Almost Complete	-
	(ii)	Staircase	Almost Complete	-
	(iii)	Lift wells along with water proofing	Almost Complete	-

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	(iv)	Lift lobbies/common areas – floor wise	Almost Complete		-	
10.	Fixing of door and window frames in flats/ units		yet to be done		-	
11.	Status of MEP		Internal (within flat)	External Works	Internal (within flat)	External Works
	(i)	Mechanical works	-	-	5%	-
	(ii)	Electrical works including wiring	-	-	2.5%	-
	(iii)	Plumbing works	-	-	2.5%	-
12.	Status of wall plastering					
	(i)	External plaster	80% percent complete		15%	
	(ii)	Internal plaster	75% percent complete		15%	
13.	Status of wall tiling					
	(i)	In bathroom	Vitrifies Tiles			
	(ii)	In kitchen	Vitrifies Tiles			
14.	Status of flooring					
	(i)	Common areas	Vitrifies Tiles			
	(ii)	Units/Flats	Vitrifies Tiles			
15.	Status of white washing					
	(i)	Internal walls	-		-	
	(ii)	External walls	-		-	
16.	Status of finishing					
	(i)	Staircase with railing	-		-	
	(ii)	Lift wells	-		-	
	(iii)	Lift lobbies/ common areas floor wise	-		-	

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17.	Status of installation (within flat/unit)			
	(i)	Doors and windows panels	-	-
	(ii)	Sanitary fixtures	-	-
	(iii)	Modular kitchen	-	-
	(iv)	Electrical fittings/ lighting	-	-
	(v)	Gas piping (if any) (other than flats/units)	-	-
	(vi)	Lifts installation	-	-
	(vii)	Overhead tanks	-	-
	(viii)	Underground water tank	-	-
	(ix)	Firefighting fitting and equipment's as per CFO NOC	-	-
	(x)	Electrical fittings in common areas	-	-
	(xi)	Compliance to conditions of environment/CRZ NOC	-	-
18.	Waterproofing of terraces		-	-
19.	Entrances lobby finishing		-	-
20.	Status of construction of compound wall		-	-

Note: (*) extend rows as per requirements.

Table – B				
Sr. No.	**Common areas and facilities amenities**	**Proposed (YES/NO)**	**Percentage of work done**	**Remarks**
B-1	**Services**			

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1.	Internal roads & pavements	-	-	-
2.	Parking			
	Covered No. ……	-	-	-
	Open No. ……	-	-	-
3.	Water Supply	-	-	-
4.	Sewerage (chamber, lines, septic tanks, STP)	-	-	-
5.	Storm water drains	-	-	-
6.	Landscaping & tree plantation	-	-	-
7.	Parks and playgrounds	-	-	-
	Fixing of children play equipment's	-	-	-
	Benches	-	-	-
8.	Shopping area	-	-	-
9.	Street lighting/ electrification	-	-	-
10.	Treatment and disposal of sewage and sullage water/ STP	-	-	-
11.	Solid waste management & disposal	-	-	-
12.	Water conservation, rain water, harvesting, percolating well/ pit	-	-	-
13.	Energy management (solar)	-	-	-
14.	Fire protection and fire safety requirements	-	-	-
15.	Electrical meter room, sub-station, receiving station	-	-	-
16.	Other (option to add more)			
B-2	**Community building to be transferred to RWA**			
17.	Community Centre	-	-	-

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18.	Others	-	-	-
B-3	**Community building not to be transferred to RWA/competent authority**			
19.	Schools	-	-	-
20.	Dispensary	-	-	-
21.	Club	-	-	-
22.	Others	-	-	-
B-4	**Services/facilities to be transferred to competent authority**			
23.	*	-	-	-

Note: (*) extend as per requirement.

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