

FORM No. 2

[See Regulation 3]

ENGINEER'S CERTIFICATE

(To be subnitted at the tirne of Registration of Ongoing Project and  
for withdrawal of  
Money fi•om Designated Account- Project wise)

Date: 14.10.26

To,

The Anubhav Constructions (Name & Address of Promoter)  
Raja Bazar, Patna-14

Subject: Certificate of Cost Incurred for Development of [Project Name]  
ABDUL SATAR MALL

(ABS MALL) for Construction of building(s)/ --01 Wing(s) of the  
Phase

(Bihar RERA Registration Number) situated on the Plot bearing

Khesra No./ Khata No./Thana No./ -  
Tauzi

No../C.N.N0./CTSN0./Survey N0./Final Plot

No.1008,1011,1009 demarcated by its boundaries ( latitude and longitude of the end points) to the North to  
the South to the East to the West of

Division Patna Village-Khajpura

Block PATNA SADAR District PATNA PIN- 800014 admeasuring 2366.74sq.mts.  
area being developed by [Promoter] ANUBHAV CONSTRUCTION

Ref: Bihar RERA Registration Number BRERAP12499-001-170/R-1626/2023

Sir,

I/ we \_\_\_\_\_ have undertaken  
assignment of

certifying Estimated Cost for the Subject Real Estate Project proposed to be  
registered under BiharRERA, being ONE Building(s)/ 01 Wing(s) of the  
Phase situated on the plot bearing C.N. No./CTS No./Survey No./ Final Plot No.  
1008,1011,1009 Division PATNA Village KHAJPURA  
Taluka \_\_\_\_\_ District PATNA PIN – 800014.

Admeasuring 2366.74 sq.mts. area being developed by [Owner/Promoter]

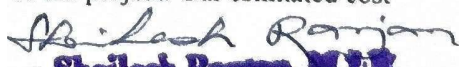
1. Following technical professionals are appointed by Owner / Promoter :-

(i) Ms /Shri/Smt \_\_\_\_\_ as L.S. /Architect;

(ii) Ms /Shri/Smt \_\_\_\_\_ as Structural Consultant

(iii) Ms /Shri/Smt \_\_\_\_\_ as MEP Consultant

■(iv) M/s /Shri/Smt \_\_\_\_\_ as Quantity Surveyor

of the project. Our estimated cost  
  
**Shailish Ranjan, M.E.E**  
B.Sc. (Engg.), Civil Engineer  
Emp No.-BR/UDHD/CE/23-0016  
UDHD Patna (Bihar)

- 2, We have estimated the cost of the completion to obtain Occupation Certificate/Completion Certificate Of the Civil, MEP and Allied works of the Building of the project.Our estimated cost of the project. Our estimated calculations are based on the Lhwings/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 byQuantity Suweyor\* appointed by Developer/Engineer, and the assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.
3. We estimate Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs. \_\_\_\_\_ (Total of Table A and B). The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completed for the purpose of obtaining occupation certificate / completion certificate for the building(s) from the \_\_\_\_\_ being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated Cost Incurred till date is calculated at Rs. \_\_\_\_\_ (Total of Table (A and B). The amount of Estimated Cost incurred is calculated on the base of amount of Total Estimated Cost.
5. The Balance cost of Completion of the Civil, MEP and Allied works of the Building(s) of the subject project to obtain Occupation Certificate / Completion Certificate from \_\_\_\_\_ (planning Authority) is estimated at Rs. \_\_\_\_\_ Total of Table A and B).
6. 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 and B below:-

TABLE A

Building /Wing bearing Number 01 or called ABS MALL  
To be prepared separately for each building / wings of the Real State Project)  
(to be prepared separately for each Building [Wing of the Real Estate Project)

| Sr. No. | Particulars                                                                                         | Amounts          |
|---------|-----------------------------------------------------------------------------------------------------|------------------|
| 1       | Total Estimated cost of the building/wing as on date of Registration is                             | Rs. 12,5000000/- |
| 2       | Cost incurred as on _____<br>(based on the Estimated cost )                                         | Rs.43384576/-    |
| 3       | Work done in Percentage<br>(as Percentage of the estimated cost )                                   | <u>36%</u>       |
| 4       | Balance Cost to be Incurred (Based on Estimated Cost)                                               | Rs. 81615424/-   |
| 5       | Cost Incurred on Additional /Extra Items as on _____ not included in the Estimated cost (Anexure A) |                  |

TABLE B  
(To be prepared for the entire registered phase of the Real Estate Project)

| Sr. No. | Particulars                                                                                                                                              | Amounts |
|---------|----------------------------------------------------------------------------------------------------------------------------------------------------------|---------|
| 1       | Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on _____ date of Registration is | 00.00   |
| 2       | Cost incurred as on _____ used on the Estimated cost                                                                                                     |         |
| 3       | Work done in Percentage as Percentage of the estimated cost .                                                                                            | %       |
| 4       | Balance Cost to be Incurred (Based on Estimated Cost .                                                                                                   |         |
| 5       | Cost Incurred on Additional [Extra Items as on _____ not included in the Estimated Cost (Annexure A .                                                    |         |

  
**Shailesh Rangan, M.I.E**  
B.Sc. (Engg.), **Chartered Engineer.**  
Emp No. BR/UDHD/CE/23-0046  
UDHD Patna (Ph: 9855123456) (M: 9855123456) / UDHD/CE/23-00

Yours Faithfully,

\* Note :

1. The scope of work is to complete 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 of 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 marked (\*).
- D. 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 A

List of Extra/Additional Items executed with Cost (which were not part of the original Estimate of Total Cost)

