

SANJOY BHATTACHARYA

25/1 Gauranga Mandir Road, Baghajatin

Kolkata -700 086.

T: 033-24255219 E: sanjoybhat_15@yahoo.co.in

Date : 24/12/2019

To
DRA Altamira
67A/1 Ballygunge Circular Road
Dist- Kolkata, PS-Karaya
Kolkata – 700 019

Subject : Certificate of Cost Incurred for Development of **DRA Altamira** for construction of B+G+19

Store building(s)/--- Wing(s) of the --- Phase (HIRA/P/KOL/2018/000093) situated on the Plot bearing C.N.No./CTS No./Survey No./Final Plot No. 67A/1 Ballygunge Circular Road, Kolkata – 700 019 demarcated by its boundaries (latitude and longitude of the endpoints) bounded by premises no. 68B B.C.Road to the North, bounded by a 10 Storeid building to the South, bounded by premises no.224 A.J.C.Bose Road & 67C B.C.Road to the East, bounded Ballygunge Circular Road to the West, of Division --- Village ---- Taluka --- District Kolkata PIN 700 019 admeasuring 7918+18=7936 (as per Rule-26) sq.mts. area being developed by **M/s Altamira Projects LLP**

Ref : WBHIRA Registration Number HIRA/P/KOL/2018/000093

Sir,

I/We Sanjoy Bhattacharya have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under WBHIRA, being B+G+19 Storey Building(s) --- Wing(s) of the --- Phase situated on the plot bearing C.N. No./CTS No./Survey No./Final Plot No. 67A/1 Ballygunge Circular Road, Kolkata – 700 019 of Division --- Village ---- Taluka --- District Kolkata PIN 700 019 admeasuring 7918+18=7936 (as per Rule-26) sq.mts. area being developed by **M/s Altamira Projects LLP**

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

- (i) M/s Agrawal & Agrawal as L.S. / Architect
- (ii) M/s SPA Consultants as Structural Consultant
- (iii) M/s Engineering Consultancy Services as Mechanical Consultant
- (iv) M/s Saent India Engineering Consultants Pvt.Ltd. as Electrical Consultant
- (v) M/s Imperial PHE Services LLP as Plumbing Consultant

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(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 assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us.



3. We estimate the Total Estimated Cost of completion of the building(s) of the aforesaid project under reference as Rs. 65,26,77,779/- (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 Kolkata Municipal Corporation being the Planning Authority under whose jurisdiction the aforesaid project is being implemented.

4. The Estimated Cost Incurred till date is calculated at Rs. 20,27,07,415/- (Total of Table A and B). The amount of Estimated Cost Incurred is calculated on the base of the 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 Kolkata Municipal Corporation (planning Authority) is estimated at Rs. 44,99,70,364/- (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 :

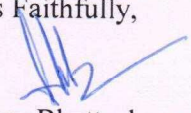
TABLE A
Building called DRA Altamira

| Sr.No. (1) | Particulars (2) | Amounts (3) |
|---------------|--|-----------------|
| 1 | Total Estimated cost of the building/wing as on <u>25.09.2018</u> date of Registration is | Rs.23,66,30,636 |
| 2 | Cost incurred as on <u>22.12.2019</u> (based on the estimated cost) | Rs.15,20,94,092 |
| 3 | Work done in Percentage (as Percentage of the estimated Cost) | 64.27% |
| 4 | Balance Cost to be Incurred (Based on Estimated Cost) | Rs.8,45,36,544 |
| 5 | Cost Incurred on Additional/Extra Items as on <u>22.12.2019</u> not included in the Estimated (Annexure A) | N.A. |

TABLE B
Building DRA Altamira

| Sr.No. (1) | Particulars (2) | Amounts (3) |
|---------------|--|-----------------|
| 1 | Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on <u>25.09.2018</u> date of Registration is | Rs.41,60,47,143 |
| 2 | Cost incurred as on <u>22.12.2019</u> (based on the estimated cost) | Rs.5,06,13,323 |
| 3 | Work done in Percentage (as Percentage of the estimated Cost) | 12.17% |
| 4 | Balance Cost to be Incurred (Based on Estimated Cost) | Rs.36,54,33,820 |
| 5 | Cost Incurred on Additional/Extra Items as on <u>22.12.2019</u> not included in the Estimated (Annexure A) | N.A. |

Yours Faithfully,


Sanjoy Bhattacharya
(License No.....)

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. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.
3. As this is an estimated cost, any deviation in quantity required for the development of Real Estate Project will result in an amendment of the cost incurred / to be incurred.
4. 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)

