Architect's Certificate

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	Ultimus
	2.	Location	Sector 90, Gurugram, Haryana
	3.	Licensed area in acres	2.3375 Acres
	4.	Area for registration in acres	2.3375 Acres
	5.	HARERA registration No.	05 of 2022
	6.	Name of licensee	M/s MRG World LLP
	7.	Name of collaborator	
	8.	Name of developer	M/s B D Infradevelopers LLP
2.	**Details related to inspection are as under**		
	1.	Date of certifying of percentage of construction work/ site inspection	30.06.2026
	2.	Name of Architect/ Architect's firm	Nitin Gupta
	3.	Date of site inspection	30.06.2026
3.	**Following technical professionals are appointed by promoter: - (as applicable)**		
	Sr. No.	**Consultants**	**Name**
	1.	Site engineer	Vivek Sharma
	2.	Structural consultant	NNC Consultants
	3.	Proof consultant	
	4.	MEP consultant	Paradise Consultants
	5.	Site supervisor/in charge	Vivek Sharma
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 areas 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:	30.06.2026	Yours faithfully,
Place:	Gurugram	
Council of Architects (CoA) registration No... :	CA/2015/71386	Signature & name (in block letters) with stamp of architect
Council of architects (CoA) registration valid till (date) :	December 2026	

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Annexure -A

Name of the Project	Status of project (Extent of development carried out till date along with details of the same and extent of development pending)	Original time period disclosed to allottee for completion of project at the time of sale	Delay in completion of project	Time period within which the Promoter undertakes to complete the project
Ultimus Extension	Extent of development carried out till date 31.03.2026 Structure –**100.0%** Overall – **99.0%**	14.07.2026	No Delay	14.07.2026
	Details of development carried out till date			
	Tower C1 (G+14) G+14 Completed **Tower C2 (G+14)** G+14 Completed **Tower D1 (G+13)** G+13 Completed			
	Extent of development pending Structure – **0.00%** Overall – **1.0%**			

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.)	00%	100%	100%
2.	**Super structure**	00%	100%	100%
3.	**MEP**			
	3.1 Mechanical (Lifts, ventilation, etc.)	5%	100%	100%
	3.2 Electrical (Conduiting, wiring, fixtures, etc.)	5%	95%	95%
	3.3 Plumbing & Firefighting (piping, pumps and pump room, fixtures, etc.)	15%	95%	95%
4.	**Finishing**			

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	4.1	Internal (plaster, tilling, flooring, painting, etc. within units and common areas	00%	99%	99%
	4.2	External (Plaster, painting, facade, etc.)	03%	98%	98%

Table – A

Building / Tower no. – C1, C2 & D1 (to be prepared separately for each building/ tower in the project/ phase of the project)	**3 Nos (Towers)**

Sr. No.	Tasks/ Activity		Description of work done	Percentage of total proposed work
	Sub-Structure Status			
1.	Excavation		100%	100%
2.	Laying of foundation			
	(i)	Raft	100%	100%
	(ii)	Columns above raft to plinth beam	100%	100%
3.	Number of basement(s)			
	(i)	Basement Level 1	NA	NA
	(ii)	Basement level 2*	NA	NA
4.	Waterproofing of the above sub-structure (wherever applicable)		100%	100%
	Super-Structure Status			
5.	Total floors in the towers / buildings		44 Nos.	
6.	Total area on each floor		Tower-C1 = 628.969 sqmt Tower-C2 = 628.969 sqmt Tower-D1 = 624.767 sqmt	
7.	Stilt floor/ Ground floor		02 Nos.	
8.	Status of laying of slabs floor wise			
	Cumulative number of slabs in the building/ tower C1, C2 & D1.....laid by end of quarter		44 floors	44 floors
9.	Status of construction			
	(i)	Walls on floors	44 floors	80%
	(ii)	Staircase	88 floors	100%
	(iii)	Lift wells along with water proofing	6 Nos.	80%
	(iv)	Lift lobbies/ common areas floor wise	44 floors	60%
10.	Fixing of door and window frames in flats/ units			40%

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11.	Status of MEP		Internal (within Flat)	External Works	Internal (within Flat)	External Works
	(i)	Mechanical works	95%	95%	95%	95%
	(ii)	Electrical works including wiring	95%	95%	95%	95%
	(iii)	Plumbing works	95%	95%	95%	95%
12.	Status of wall plastering					
	(i)	External plaster	95%		95%	
	(ii)	Internal plaster	95%		95%	
13.	Status of wall tiling					
	(i)	In bathroom	95%		95%	
	(ii)	In kitchen	95%		95%	
14.	Status of flooring					
	(i)	Common areas	95%		95%	
	(ii)	Units/flats	95%		95%	
Sr. No.	**Tasks/ Activity**					
	Super-Structure Status					
15.	Status of white washing					
	(i)	Internal walls	95%		95%	
	(ii)	External walls	95%		95%	
16.	Status of finishing					
	(i)	Staircase with railing	95%		95%	
	(ii)	Lift wells	95%		95%	
	(iii)	Lift lobbies/common areas floor wise	95%		95%	
17.	Status of installation					
	(within flat/unit)					
	(i)	Doors and windows panels	95%		95%	
	(ii)	Sanitary fixtures	35%		35%	
	(iii)	Modular kitchen	N.A.		N.A.	
	(iv)	Electrical fittings/ lighting	35%		35%	
	(v)	Gas piping (if any)	N.A.		N.A.	
	(other than flat/units)					
	(vi)	Lifts installation	100%		100%	
	(vii)	Overhead tanks	100%		100%	

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	(viii)	Underground water tank	100%	100%
	(ix)	Firefighting fitting and equipment's as per CFO NOC	100%	100%
	(x)	Electrical fittings in common areas	70%	70%
	(xi)	Compliance to conditions of environment/ CRZNOC	00%	00%
18.	Waterproofing of terraces		100%	100%
19.	Entrance lobby finishing		100%	100%
20.	Status of construction of compound wall		100%	100%

Table – B

Sr. No.	Common areas and facilities amenities	Proposed (Yes/No)	Percentage of work done	Remarks
B-1	**Services**			
1.	Internal roads & pavements	Yes	95%	
2.	Parking	Yes	100%	
	Covered no.			
	Open no.			
3.	Water supply	Yes	100%	
4.	Sewerage (chamber, lines, septic tanks, STP)	Yes	100%	
5.	Storm Water drains	Yes	100%	
6.	Landscaping & tree plantation	Yes	100%	
7.	Parks and playgrounds	Yes	100%	
	Fixing of children play equipment's	No	NA	
	Benches	Yes	100%	
8.	Shopping area	Yes	99%	Commercial
9.	Street lighting/ electrification	Yes	95%	
10.	Treatment and disposal of sewage and sullage water/STP	Yes	100%	
11.	Solid waste management & disposal	No	N.A.	
12.	Water conservation, rain water, harvesting, percolating well/ pit	Yes	100%	
13.	Energy management (solar)	Yes	100%	
14.	Fire protection and fire safety requirements	Yes	100%	
15.	Electrical meter room, sub-station, receiving station	Yes	100%	

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16.	Other (option to add more)	NA	NA	
B-2				
17.	Community centre	NA	NA	
18.	others			
B-3	**Community buildings not to be transferred to RWA/competent authority**			
19.	Schools	NA	NA	
20.	Dispensary	NA	NA	
21.	Club	NA	NA	
22.	Others			
B-4	**Services/ facilities to be transferred to competent authority**			
23.	*			

Note: (*) extend as per requirement

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