

**FORM NO. 2**

**(See Regulation 3)**

**ENGINEER'S SCERTIFICATE**

(To be submitted at the time of Registration of Ongoing Project and for withdraw of Money from Designated Account-Project wise)

**To the,**

**Landmark Builders and developers,  
G-2, Baidyanath Apartment  
Jagdeo Path, Bailey Road,  
Patna-800014**

Subject:- Certificate of Cost Incurred for Development of Saket Apartment, for Construction of 01(one) building(s)/01 (one) Wing(s) of the 01(one) Phase (Bihar RERA Registration Number:- BREARAP18442807042518 0728E00) situated on the Plot bearing Khesra No/Khata No/ Thana No./ Tauzi No./ C.N.No/ CTS No/ Survey No./ Final Plot No.240 demarcated by its boundaries (latitude and longitude of the end points) 25.611265000000003 and 85.0688333333335 to the North Survey Plot No:-244 to the South Road to the East Part Plot No-240. To the West survey plot No:-241, of Subdivision Danapur, Village-Rukanpura, Block-Danapur, Dist-Patna, Pin-800014. Admeasuring 986.81 sq.mts. area being developed by Landmark Builders and developers,

Ref:- Bihar RERA Registration Number:-BRERAP184428070425180728E00

**Sir,**

I/We Brajesh Kumar Sinha have undertaken assignment of certifying Estimate Cost for the Subject Real Estate Project Saket Apartment being 01(one) Building(s)/ 01 (one) Wing(s) of the 01 (one) Phase situated on the plot bearing C.N. No/CTS No./Survey No./ Final Plot No.240 of Subdivision Danapur, Village-Rukanpura, Block-Danapur, Patna. Pin-800014. Admeasuring 986.81 sq.mts. area being developed by Landmark Builders and developers.

1. Following technical professionals are appointed by Owner/ Promoter:-
  - I. M/s/Shri/Smt. Amit Kumar as L.S/Architect:
  - II. M/s/Shri/Smt. Brajesh Kumar Sinha as Structural Consultant.

  
**AMIT KUMAR**  
ARCHITECT  
EMPANELMENT NO.  
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III. M/s/Shri/Smt. Prashant Gaurav as MEP Consultant.

IV. M/s/Shri/Smt. Ashish kumar as Quantity Surveyor.

2. We have estimated the cost of the completion to obtain Occupancy Certificate/completion Certificate, of Civil, MEP and Allied works, of the Building(s) 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 Scheduled of items and quantity for the entire work calculated by Rs. 5,83,45,000 Quantity Surveyor appointed by Developer/Engineer, and the assumption of 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 Occupancy Certificate/ Completion Certificate for building(s) from the Rs. 5,83,45,000 being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.
4. The Estimated cost Incurred till date is calculated at Rs.2,10,04,200=00 (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 project, subject to obtain Occupancy Certificate/completion Certificate from (Planning Authority) is estimated at Rs. 3,73,40,800=00. (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:-

  
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**Table-A**

**Building/Wing bearing Number or called.....(to be prepared separately for each Building/Wing of the Real Estate Project.**

| <b>Sr.No</b> | <b>Particular</b>                                                                                   | <b>Amounts</b>     |
|--------------|-----------------------------------------------------------------------------------------------------|--------------------|
| 01           | Total Estimated Cost of the building/wings as on..... Date of Registration is.                      | Rs. 5,83,45,000/-  |
| 02           | Cost incurred on (based on the Estimated Cost)                                                      | Rs. 02,10,04,200/- |
| 03           | Work done in Percentage. (as percentage of the estimate cost).                                      | 36%                |
| 04           | Balance Cost to be Incurred. (Based on the Estimate Cost).                                          | Rs. 3,73,40,800/-  |
| 05           | Cost Incurred on Additional/ Extra Items as on..... not included in the Estimated Cost (Annexure-A) | Rs. 4,50,000/-     |



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**TABLE-B**

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

| Sr.No | Particulars                                                                                                                                              | Amounts           |
|-------|----------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------|
| 01    | Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on..... date of Registration is. | Rs. 5,83,45,000/- |
| 02    | Cost incurred as on 30.06.2026 (based on the Estimated Cost)                                                                                             | Rs. 2,10,04,200/- |
| 03    | Work done in Percentage (as Percentage of the estimated cost)                                                                                            | 36%               |
| 04    | Balance Cost to be Incurred. (Based on Estimate Cost.)                                                                                                   | Rs. 3,73,40,800/- |
| 05    | Cost Incurred on Additional/Extra Items as on ..... not included in the Estimate Cost. (Annexure-A)                                                      | Rs. 4,50,000/-    |

 Yours Faithfully

AMIT KUMAR  
ARCHITECT  
EMPANELMENT NO.  
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Signature of Engineer  
(License No.....)

Note:

1. The scope of work is to complete entire Real Estate Project as per drawings approved from time to time as so to obtain Occupancy 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.(\*).
3. The estimate cost include all labour, material, equipment and machinery required to carry our 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.