



## Work Order

WO Date 17/12/2025

WO No. WO -WO-CP&BPL-SW-WORLD-COMMON-BW -2025 -  
0176

WO Revision 0.00

WO Revision Date 17/12/2025

To,  
**RAM INTERIO PRIVATE LIMITED**  
Dahisar East, Unit 322, Shree Krishna Industrial Estate 3rd floor Ketkipada Rd, Check Naka, Mumbai -4000068  
Contact No :  
Email: ram@raminterio.com; abhijeet.bhosale@r  
  
PAN :No: AAPCR0833G  
GST No: 27AAPCR0833G1Z9  
Valid Date: 17/12/2026  
Com. Date: 17/12/2025

**Company Name :**  
**Classic Promoters and Builders Pvt. Ltd.**  
  
Solitaire World, Level - 7, S.No.36/1/1, Opp. Regency Classic, Mumbai - Bangalore Highway, Pune - 411045.  
  
Site Name : SOLITAIRE WORLD BIBWEWADI  
Site Address : Solitaire World, Gangadham Chowk Survey No. 578, Hissa No. 1/2 & 1/3, Bibwewadi, Pune - 411037  
  
PAN : AABCC1200C  
GST No: : 27AABCC1200C1ZN

**Subject : Driveway and Landscape Area Flooring & Cladding works for Podium Area at Solitaire world**

**Site Contact Person** Mr. Devanand Amle : 8390099732

**Dear Sir,**

This has reference to your offer submitted to us for SOLITAIRE WORLD BIBWEWADI project and our subsequent negotiation meetings, we are immensely pleased to confirm our intention of awarding the captioned subject work to your esteemed organization on the techno-commercial terms & conditions cum stipulations broadly depicted hereunder in the succeeding paragraphs.

Sr.No	Item Description	Qty	Unit	Rate Rs.	GST%	Amount
1	<b>Granite work</b> <b>Beige Cream Flamed Granite 20mm</b> <b>Specification :</b> cutting and fixing on walls, in proper line, level, plumb and alignment, machine cut and machine polished Marble/ Granite Stone slab, thickness and size as per drawings with Supply & Apply marble / Granite adhesive of approved make like keracoll, Rdex Endura, MYK Laticret or equivalent (suitable for Exterior Weather), with pigmented additives to match the shade of the slab. The rate should also be inclusive of applying temporary supports to the cladded stone as directed by the Architect at site. Cost to be inclusive of hand buffing/cleaning on surface, the cut-out in Marble / Granite for providing the Light fixtures, MEP services, etc.( Except uncut size granite which will be provided by Client, all required labour, material and machinery is the scope of vendor )  Beige Cream Flamed Granite 20mm for Planter wall Cladding	526.99	Sqm	1,945.00	18	10,24,995.55
2	<b>Beige Cream Flamed Granite 40mm</b> <b>Specification :</b>	320.70	Rmt.	625.00	18	2,00,437.50

	<p>Cutting and fixing approved sample of marble / granite in single piece with edge chamfers / Round moulding /bull nosing, polishing as per detailed drawing , design , specification and/or as directed by the Architects and Project Manager over CM 1:4 bed (1 Grey Cement : 4 Crush Sand) , 35mm thick with plain finish plaster on both sides. The rate shall include for machine cutting the slabs to required size, white cement slurry, pointing with tinted white cement to match the colour of the slab, curing etc., complete..( Except uncut size granite which will be provided by Client , all required labour,material and machinery is the scope of vendor )</p> <p>Beige Cream Flamed Granite 40mm for Planter wall Top</p>					
3	<p><b>Beige Cream Flamed Granite 80mm thickness</b>  <b>Specification :</b>  laying of Granite Setts / Tiles / Paving Blocks of approved sizes and thickness machine cut for paving / flooring of driveway as per approved colour and sample as per detail in drawings, including Supply and Apply of minimum 50mm thick 1:4 cement mortar (1 Cement : 4 sand) bedding, surface preparation, neat cement float, giving necessary slopes, as Specified finished and cleaned of all stains complete. Internal transport, etc. all complete as per technical specifications, drawings &amp; as directed by the Engineer in charge. ( Except cut size granite which will be provided by Client , all required labour,material and machinery is the scope of vendor )</p> <p>Beige Cream Flamed Granite setts of 80mm thickness - Driveway flooring in described pattern (Sizes of 100/200/300X600mm and 300/600/900X1200mm)</p>	389.72	Sqm	2,500.00	18	9,74,300.00
4	<p><b>Jair Brown Flamed Finish Granite 20mm</b>  <b>Specification :</b>  cutting and fixing on walls, in proper line, level , plumb and alignment, machine cut and machine polished Marble/ Granite Stone slab, thickness and size as per drawings with Supply &amp; Apply marble / Granite adhesive of approved make like keracoll, Rdex Endura, MYK Laticret or equivalent (sutable for Exterior Weather) , with pigmented additives to match the shade of the slab. The rate should also be inclusive of applying temporary supports to the cladded stone as directed by the Architect at site. Cost to be inclusive of hand buffing/cleaning on surface, the cut-out in Marble / Granite for providing the Light fixtures, MEP services, etc.( Except uncut size granite which will be provided by Client , all required labour,material and machinery is the scope of vendor )</p> <p>Jair Brown Flamed Finish Granite 20mm for Planter wall Cladding</p>	517.03	Sqm	1,945.00	18	10,05,623.35
5	<p><b>Jair Brown Flamed Finish Granite 40mm</b>  <b>Specification :</b></p>	401.01	Rmt.	625.00	18	2,50,631.25

