



UDIN: **22501230AISCZ7944**

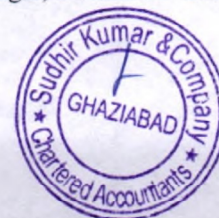
TO WHOMSOEVER IT MAY CONCERN

On the basis of books of accounts provided by **M/s St. Patricks Realty Private Limited** (CIN- U45200HR2008PTC037964) which is in the process of undertaking development of Floors & Villa in a Residential Plotted Colony namely "**Central Park Flower Valley**" in Sector - 29, 30, 32 & 33, Sohna on land admeasuring 148.6833 acres, **the following is certified:-**

ADDITIONAL INFORMATION FOR ONGOING PROJECTS		
Sr. No.	Particulars	Details
1.	Estimated balance cost to be incurred for completion of the real estate project <b>(In Lakhs)</b>	13,657.47
2.	Balance amount of receivables from booked apartments as per Annexure-A to this certificate (as certified by chartered accountant based upon verification of books of accounts) <b>(In Lakhs)</b>	21,654.14
3.	i. Balance unsold inventory to be certified by management and to be verified by CA from the records and books of account <b>(In Sq. Mtr)</b>	5,541.34
	ii. Estimated amount of sales proceeds in respect of unsold inventory as per Annexure-B to this certificate. <b>(In Lakhs)</b>	8,413.68
4.	Estimated receivables of ongoing project. Sum of <b>(2 + 3(ii)) (In Lakhs)</b>	30,067.82
5.	Amount to be deposited in separate RERA Bank Account 70% or 100% (If 4 is greater than 1, then 70% of the balance receivables of ongoing project will be deposited in RERA Bank Account. If 4 is lesser than 1, then 100% of the balance receivables of ongoing project will be deposited in designated Account. )	21,047.47

This certificate is being issued as per the requirement of compliance in accordance with RERA Acts/rules by the company for the project/phase under reference and is

Office Address: Shop No-FF-443, Ansal Sumanglam Building, RDC, Raj Nagar, Ghaziabad- 201001  
M-9811640380 Mail: acakumarsudhir@gmail.com



**SUDHIR KUMAR & COMPANY.**  
**Chartered Accountants**



---

based on the records and documents produced before me and explanations provided to me by the management of the company; It is based on the verification of books of accounts and other related documents till (date) 28th Feb 2022.

For **Sudhir Kumar & Company**  
Chartered Accountants  
FRN No. 026296N

*Sudhir Kumar*

**(CA Sudhir Kumar)**  
Proprietor  
M.No 501230



Place : Gurugram  
Date: 10.05.2022

(Annexure A)

**Statement for calculation of Receivables from the Sales of the ongoing real estate project:  
Booked Inventory**

Sr. No.	Block	Nos. of Units	Carpet Area (in Sq. Mtr.)	Total Unit Consideration (excluding Taxes)	Received Amount upto end of Reporting Period (28.02.2022)	Balance Amount upto end of Reporting Period (28.02.2022)
1	B	3	695	9,09,26,727	8,98,12,951	11,13,776
2	C	22	4,726	60,29,20,083	57,60,60,973	2,68,59,110
3	D	457	31,512	3,99,55,92,868	3,42,03,07,672	57,52,85,196
4	F	115	11,783	1,62,41,45,130	1,11,17,53,483	51,23,91,647
5	G	201	12,188	1,80,16,24,505	75,18,60,636	1,04,97,63,868
	<b>Total</b>	<b>798</b>	<b>60,904</b>	<b>8,11,52,09,312</b>	<b>5,94,97,95,715</b>	<b>2,16,54,13,598</b>



**Annexure - B****Unsold Inventory Valuation**

Sr. No.	Block	Nos. of Units	Carpet Area (in Sq. Mtr.)	Estimated amount of Sales Proceeds
1	G	24	1,458	24,40,32,000
2	D	39	2,985	44,07,18,000
3	F	16	1,098	15,66,18,000
	<b>Total</b>	<b>79</b>	<b>5,541</b>	<b>84,13,68,000</b>

