AMBIN DESIGNS
Architects & Interior Designers

Ar. Aman Thakral (B.Arch)
CA/2016/79767
Ar. Bindiya Virmani (B.Arch)
CA/2017/88836

Architect's Certificate*

Report for quarter ending	**30th September 2026**
Subject	**Certificate of Percentage of completion of construction work of the project at the end of the quarter**

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	**Smartworld One DXP Phase-2**
2.	Location	Sector-113, Gurugram, Haryana
3.	Licensed area in acres	16.1125 Acres
4.	Area for registration in acres	5.1055 Acres
5.	HARERA registration no.	**RC/REP/HARERA/GGM/842/574/2024/69 dated 24.06.2024** **(Registration no 69 OF 2024 dated 24.06.2024)**
6.	Name of licensee	M/s Aspis Buildcon Pvt. Ltd. & M/s Starcity Realtech Pvt Ltd.
7.	Name of collaborator	M/s Nourish Developers Private Limited
8.	Name of developer	M/s Nourish Developers Private Limited

2. **Details related to inspection are as under**

1.	Date of certifying of percentage of construction work/ site inspection	30.09.2026
2.	Name of Architect/ Architect's firm	Ar. Aman Thakral
3.	Date of site inspection	30.09.2026

3. **Following technical professionals are appointed by promoter: - (as applicable)**

Sr.No.	Consultant	Name
1.	Site engineer	Mr. Pankaj Johri
2.	Structural consultant	Geo Designs & Research Pvt Ltd.
3.	Proof consultant	Skeleton Consultants Pvt Ltd.
4.	MEP consultant	Design Centre Consulting Engineers Pvt. Ltd.
5.	Site supervisor/incharge	Mr. Ravinder Singh

AR. AMAN THAKRAL
CA/2016/79767 (B.ARCH, M.PLAN)
Contact No. : 9034327061

SCO-203, Basement,
Mugal Canal Karnal-132001
+ 91-9034327061
+ 91-9896088864
amanthakral06@gmail.com
bindiyavirmani24@gmail.com

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:30.09.2026

Place: Gurugram

Issued without prejudice,

Name: - Ar. Aman Thakral

AR. AMAN THAKRAL
CA/2016/79767 (B.ARCH, M.PLAN)
Contact No. : 9034327061

Council of Architecture (CoA)
Registration no.: CA/2016/79767
(CoA) Registration valid till (date): 31-12-2027

Table – A					
Building/ Tower no. (to be prepared separately for each building/ tower in the project/ phase of the project)			**8 Towers (890 Residential Units)**		
A1	**Cumulative progress of the project/phase at the end of the quarter.**				
Sr. No.	**Project components**		**Work done value during the quarter (Sq. Mt.)**	**Cumulative work done value till date (Sq. Mt.)**	**Percentage of work done to the total proposed work**
1.	**Sub structure** (Inclusive of excavation, foundation, basements, water proofing, etc.)		11,585	32,651	83%
2.	**Super structure** (Slabs, brick work, block work, stair case, lift wells, machine rooms, water tank, etc.)		32,614	1,50,293	86%
3.	**MEP**				
	3.1	Mechanical (Lifts, ventilation, etc.)	-	-	Not Started
	3.2	Electrical (Conduiting, wiring, fixtures, etc.)	7,626	12,580	Started
	3.3	Plumbing & Firefighting (piping, pumps and pump room, fixtures, etc.)	3,820	3,820	Started
4.	**Finishing**				
	4.1	Internal (plaster, tilling, flooring, painting, etc. within units and common areas)	-	-	Not Started
	4.2	External (Plaster, painting, facade, etc.)	-	-	Not Started

AR. AMAN THAKRAL
CA/2016/7[illegible] (B.ARCH, M.PLAN)
Contact No. : 9034327061

Sr. No.	Tasks/Activity		Description of work done		Percentage of work done of total proposed work	
	Sub-Structure Status					
1.	Excavation		Under Progress		99%	
2.	Laying of foundation					
	(i)	Raft	Under Progress		100%	
	(ii)	Pile	NA		NA	
3.	Number of basement(s)					
	(i)	Basement Level	2 Slabs (Tower+ NTA)		83%	
4.	Waterproofing of the above sub-structure (wherever applicable)				30%	
	Super-Structure Status					
5.	Total floors in the tower/ building		As Per Approved Building plans		70%	
6.	Total area on each floor (Sqm)		As Per Approved Building plans		NA	
7.	Stilt floor/ ground floor		Started		92%	
8.	Status of laying of slabs floor wise		Started		88%	
	Cumulative number of slabs in the building/ laid by end of quarter		Started		88%	
9.	Status of construction		Started		88%	
	(i)	Walls on floors	Started		88%	
	(ii)	Staircase	Started		88%	
	(iii)	Lift wells along with water proofing	Started		88%	
	(iv)	Lift lobbies/ common areas floor wise	Started		88%	
10.	Fixing of door and window frames in flats/ units		-		0%	
11.	Status of MEP		Internal (within flat)	External works	Internal (within flat)	External works
	(i)	Mechanical works	Not Started		Not Started	
	(ii)	Electrical works including wiring	Started		7%	
	(iii)	Plumbing works	Started		2%	
12.	Status of wall plastering					
	(i)	External plaster	Not Started		Not Started	
	(ii)	Internal plaster	Started		20%	

