SUNIL JHA

Architect's Certificate			
As on Date			30.09.2026
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	Astaire Garden
	2.	Location	Sector 70A, Gurugram
	3.	Licensed area in acres	97.98125 Acres
	4.	Area for registration in acres	97.98125 Acres
	5.	HARERA registration no.	GGM/487/219/2021/55 DATED 21.09.2021
	6.	Name of licensee	BPTP Limited (Former licensees are Visual Builders Private Limited and others which were merged with BPTP Limited via composite scheme of arrangement as duly approved by NCLT on 26th September 2024)
	7.	Name of collaborator	BPTP Limited (Formerly with Countrywide Promoters Private Limited which was merged with BPTP Limited via composite scheme of arrangement as duly approved by NCLT on 26th September 2024)
	Details related to inspection are as under		
	1.	Date of certifying of percentage of construction work/ site inspection	10.10.2026
	2.	Name of Architect/ Architect's firm	Mr. Sunil Jha
	3.	Date of site inspection	10.10.2026

SUNIL KUMAR JHA
ARCHITECT
CA/99/24568

<table>
<tr><td>3.</td><td colspan="3">Following technical professionals are appointed by promoter: - (as applicable)</td></tr>
<tr><td></td><td>Sr. No.</td><td>Consultants</td><td>Name</td></tr>
<tr><td></td><td>1.</td><td>Site engineer</td><td>Mr. Amit kumar chillar</td></tr>
<tr><td></td><td>2.</td><td>Structural consultant</td><td>Mr. Ramphool Bairwa</td></tr>
<tr><td></td><td>3.</td><td>Proof consultant</td><td>Mr. Ramphool Bairwa</td></tr>
<tr><td></td><td>4.</td><td>MEP consultant</td><td>Mr. Davinder Bajaj</td></tr>
<tr><td></td><td>5.</td><td>Site supervisor/in charge</td><td>Mr. Rahul Bhatnagar</td></tr>
<tr><td>4.</td><td colspan="3">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.</td></tr>
<tr><td>5.</td><td colspan="3">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.</td></tr>
</table>

Date: 10.10.2026

Yours faithfully,

Place: New Delhi



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

Council of architects (CoA) : Registration no.

Council of architects (CoA) : Registration valid till (date)

Physical Progress for Common areas and facilities amenities as on date 30.09.2026

Sr. No.	Common areas and facilities amenities	Proposed (Yes/	Percentage of work done	Remarks
B-1	**Services**			
1.	Internal roads & pavements	Yes		-
2.	Parking			-
	Covered no.			-
	Open no.			-
3.	Water supply	Yes		-
4.	Sewerage (chamber, lines, septic tanks, STP)	Yes		-
5.	Storm water drains	Yes		-
6.	Landscaping & tree plantation	Yes		-
7.	Parks and playgrounds	Yes		-
	Fixing of children play equipment's	Yes		-
	Benches	Yes		-
9.	Street lighting/ electrification	Yes		-
10.	Treatment and disposal of sewage and sullage water/ STP	Yes		With Temporary STP
11.	Solid waste management & disposal	Yes		-
12.	Water conservation, rain water, harvesting, percolating well/ pit	Yes		-
13.	Energy management (solar)	Yes		-
14.	Fire protection and fire safety requirements	Yes		-
15.	Electrical meter room, sub-station, receiving station	Yes		-
B-2	**Community building to be transferred to RWA**			
17.	Community center	Yes	-	-
18.	others			-
B-3	**Community buildings not to be transferred to RWA/competent authority**			
19.	Schools	Yes		-
20.	Dispensary (NH-1)	Yes		-
21.	Club	Yes		-
22.	Others			-
B-4	**Services/ facilities to be transferred to competent authority**			-

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