

ENGINEER'S CERTIFICATE
To whom so ever it may concern

REPORT FOR QUARTER ENDING	December-2025
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Subject: Certificate of cumulative cost incurred upon construction work of the project at the end of the quarter:

Sr. No.	Particulars	Information
i.	Project/Phase of the project	ELDECO ESTATE ONE-PHASE-THREE
ii.	Location	SECTOR-19A &40
iii.	Area in acres	29.17 ACRES
vi.	HARERA Registration No.	HRERA-PKL-PNP-12-2018 ,DATED-04.06.2018
v.	Name of Licensee	ELDECO INFRASTRUCTURE & PROPERTIES LIMITED ,AMAZON REAL ESTATE LIMITED,AMAZON INFRACON LIMITED, AP PROJECTS LIMITED ,CHIRANJIV BUILDERS LIMITED ,S M BUILDCON LIMITED ,ADHIKARI PROPERTIES LIMITED ,SAVANA REALTORS COMPANY LIMITED
vi.	Name of Collaborator	ELDECO INFRASTRUCTURE & PROPERTIES LIMITED
vii.	Name of Developer	ELDECO INFRASTRUCTURE & PROPERTIES LIMITED

1. I "Nairitya Pradhan" have undertaken assignment as Engineer for certifying percentage of completion of construction work of the above-mentioned project as per the approved plans and approved structural drawings duly vetted by the Proof Consultant.

i.	Date of certifying of percentage of construction work/ site inspection	07.01.2026
ii.	Name of engineering firm/individual	Nairitya Pradhan
iii.	Date of site inspection	06.01.2026

2. Following technical professionals are appointed by Promoter: - (as applicable)

Sr. No.	Consultants	Name
i.	Site Engineer	Mr. Sanjay Kumar
ii.	Structural Consultant	Dr. Maqsd E Nazar
iii.	Proof Consultant	NA
vi.	MEP Consultant	M/S V. Consultant

v.	Quantity surveyor	
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3. We have estimated the cost of the completion of project / phase for which occupation certificate/ completion certificate is to be obtained by the promoter for the civil, MEP and allied works, of the building(s) of the project. Our estimated cost calculations are based on the structural drawing/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 the quantity surveyor appointed by the developer/engineer and the site inspection carried out by us.

4.

i.	Total estimated cost for completion of the building(s) in the aforesaid project under reference (table A is not applicable as it is plotted colony.)	21,32,10,000
iii	Estimated cost incurred till date (based on site inspection)	26,37,27,000
iv	The balance cost of completion of the civil work/ MEP and allied works of the building(s) of the project for obtaining occupation certificate/completion certificate from Department of Town & Country Planning, Haryana	-5,05,17,000

5. The estimated total cost of project is with reference to the civil work/MEP and allied works required to be completed for the purpose of obtaining occupation certificate/completion certificate for the building(s) from the competent authority under whose jurisdiction the aforesaid project is being implemented.
6. The amount of estimated cost incurred so far has been calculated on the basis of amount of total estimated cost.
7. I certify that the cost of the civil work/ 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- Not applicable as it is plotted colony.

TABLE – B

Internal & External development works in respect of the entire project/phase of the project

Sr. No.	Particulars	Amounts (in Rs.)	
		External Development works	Internal development works
1.	Total estimated cost of development works including amenities and facilities in the project/phase as per the approved layout plan as on 31.12.2025	External development work to be done by HUDA.	21,32,10,000
2.	Expenditure incurred as on 31.12.2025		21,32,10,000
3.	Work done in percentage (as percentage of the total estimated cost)		100%
4.	Balance cost to be incurred (based on estimated cost)		0
5.	Cost incurred on additional/extra items as on 31.12.2025 not included in the estimated cost (Table – C)		5,05,17,000

Table -C

Sr no.	List of extra/additional items executed with cost. (Which were not part of the original estimate of total cost)	
	Particulars	Amount
1.	*	N/A

Note: (*) Extend as per requirement

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 independent quantity surveyor, whose certificate of quantity calculated can be relied upon by the engineer. In case of independent quantity surveyor being appointed by promoter, the name has to be mentioned at the place marked (*) and in case quantity are being calculated by office of engineer, the name of the person in the office of engineer, who is responsible for the quantity calculated should be mentioned at the place marked (*).
3. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.
4. 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.
5. All components of work with specifications are indicative and not exhaustive.

Yours Faithfully,


Nairitya Pradhan
B. E. (Civil), A.M.I.E.
AM3128787

Signature