

## ENGINEER'S CERTIFICATE

Date: 12-04-2019

To  
M/s. **HL Promoters Private Limited**  
Nuna Majra, Sector-37,  
Bahadurgarh

**Subject:** Certificate of Percentage of Completion of Construction Work of Towers – 5,6,7,11,12 & NTA of Phase-1 of Group Housing Residential Colony being developed under the license NO.60 of 2014 situated at Jhajjar Road, Nuna Majra, Sector-37, Bahadurgarh-124 507 demarcated by its boundaries (Latitude and longitude of the end points)

- A.  $28^{\circ}40'24''$  N  $2.76^{\circ}53'14''$  E
- B.  $28^{\circ}40'20''$  N  $2.76^{\circ}53'14''$  E
- C.  $28^{\circ}40'17''$  N  $2.76^{\circ}53'10''$  E
- D.  $28^{\circ}40'24''$  N  $2.76^{\circ}53'11''$  E

Village: Nuna Majra, Taluka: Bahadurgarh; District: Jhajjar: Pin-124507 admeasuring 5.252 acres (21255 Sqm) area being developed by M/s. HL Promoters Private Limited,

Sir,

I / We **Q Catalyst** have under taken assignment as certifying Estimated Cost for the subject Real Estate Project proposed to be registered under Haryana RERA, being Tower -5,6,7,11,12 of the Phase -1 situated at Jhajjar Road, Nuna Majra, Sector-37, Bahadurgarh-124 507 admeasuring 5.252 acres (21255 sqm) of area being developed by M/s. HL Promoters Private Limited,

**1. Following technical Professionals are appointed by the Promoter: -**

- a) **CP KUKREJA ARCHITECTS as Architect**
- b) **TPC Technical Projects Consultants Pvt. Ltd. As Structural Consultant**
- c) **PARADISE CONSULTANTS as MEP Consultant**
- d) **Q Catalyst as Quantity Surveyor**

2. We have estimated the cost of the completion to obtain Occupation Certificate / Completion Certificate, of the Civil, MEP and Allied works, of the Buildings of the Project. Our Estimated cost calculations are based on the drawings/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 Q Catalyst- Quantity Surveyor appointed by Developer/Engineer, and the assumption of the cost of materials, labour and other inputs made by developer, and the site inspection carried out by us.

We estimate TOTAL Estimated Cost of Completion of the Buildings of the aforesaid project under reference of Rs. **2,886,754,991/-** (Rs. Two Hundred Eighty-Eight Crores sixty-seven lakhs fifty-four thousand nine hundred ninety-one Only) (As per Table -C). The Estimated Total Cost of Project is with reference to the Civil, MEP and allied works including land cost and other expenses like marketing &



sales which are required to complete for the purpose of obtaining occupation certificate / completion certificate for the buildings from the Directorate of Town & Country Planning – Haryana, being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

The Estimated Cost Incurred till 31<sup>st</sup> Mar 2019 is calculated at **Rs.2,256,249,435/-** (As per Table -C). The amount of estimated cost incurred is calculated on the base of amount of Total Estimated Cost.

The Balance Cost of Project is with reference to the Civil, MEP and allied works including land cost and other expenses line marketing & sales which are required to be completed for the purpose of obtaining occupation certificate / completion certificate) is **Rs.630,505,556/-** ( as per Table – C)

3. I Certify that the Cost of the Civil, MEP, and allied work for the aforesaid Project as completed on the date of this Certificate is as given in Table A , B and C below:

**TABLE – A**

**BUILDING No. Tower -5**

Sl.No.	Particulars	Amounts
1	Total Estimated cost of the building as on 30th June 2017	158,600,788.00
2	Cost Incurred as on (based on the estimated Cost) 31st Mar 2019	128,886,436.23
3	Work done in Percentage ( as Percentage of estimated cost)	81.26%
4	Balance Cost to be Incurred ( Based on Estimated Cost)	29,714,351.77
5	Cost Incurred on Additional / Extra Items as on 31st Mar 2019 not included in the Estimated Cost ( 9 Annexure A )	NIL

