



AFFIDAVIT

I, Sanchit Bahl, authorized signatory of M/s Boxacres Developers Private Limited, a Company incorporated under the Companies Act, 1956/2013 and having its registered office at A/GF-03, Ground Floor, Khasra No. 369-379, 371/1, Village Sultanpur, MG Centrum, New Delhi, Delhi - 110030, do hereby solemnly affirm and state as under:

1. That I am the Authorized Signatory of M/s Boxacres Developers Private Limited (hereinafter referred to as the "Promoter") and am duly competent and authorized to swear and execute this Affidavit on behalf of the Promoter.
2. That the Promoter has applied for registration of the real estate project namely "The Aerth", situated at Village Naurangpur, Sector-79, Gurugram-Manesar Urban Complex, Haryana, under the provisions of the Real Estate (Regulation and Development) Act, 2016 (hereinafter referred to as the "RERA Act").
3. That as on the date of execution of this Affidavit, the Promoter has not appointed any real estate agent, whether registered under the RERA Act or otherwise, for the purpose of marketing, advertising, booking, sale, facilitation of sale, allotment, solicitation of customers, or any other activity relating to the sale of any apartment, plot, unit or any other inventory forming part of the aforesaid Project.
4. That no agreement, arrangement, authorization, appointment letter, brokerage arrangement, marketing mandate, channel partner arrangement or any similar understanding has been entered into by the Promoter with any real estate agent for undertaking sales or marketing activities in respect of the Project as on the date of this Affidavit.
5. That the Promoter undertakes that in the event any real estate agent is appointed in relation to the Project in future, the Promoter shall ensure strict compliance with the provisions of the Real Estate (Regulation and Development) Act, 2016, the Haryana Real Estate (Regulation and Development) Rules, 2017, and all applicable regulations, circulars and directions issued thereunder from time to time.
6. That the Promoter further undertakes to appoint only such real estate agent(s) as are duly registered under the RERA Act, wherever such registration is required under law, and shall make all requisite disclosures before the Haryana Real Estate Regulatory Authority, Gurugram and on the Project webpage as may be required under applicable law.



Boxacres Developers Private Limited
DEPONENT
Authorized Signatory

VERIFICATION

Verified at Gurugram on this 2nd day of June, 2026 that the contents of the above Affidavit are true and correct to my knowledge and belief, no part thereof is false and nothing material has been concealed therefrom.

Boxacres Developers Private Limited


DEPONENT
Authorised Signatory



ATTESTED


RAM NIWAS MALIK, ADVOCATE
NOTARY GURUGRAM INDIA

02 JUN 2026