

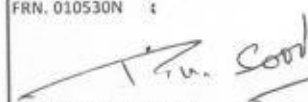
KHANNA PURI WADHAWAN & Co.
Chartered Accountants
598, Sector 37, Faridabad 121003.
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COST OF PLOTTED COLONY PROJECT APPROVED UNDER DEEN DAYAL JAIN AWAS YOJNA, GRANTED LICENCE UNDER LIC. NO.74 of 2022 - ASHOK ESTATE, AT SEC-63A, GURUGRAM, OF LAND AREA 20.1409 ACRES

		Amount (Rupees In Lakhs)	
		Estimated (Column -A)	Incurring & Paid (Column -B)
1	Land Cost	15430.24	15430.24
i	Purchaseable FAR		
	Sub total (Land Cost)	15430.24	15430.24
1	Construction Cost / Development Cost		
a	Estimated Internal Development Works Cost (Column - A)	4028.18	29.97
b	Actual Cost of Development incurred as per the books of accounts as verified by the CA (Column - B) Note: (for adding to total cost of construction incurred, Minimum of (a) or (b) is to be considered)	4028.18	29.97
c	On-site expenditure for development of entire project excluding cost of construction as per (a) or (b) above, i.e. salaries, consultants fees, site overheads, admin & mktg, development works, cost of services (including water, electricity, sewerage, drainage, layout roads etc.), cost of machineries and equipment including its hire and maintenance costs, consumables etc. All costs directly incurred to complete the construction of the entire phase of the project registered	11528.86	0.00
d	Payment of Taxes, cess, fees, charges, premiums, interest etc. to any Statutory Authority including EDC/SIDC/ CLU/ Licence fee / Scrutiny fee.	3993.89	1315.55
e	Interest payable to financial institutions, scheduled banks, non-banking financial institution (NBFC) or money lenders on construction funding or money borrowed for construction	11000.00	0.00
	Sub total (Development Cost)	30550.93	1345.52
2	Total Estimated Cost of the Real Estate Project (1 (i) + 1 (ii) of Estimated Column -A	45981.17	
3	Total Cost Incurred and Paid of the Real Estate Project (1 (i) + 1 (ii) of Incurred Column - B	16775.76	
4	Percentage of completion of Internal Development Work (as per Project Architect's Certificate on completion of project)	0.74%	
5	Proportion of the Cost incurred on Land Cost and Development Cost to the Total Estimated Cost.(3/2)	36.48%	
6	Amount which can be withdrawn from the Designated Account Total Estimated Cost *Proportion of cost incurred and paid	5629.56	
7	Less : Amount withdrawn till date of this certificate as per the Books of Accounts and Bank statement	0.00	
8	Net Amount which can be withdrawn from the Designated Bank account under the Certificate	5629.56	

This certificate is being issued for Opening of RERA Bank account & Compliance of RERA for the Company - ANANT RAJ LIMITED for PLOTTED COLONY project 'ASHOK ESTATE' in Sec-63A, Gurugram and is based on the records and documents produced before me and explanations provided to me by the management of the Company.

Yours Faithfully,
For Khanna Puri Wadhawan & Co.
Chartered Accountant
FRN. 010530N


(Pradeep Kumar Sood)
Partner
(Membership Number: 082971)



Date:
Place:

23-Jun-22
New Delhi

UDIN No. 22082971ALNSYK8060