	<p>Cutting and fixing approved sample of marble / granite in single piece with edge chamfers / Round moulding /bull nosing, polishing as per detailed drawing , design , specification and/or as directed by the Architects and Project Manager over CM 1:4 bed (1 Grey Cement : 4 Crush Sand) , 35mm thick with plain finish plaster on both sides. The rate shall include for machine cutting the slabs to required size, white cement slurry, pointing with tinted white cement to match the colour of the slab, curing etc., complete..( Except uncut size granite which will be provided by Client , all required labour,material and machinery is the scope of vendor )</p> <p>Jair Brown Flamed Finish Granite 40mm for Planter wall Top</p>					
6	<p><b>Jair Brown Granite 200mmX100mm</b>  <b>Specification :</b>  laying of Granite Setts / Tiles / Paving Blocks of approved sizes and thickness machine cut for paving / flooring of driveway as per approved colour and sample as per detail in drawings, including Supply and Apply of minimum 50mm thick 1:4 cement mortar (1 Cement : 4 sand) bedding, surface preparation, neat cement float, giving necessary slopes, as Specified finished and cleaned of all stains complete. Internal transport, etc. all complete as per technical specifications, drawings &amp; as directed by the Engineer in charge. ( Except cut size granite which will be provided by Client , all required labour,material and machinery is the scope of vendor )</p> <p>Jair Brown Granite Setts size of 200mmX100mm &amp; 80 mm thickness - Driveway flooring in herringbone pattern</p>	715.57	Sqm	2,500.00	18	17,88,925.00
7	<p><b>Paving Block</b>  <b>Specification :</b>  laying of Granite Setts / Tiles / Paving Blocks of approved sizes and thickness machine cut for paving / flooring of driveway as per approved colour and sample as per detail in drawings, including Supply and Apply of minimum 50mm thick 1:4 cement mortar (1 Cement : 4 sand) bedding, surface preparation, neat cement float, giving necessary slopes, as Specified finished and cleaned of all stains complete. Internal transport, etc. all complete as per technical specifications, drawings &amp; as directed by the Engineer in charge. ( Except cut size granite which will be provided by Client , all required labour,material and machinery is the scope of vendor )</p> <p>Paving Block at Service Pathway near basement ramp - Typical -200x100mm size - M30 Grade</p>	13.59	SQMT	625.00	18	8,493.75
				<b>Contract Amount (A)</b>		<b>52,53,406.40</b>
				CGST 9% RD		4,72,806.58
				SGST 9% RD		4,72,806.58
				<b>Total GST (B)</b>		<b>945,613.16</b>
				<b>Total (A + B)</b>		<b>61,99,020.00</b>

**AMOUNT IN WORDS:**

RUPEES SIXTY-ONE LAC NINETY-NINE THOUSAND TWENTY ONLY.