AR. AMAN THAKRAL
CA/2016/79767 (B.ARCH, M.PLAN)
Contact No. : 9034327061

13.	Status of wall tiling			
	(i)	In bathroom	Started	3%
	(ii)	In kitchen	Started	5%
14.	Status of flooring			
	(i)	Common areas	Not Started	Not Started
	(ii)	Units/ flats	Started	Started

Sr. No.	Tasks/Activity Sub-Structure Status		Description of work done	Percentage of total proposed work
15.	Status of white washing			
	(i)	Internal walls	Not Started	Not Started
	(ii)	External walls	Not Started	Not Started
16.	Status of finishing			
	(i)	Staircase with railing	Not Started	Not Started
	(ii)	Lift wells	Not Started	Not Started
	(iii)	Lift lobbies/ common areas floor wise	Not Started	Not Started
17.	Status of installation			
	(within flat/unit)			
	(i)	Doors and windows panels	Not Started	Not Started
	(ii)	Sanitary fixtures	Not Started	Not Started
	(iii)	Modular kitchen	Not Started	Not Started
	(iv)	Electrical fittings/ lighting	Not Started	Not Started
	(v)	Gas piping (if any)	Not Started	Not Started
	(other than flat/units)			
	(vi)	Lifts installation	Not Started	Not Started
	(vii)	Overhead tanks	Not Started	Not Started
	(viii)	Underground water tank	Not Started	Not Started
	(ix)	Firefighting fitting and equipment's as per CFO NOC	Not Started	Not Started
	(x)	Electrical fittings in common areas	Not Started	Not Started

AR. AMAN THAKRAL
CA/2016/79767 (B.ARCH, M.PLAN)
Contact No. : 9034327061

	(xi)	Compliance to conditions of environment/ CRZNOC	6 Month Compliance Done	NA
18.	Waterproofing of terraces		Not Started	Not Started
19.	Entrance lobby finishing		Not Started	Not Started
20.	Status of construction of compound wall		Not Started	Not Started

Sr. No.	Common areas and facilities amenities	Proposed (Yes/ No)	Percentage of work done	remarks
B-1	**Services**			
1.	Internal roads & pavements	Yes	0%	Not started
2.	Parking	Yes	0%	Not started
	Covered no.	Yes	0%	Not started
	Open no-	Yes	0%	Not started
3.	Water supply	Yes	0%	Not started
4.	Sewerage (chamber, lines, septic tanks, STP)	Yes	0%	Not started
5.	Storm water drains	Yes	0%	Not started
6.	Landscaping & tree plantation	Yes	0%	Not started
7.	Parks and playgrounds	Yes	0%	Not started
	Fixing of children play equipment's	Yes	0%	Not started
	Benches	Yes	0%	Not started
8.	Shopping area	No	NA	NA
9.	Street lighting/ electrification	Yes	0%	Not started
10.	Treatment and disposal of sewage and sullage water/ STP	Yes	0%	Not started
11.	Solid waste management & disposal	Yes	0%	Not started
12.	Water conservation, rain water, harvesting, percolating well/ pit	Yes	0%	Not started
13.	Energy management (solar)	Yes	0%	Not started
14.	Fire protection and fire safety requirements	Yes	0%	Not started
15.	Electrical meter room, sub-station, receiving station	Yes	0%	Not started
16.	Other (option to add more)	No	NA	NA
B-2	**Community building to be transferred to RWA**			

AR. AMAN THAKRAL
CA/2016/79167 (B.ARCH, M.PLAN)
Contact No.: 9034327061

17.	Community center	No	NA	NA
18.	Others	No	NA	NA
B-3	**Community buildings not to be transferred to RWA/competent authority**			
19.	Schools	No	NA	NA
20.	Dispensary	No	NA	NA
21.	Club	No	NA	NA
22.	Others	No	NA	NA
B-4	**Services/ facilities to be transferred to competent authority**			
23.	**(10% of Land to be transferred to competent authority as per terms of License Granted)**	No	N.A.	N.A.

----------End Of Report----------

AR. AMAN THAKRAL
CA/2016/79767 (B.ARCH, M.PLAN)
Contact No. : 9034327061