INDIVALUE ADVISORS PRIVATE LIMITED
Regd. Address: B1/H3, MOHAN CO-OPERATIVE INDUSTRIAL AREA MATHURA RD, BLOCK B NEW DELHI 110044
Email : Indivalueadvisors@gmail.com Mobile +91-7044091174
CIN : U74999DL2021PTC381050

IVAPL/10/022024/ M3M ATRIUM57

Architect's Certificate*

Report for quarter ending	**July to September" 2024**
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	**M3M ATRIUM57**
2.	Location	**SECTOR 57 GURUGRAM HARYANA**
3.	Licensed area in acres	**N.A.**
4.	Area for registration in acres	**1.425 Acres**
5.	HARERA registration no.	**RC/REP/HARERA/GGM/513/245/2021/81 dated 29.11.2021 (81 OF 2021 Dated 29.11.2021)**
6.	Name of licensee	**N.A.**
7.	Name of collaborator	**Not Applicable**
8.	Name of developer	**Paryapt infrastructure Private Limited**

2. Details related to inspection are as under

1.	Date of certifying of percentage of construction work/ site inspection	**03.10.2024**
2.	Name of Architect/ Architect's firm	**Ar. Ashish Sawe C/o Indivalue Advisors Pvt. Ltd.**
3.	Date of site inspection	**03.10.2024**

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

Sr.No.	Consultants	Name
1.	Site engineer	**Mr. Ram Kumar Pal**
2.	Structural consultant	**Gian P. Mathur Associate Pvt. Limited**
3.	Proof consultant	**Ahuja Consultant Pvt Ltd.**
4.	MEP consultant	**Gian P. Mathur Associate Pvt. Limited**
5.	Site supervisor/incharge	**Mr. Parveen Sehgal**



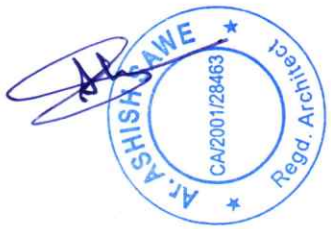
4.	I certify that the work has been executed as per approved drawings, statutory/ mandatory approvals, Haryana Building Code, 2017/ National Building Code (wherever applicable) and the material used in the construction, infrastructure works and internal development works are as per the projected standard 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: **03.10.2024**

Issued without prejudice,

Name :- **Ar. ASHISH SAWE**

Stamp :



Place : Gurugram

Council of Architecture (CoA)
Registration no. : CA/2001/28463

(CoA)
Registration valid till (date) : 31-03-2033

Table – A				
Building/ Tower no. (to be prepared separately for each building/ tower in the project/ phase of the project)		**M3m Atrium 57, commercial Project comprises of Shops, Restaurant & commercial spaces 264 nos.**		
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.)**	**(%) of work done to the total proposed work**
1.	**Sub structure** (Inclusive of excavation, foundation, basements, water proofing, etc.)	-	20178	100%
2.	**Super structure** (Slabs, brick work, block work, stair case, lift wells, machine rooms, water tank, etc.)	-	19977	99%
3.	**MEP**			
	3.1 Mechanical (Lifts, ventilation, etc.)	2018	14126	70%
	3.2 Electrical (Conducting, wiring, fixtures, etc.)	2018	12108	60%
	3.3 Plumbing & Firefighting (piping, pumps and pump room, fixtures, etc.)	2018	11099	55%
4.	**Finishing**			
	4.1 Internal (plaster, tilling, flooring, painting, etc. within units and common areas)	391	18987	97%
	4.2 External (Plaster, painting, facade, etc.)	391	18987	97%

Sr.No.	Tasks/Activity	Description of work done	(%) of total proposed work
	Sub-Structure Status		
1.	Excavation	Completed	100%
2.	Laying of foundation		
	(i) Raft	Completed	100%
	(ii) Pile	Completed	100%