**WO Terms And Conditions :**

- 1.General :** Any dispute arising out of Local conflict shall be the sole responsibility of the Contractor & the consequences arising out of the same shall needs to be effectively handled by the Contractor including necessary interaction to be made With Local administrative authorities, an aid for its settlement, etc. complete.
- 2.Definations as applicable to this contract :** Owner / Employer shall mean M/s. Classic Promoters & Builders Pvt Ltd. and shall include their legal representatives, assigns or successors. Contractor shall mean M/s. Ram Interio and shall include their legal representatives, assigns or successors.
- 3.Duration of Work :** Time is the essence of this Contract. Contractor shall complete the entire scope of work within mutually agreed period from the date of readiness & handover the site to the Contractor for Work.
- 4.Payment terms :** 100 % Payment after completion of work & within 30 days after submission of certified copy of tax invoice in prescribed format with the required back up at Solitaire Head Office Baner.
- 5.Mode of Measurement :** As per IS 1200.
- 6.Water & Electricity :** One-point supply in Owner's Scope & its further distribution as per site requirement shall be in Contractor's scope
- 7.Safety :** Contractor shall ensure that all your Workmen are provided with adequate safety equipment (i.e., PPE – Personal Protective Equipment's with full body harness – which shall largely comprise of IS branded Safety belts, Helmets, etc.) While working Any injury or accident caused to your Workmen will be your sole responsibility and the Consultant(s) / Owner(s) shall not be held responsible for the same.
- 8.Quality :** The Contractor shall strictly adhere to & comply to the quality desired by the Owner and failing to which the Owner reserves right to take the necessary actions including the levy of debits, etc. or as deemed suitable by the Owner. Any inferior quality work as pointed out from time to time by EIC shall be made good by the Contractor at his own expenses & no extra payment shall be made to the Contractor for such activity. All the works to be executed shall be strictly as per the Item Specification, Material Specifications and as per mentioned by the Owner & no deviations in the same shall be accepted.
- 9.Labour :** Labours for all the activities to be arranged and borne by contractor with the necessary required supervision including their food arrangements and accommodation.
- 10.Indemnity :** The Contractor shall indemnify Owner (s) with his complete Site Staff & staff at the back office as well and hold them harmless against all claims arising out of royalties of materials, taxes and patents payable by the Contractor, compensation payable by the Contractor to their sub-Contractors / personnel, etc. and losses, damages occurred to third party due to Contractors act of sheer negligence or carelessness , accidents/ fatal accidents or any other cause connected with the execution of work under this awarded contract till the entire period of this work.
- 11.Insurance and Statutory Compliance :** Workmen Compensation, insurance of Workmen, third party liability insurance cover and all other relevant insurances including Strict observance of PF+ ESIC and labour laws as deemed applicable to this contract shall be under the scope of the Contractor.
- 12.Jurisdiction :** All disputes arising out of or in connection with this Work Contract shall be deemed to have arisen at Pune and only Courts in Pune shall have an exclusive jurisdiction to determine the same.
- 13.Liquidated Damages:**
- Contractor shall be obliged to complete the contractual scope within the contractual time frame.
  - In the event of failure of Contractor to complete the work within the stipulated time period due to reasons solely attributed to the Contractor, the contractor shall be liable to pay a liquidated damages at the rate of 2% (Two percent) of the total contract value per week of delay.
  - Maximum Liquidated damages shall not exceed 5% of total Contract Value.
  - Contractor Shall not be relived from the obligations even in the event of applicability of the said LD, Contractor shall complete the balance work within the time as mutually agreed further by both the parties.
  - Any delay attributed to Force Majeure shall not be accounted for while evaluating the repercussion under the clause of Liquidated damages as well as while calculating the incentive as well.
  - Similarly, in the event if the cause of delay is solely attributed to the owners cause then same shall be recorded and the necessary time extension will be given to the Contractor.
- 14.Force Majeure :** For the purpose of this Contract, a force majeure event shall mean an event like An act of god or events beyond the reasonable control of the affected party which could not have been expected to occur, exceptionally adverse weather conditions, lightning, earthquake, cyclone, flood, volcanic eruption, landslide or fire which prevent the Party claiming force majeure ("affected party") from performing its obligations under this Contract and which act or event is
- beyond the reasonable control of and not arising out of the fault of the affected party and
  - the affected party is unable to overcome such act or event by exercise of due diligence, reasonable efforts, skill, and care and
  - has a material adverse effect on the Work.
- 15.Defect Liability Period :** The defect liability period shall be 12 calendar months (which shall include one monsoon) starting from the date of handing over and upon issuance of completion certificate by owners EIC

**16.Termination :** In the event if the Contractor categorically fails to satisfy the Owner's EIC / Principal Contractor with regards to overall quality of the work executed / being executed, deployment of resources in adequate numbers, overall speed of the work & finally about overall completion of the Project, etc. then the Owner reserves the full rights to terminate the contract without assigning any reason by issuing termination 2 no's (two) notices each of 7 days in advance.

On such termination, Contractor should be obliged to stop the work and vacate the premises within the stipulated time frame and the Owner is obliged to pay the dues in such stipulated time as agreed by the contractor & towards the work executed till date.

**17.Retention :** 5% Retention shall be deducted from each R.A. Bill / Payment and same shall be withheld till Defect liability period and as per instruction by the EIC of Owner.

**Amendment**

**WO Terms & Condition:** All the terms and conditions are mandatorily applicable to this amendment as per original Work order No WO-CP&BPL-SW-\_\_-\_\_-2020-\_\_ which is unalter and unchanged up to entire tenure of this contract.

**Rahul.Doddale**

**For Classic Promoters and Builders Pvt. Ltd.**

**For RAM INTERIO PRIVATE LIMITED**

**Created By**

**Approved By**

**Authorized Signatory**

**Authorized Signatory**

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