

# Avadhesh Singh

**Address C/O: Munna Lal, Susuvahi, Karmanvir, Susuvahi, Susuwahi, PO: Susuwahi,  
DIST: Varanasi, Uttar Pradesh-221011**

**Form-REG-2  
ENGINEER'S CERTIFICATE**

No.....

Date: 20-01-2026

Information as on 31-12-2025

**Subject: Certificate of Amount Incurred for Construction and Development of the Project Coral Studios (Reg No.A/F) situated on Part of Khasra no. 194,195,196 demarcated by its boundaries : 25.23121N, 82.54047 (latitude and longitude of the end-points) to the North, to the South, to the East to the West of Village - Dhanesari, Development Authority - Varanasi Development Authority, Pargana Athgawa Tehsil Pindra - Distt Varanasi, admeasuring 1257.05 sq. meter, being developed by Coralgreens Buildtech Private Limited.**

I/We **Avadhesh Singh** have undertaken assignment as Project Engineer for certifying the amount incurred for the work done the Project Coral Studios (Reg No. A/F) situated on Part of Khasra no. 194,195,196 demarcated by its boundaries : 25.23121N, 82.54047E (latitude and longitude of the end-points) to the North, to the South, to the East to the West of Village - Dhanesari, Development Authority - Varanasi Development Authority, Pargana Athgawa Tehsil Pindra - Distt Varanasi, admeasuring 1257.05 sq. meter, being developed by Coralgreens Buildtech Private Limited.

1. Following technical professionals are appointed by Promoter: -

- (i) M/s/Shri/Smt **KUNAL KALRA** as Architect
- (ii) M/s/Shri/Smt **AVADHESH SINGH** as Structural Consultant/Engineer
- (iii) M/s/Shri/Smt **SANJAY BAJPAI** as MEP Consultant
- (iv) M/s/Shri/Smt **MUHAMMAD NASHIM** as Site Supervisor

2. The project is still ongoing. We have estimated the cost of the completion of the civil, MEP and allied works, of the Plotted Development/ Building(s)/Wing(s)/Block(s)/Tower(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 Promoter, Developer and Consultants and the Schedule of items and quantity for the entire work as calculated by Quantity Surveyor appointed by the Promoter, and the fair assumption of the cost of material, labour and other inputs made by developer, and the site inspection carried out by us is given in following Table A and Table B:

(in Rs Lac)

Building/Wing/ Block /Tower Number or Name		Tower A					
1	2	3	4	5	6	7	8
S.No	Task / Activity	Total Estimated Cost	Amount incurred till now	% of work done as per latest REG-1	Expenditure computed as per REG-1 (Column 3 x Column 5)	Admissible expenditure (Lower of Column 4 and Column 6)	Value of Work done in Percentage as per Admissible expenditure (Column No. 7 /Column No. 3)
1	Excavation	30.80	0	0%	0	0	0%
2	Basement and Plinth	92.35	0	0%	0	0	0%
3	Total Number of Podiums		0	0%	0	0	0%
4	Stilt Floor	71.85	0	0%	0	0	0%
5	Total Number of Slabs of Super Structure (9 nos)	256.50	0	0%	0	0	0%
6	Internal walls, Internal Plaster, Floorings within Flats/Premises, Doors and Windows to each of the	200.05	0	0%	0	0	0%

3.00

9.00

0.00

7.00

25.00

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8	Electrical Fitting within the Flat/Premises	51.30	0	0%	0	0	0%	5.00
9	Staircases, Lifts Wells and Lobbies at each Floor level connecting Staircases and Lifts	61.60	0	0%	0	0	0%	6.00
10	The external plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/Wing/Block/ Tower, Overhead and Underground Water Tanks	71.85	0	0%	0	0	0%	7.00
11	Installation of Lifts, Water Pumps, Fire Fighting, Fittings and Equipment as per CFP NOC, Electrical Fittings to Common Areas, Electrical and Mechanical Equipment etc.	56.45	0	0%	0	0	0%	5.50
12	Compliance to conditions of environmental/Fire NOC, Electric safety certificate, Installation of lifts as per provisions of Lift Act 2024, water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings to Common Areas, Electrical and Mechanical equipment etc. and all other works as may be required to obtain Occupancy/Completion Certificate.	20.55	0	0%	0	0	0%	2.00
<b>TOTAL</b>		<b>964.60</b>	<b>0</b>		<b>-</b>	<b>-</b>	<b>0%</b>	