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3.	Number of basement(s) (1)					
	(i)	Basement Level 3	Completed		100%	
	(ii)	Basement Level 2	Completed		100%	
	(iii)	Basement Level 1	Completed		100%	
4.	Waterproofing of the above sub-structure (wherever applicable)					
	Super-Structure Status					
5.	Total floors in the tower/ building		Under Progress		99%	
6.	Total area on each floor		Under Progress		97%	
7.	Stilt floor/ ground floor		Under Progress		99%	
8.	Status of laying of slabs floor wise		Under Progress		99%	
9.	Status of construction					
	(i)	Walls on floors	Under Progress		95%	
	(ii)	Staircase	Under Progress		97%	
	(iii)	Lift wells along with water proofing	Under Progress		97%	
	(iv)	Lift lobbies/ common areas floor wise	Under Progress		99%	
10.	Fixing of door and window frames in flats/ units		**Not Started**		-	
11.	Status of MEP		**Internal (within flat)**	**External works**	**Internal (within flat)**	**External works**
	(i)	Mechanical works	Under Progress		70%	
	(ii)	Electrical works including wiring	Under Progress		60%	
	(iii)	Plumbing works	Under Progress		55%	
12.	Status of wall plastering					
	(i)	External plaster	Under Progress		97%	
	(ii)	Internal plaster	Under Progress		97%	
13.	Status of wall tiling					
	(i)	In bathroom	Under Progress		80%	
	(ii)	In kitchen	N.A.		-	
14.	Status of flooring					
	(i)	Common areas	Under Progress		97%	
	(ii)	Units/ flats	NA		-	



Sr.No.	Tasks/ Activity Sub-Structure Status		Description of work done	(%) of total proposed work (%)
15.	*Status of white washing*			
	(i)	Internal walls	Under Progress	90%
	(ii)	External walls	Under Progress	99%
16.	Status of finishing			
	(i)	Staircase with railing	Under Progress	95%
	(ii)	Lift wells	Under Progress	90%
	(iii)	Lift lobbies/ common areas floor wise	Under Progress	99%
17.	Status of installation			
	(within flat/unit)			
	(i)	Doors and windows panels	N.A.	-
	(ii)	Sanitary fixtures	N.A.	-
	(iii)	Modular kitchen	N.A.	-
	(iv)	Electrical fittings/ lighting	N.A.	-
	(v)	Gas piping (if any)	N.A.	-
	(other than flat/units)			
	(vi)	Lifts installation	Under Progress	85%
	(vii)	Overhead tanks	Under Progress	85%
	(viii)	Underground water tank	Under Progress	95%
	(ix)	Firefighting fitting and equipment's as per CFO NOC	Under Progress	88%
	(x)	Electrical fittings in common areas	Under Progress	85%
	(xi)	Compliance to conditions of environment/ CRZNOC	Not Started	-
18.	Waterproofing of terraces		Not Started	-
19.	Entrance lobby finishing		Not Started	-
20.	Status of construction of compound wall		Not Started	-

Sr. No.	Common areas and facilities amenities	Proposed (Yes/ No)	(%)ofwork done	Remarks
B1	**Services**			

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1.	Internal roads & pavements	Yes	90%	In Progress
2.	Parking	Yes	90%	In Progress
	Covered-210	-	-	In Progress
	Open no. Surface -4	-	-	In Progress
3.	Water supply	Yes	97%	In Progress
4.	Sewerage (chamber, lines, septic tanks, STP)	Yes	97%	In Progress
5.	Storm water drains	Yes	90%	In Progress
6.	Landscaping & tree plantation	Yes	80%	In Progress
7.	Parks and playgrounds	No	-	NA
	Fixing of children play equipment's	Yes	-	Not Started
	Benches	Yes	-	Not Started
8.	Shopping area	Yes	87%	In Progress
9.	Street lighting/ electrification	Yes	87%	In Progress
10.	Treatment and disposal of sewage and sullage water/ STP	Yes	97%	In Progress
11.	Solid waste management & disposal	Yes	-	Not Started
12.	Water conservation, rain water, harvesting, percolating well/ pit	Yes	-	Not Started
13.	Energy management (solar)	Yes	-	Not Started
14.	Fire protection and fire safety requirements	Yes	-	Not Started
15.	Electrical meter room, sub-station, receiving station	Yes	-	Not Started
16.	Other (option to add more)	No	-	N.A.
B-2	**Community building to be transferred to RWA**			
17.	Community Centre	No	N.A.	N.A.
18.	Others	No	N.A.	N.A.
B-3	**Community buildings not to be transferred to RWA/competent authority**			
19.	Schools	No	N.A.	N.A.
20.	Dispensary	No	N.A.	N.A.
21.	Club	No	N.A.	N.A.
22.	Others	No	N.A.	N.A.
B-4	**Services/ facilities to be transferred to competent authority**			
23.	*	No	N.A.	N.A.

----------End of Report----------

ASHISH SAWE CA/2001/28463 Regd. Architect