Rajeev & Ajay
Chartered Accountants

B-3, 47/21-22, Aman Chambers
Main Pusa Road, Old Rajinder Nagar
New Delhi-110 060
Phone : 011-25725912, 011-25854828
011-25740110, 011-45042242
E-mail : rajeevajay_ca@yahoo.co.in

TO WHOM SO EVER IT MAY CONCERN

This is with reference to the Project named as "Emaar Business Square" at Sector 65, Gurugram, Haryana being developed on land admeasuring 1.548 acres of the promoter Emaar India Limited (formerly known as Emaar MGF Land Limited), of which registration is applied under The Real Estate (Regulation and Development) Act, 2016. We hereby verify as follows:

1. That the company has not defaulted in repayment of dues to any financial institution, bank, government and dues to stakeholders as on date (30 Sep 2026) as per certificate provided by the management.

2. That the company is regularly depositing undisputed dues to the various competent authorities as on date (30 Sep 2026) as per certificate provided to us by the management.

3. That the financial information to be uploaded as part of REP-I is correct as per the books of accounts of the company. (Data as on 30 Sep 2026)

Note: This certificate is being issued on the request of the management of Emaar India Limited, solely based on the books of accounts and any other information/certificate shared with us as required for the purpose of this certificate. We have not audited the same.

For Rajeev & Ajay
Chartered Accountants
FRN: 009977N

Rajeev Sabharwal
Digitally signed by Rajeev Sabharwal
Date: 2026.11.03 22:45:38 +05'30'

Rajeev Sabharwal
Partner
M. No.: 084833

Date: 3 November 2026
Place: New Delhi

UDIN: 26084833VWSYTB7135