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(in Rs Lac)

**Table - B**

Cost incurred on Internal and external development works (common facilities) in respect of the entire registered project

								(in Rs Lac)
1	2	3	4	5	6	7	8	
S.No	Internal/External Development Work (Common Facilities)	Total Estimated Cost	Amount incurred till now	% of work done as per latest REG-1	Expenditure computed as per REG-1 (Column 3 x Column 5)	Admissible expenditure (Lower of Column 4 and Column 6)	Value of Work done in Percentage as per Admissible expenditure (Column No. 7 / Column No. 3)	
1	Internal Roads & Footpaths	10.00	0	0%	0	0	0%	0.97
2	Water Supply/Drinking Water Facilities	5.00	0	0%	0	0	0%	0.49
3	Sewerage (chamber, lines, Septic Tank, STP)	7.00	0	0%	0	0	0%	0.68
4	Storm Water Drain	3.50	0	0%	0	0	0%	0.34
5	Landscaping & Tree Planting	3.50	0	0%	0	0	0%	0.34
6	Street Lighting	2.50	0	0%	0	0	0%	0.24
7	Community Buildings	NA	NA	NA	NA	NA	NA	VALU.
8	Treatment & Disposal of Sewage and Sullage water /STP	5.50	0	0%	0	0	0%	0.54
9	Solid Waste Management & Disposal	1.80	0	0%	0	0	0%	0.18
10	Water Conservation, Rainwater Harvesting	1.80	0	0%	0	0	0%	0.18
11	Energy Management/Use of Renewable Energy	1.80	0	0%	0	0	0%	0.18
12	Fire Protection and Fire Safety Requirements	3.50	0	0%	0	0	0%	0.34
13	Electrical Sub Station, Control Panel & Meter Room	3.50	0	0%	0	0	0%	0.34

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15	Plan of Development Works	1.80	0	0%	0	0	0%	0.18
16	Emergency Evacuation Services	1.80	0	0%	0	0	0%	0.18
17	Common Facilities in Basement	6.60	0	0%	0	0	0%	0.66
18	Others, if any (please specify) - Miscellaneous & Contingencies	NA	NA	NA	NA	NA	NA	'ALUE
	<b>TOTAL</b>	<b>61.40</b>	<b>0</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>0%</b>	1026
	<b>G. TOTAL</b>	<b>1,026.00</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0%</b>	

3. We estimate the Total Cost for completion of the project under reference as Rs 1026 lacs (Total of column no. 3 in Tables A1, A2.... and Table B) including cost of development of common facilities. The estimated Total Cost of project is with reference to the Civil, MEP and allied works required to be completed for obtaining occupancy certificate/completion certificate for the Project from the concerned Competent/ Development Authority under whose jurisdiction the mentioned project is being developed.
4. The admissible expenditure till 31-12-2025 is Rs. NIL lacs (Total of column no. 7 in Tables A1, A2.... and Table B) ).
5. Based on Site Inspection and estimated cost calculation, with respect to each of the Plots/Building/Wing/ Block /Tower and allied works of the aforesaid Real Estate Project, I/ We certify as follows -
- 5.1) As on the date of this certificate, the Percentage of Admissible Cost Incurred for each of the Buildings/Wings/Blocks/Towers of the Real Estate Project is as per Table-A1.
- 5.2) As on the date of this certificate, the Percentage of Admissible Cost Incurred with respect to each of the activities which are common to overall project is detailed in the Table-B.

Yours Faithfully



Signature & Name (IN BLOCK LETTERS) of Engineer - **AVADHESH SINGH**

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