**BUILDING No. Tower -6**

Sl.No.	Particulars	Amounts
1	Total Estimated cost of the building as on 30th June 2017	158,600,788.00
2	Cost Incurred as on (based on the estimated Cost) 31st Mar 2019	126,407,846.81
3	Work done in Percentage ( as Percentage of estimated cost)	79.70%
4	Balance Cost to be Incurred ( Based on Estimated Cost)	32,192,941.19
5	Cost Incurred on Additional / Extra Items as on 31st Mar 2019 not included in the Estimated Cost ( 9 Annexure A )	NIL

**BUILDING No. Tower -7**

Sl.No.	Particulars	Amounts
1	Total Estimated cost of the building as on 30th June 2017	158,600,788.00
2	Cost Incurred as on (based on the estimated Cost) 31st Mar 2019	120,449,681.66
3	Work done in Percentage ( as Percentage of estimated cost)	75.95%

4	Balance Cost to be Incurred ( Based on Estimated Cost)	38,151,106.34
5	Cost Incurred on Additional / Extra Items as on 31st Mar 2019 not included in the Estimated Cost ( 9 Annexure A )	NIL

### BUILDING No. Tower -11

Sl.No.	Particulars	Amounts
1	Total Estimated cost of the building as on 30th June 2017	169,932,969.00
2	Cost Incurred as on (based on the estimated Cost) 31st Mar 2019	119,901,741.46
3	Work done in Percentage ( as Percentage of estimated cost)	70.56%
4	Balance Cost to be Incurred ( Based on Estimated Cost)	50,031,227.54
5	Cost Incurred on Additional / Extra Items as on 31st Mar 2019 not included in the Estimated Cost ( 9 Annexure A )	NIL

### BUILDING No. Tower -12

Sl.No.	Particulars	Amounts
1	Total Estimated cost of the building as on 30th June 2017	172,668,776.00
2	Cost Incurred as on (based on the estimated Cost) 31st Mar 2019	119,901,362.93
3	Work done in Percentage ( as Percentage of estimated cost)	69.44%
4	Balance Cost to be Incurred ( Based on Estimated Cost)	52,767,413.07
5	Cost Incurred on Additional / Extra Items as on 31st Mar 2019 not included in the Estimated Cost ( 9 Annexure A )	NIL

For Q CATALYST  
  
 Authorised Signatory



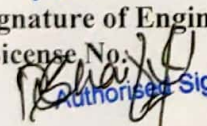
**TABLE – B**

Sl.No.	Particulars	Amounts
1	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on 30th June 2017 : Date of Registration is 10th July 2017	1,518,541,769.00
2	Cost Incurred as on (based on the estimated Cost) 31st Mar 2019	1,145,926,518.49
3	Work done in Percentage ( as Percentage of estimated cost)	75.46%
4	Balance Cost to be Incurred ( Based on Estimated Cost)	372,615,250.51
5	Cost Incurred on Additional / Extra Items as on 31st Mar 2019 not included in the Estimated Cost ( 9 Annexure A )	NIL

**TABLE - C : TOTAL COST OF ABOVE SAID PROJECT AS ON 31<sup>st</sup>Mar 2019**

DETAILS	BUDGET	ACTUAL	% of COMPLETION	BALANCE COST
Construction Cost	2,336,945,878	1,761,473,588	75.38%	575,472,290
Land Cost	280,254,282	280,254,282	100%	(0)
Marketing & Sales	269,554,831	214,521,566	79.58%	55,033,265
<b>TOTAL COST</b>	<b>2,886,754,991</b>	<b>2,256,249,435</b>	<b>84.99%</b>	<b>630,505,556</b>

Yours Faithfully,

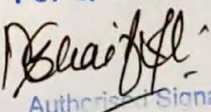
**For Q CATALYST**  
**Signature of Engineer**  
 (License No.  )  
 Authorised Signatory

Note:

1. The Scope of work is to complete the 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 or 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 Developer, 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 of 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.

## ANNEXURE – 2

**List of Extra / Additional Items executed with Cost - NIL**

For Q CATALYST  
  
Authorised Signatory