

S G JAIN & COMPANY

CHARTERED ACCOUNTANTS

101 Utkarsh Tower, 32 Vijay Block,
Laxmi Nagar, Delhi 110092
Tel NO. : 011-47529628,
M. NO. 9015454931, 9911943386
Email Id : sgjain2011@gmail.com,

CHARTERED ACCOUNTANT'S CERTIFICATE

Information as on 30th June'2022

Certification work Assigned vide letter No. SBTPL/2022-23/Gateway-95/01

Dated :- 22-06-2022

Subject: Certificate of amount incurred on Gateway 95 (Affordable Plotted Colony under DDJAY - 2016) situated Sector – 95, Village Dhorka, Tehsil Harsaru, District Gurugram, Haryana, demarcated by its boundaries. Relevant details are as follows:

Total Cost of Project:

Licence No: 17 of 2022 issued by DTCP, Haryana

Date of Completion of Project: 01.07.2024

RERA Reg No: Yet to be obtained

RERA Compliant Separate Account Details:

Name of Account: SOLUTREAN BUILDING TECHNOLOGIES PVT LTD RERA A/C FOR GATEWAY 95

Account Number: 922020022829390

IFSC: UTIB0000707

Bank and Branch: Axis Bank, Palam Vihar, Gurgaon

S.No.	Particulars	Rs.in lacs	Rs. In lacs
		Total Cost Estimated	Amount incurred (actual out-flow) till now
1	2	3	4
1	Land Cost (a) Acquisition cost of land (purchase or through agreement with land owner) and legal costs on land transaction; (b) Amount payable to obtain development rights, additional FAR and any other incentive under Local Authority or State Government or any Statutory Authority, if any; (c) Acquisition cost of TDR (Transfer of Development Rights), if any; (d) Amounts payable to State Government or competent authority or any other statutory authority of the State or Central Government towards stamp duty, transfer charges, registration fees etc. (if not included in para (a) above); (e) Interest (Other than Penal Interest , Penalties etc) paid to FI , Scheduled Banks , NBFC and "Unsecured Loan at State Bank of India - Marginal cost of Fund based lending Rate (SBI -MCLR)" on money borrowed for purchase of land and also to ,Competent Authority.	4213.54	4213.54
	SUB TOTAL LAND COST (in Rs.)	4,213.54	4,213.54

S.No.	Particulars	Total Cost Estimated	Amount incurred (actual out-flow) till now
1	2	3	4
2	Project Clearance Fees		
	(a) Fees paid to RERA	5.00	-
	(b) Fees paid to Local Authority (Licence Fee, Conversion Charges EDC, IDC and IDW)	1,362.66	394.28
	(c) Consultant/Architect Fees (directly attributable to project)	155.40	5.40
	(d) Any other (specify) Bank Gurantee Charges	9.66	9.66
	SUB TOTAL FEES PAID (in Rs.)	1,532.72	409.34



3A	Cost of Development And construction		
	(a) Cost of services (water, electricity to construction site) , Site Overheads;	1,781.70	-
	(b) Depreciation cost of machinery and equipment purchased, or hired and maintenance costs, consumables etc., (so long as these costs are directly incurred in the construction of the concerned project);	-	-
	(c) Cost of material actually purchased;	-	-
	(d) Cost of Salary and Wages (excluding cost of salaries of employees of the company not directly attached to project);	-	-
	<i>Sub Total of Construction Cost (in Rs.) (sum of (a) to (d) of Row 3a)</i>	1,781.70	-
3B	<i>Cost of construction incurred (As Certified by Project Engineer)</i>	1,781.70	-
3C	<i>Total Construction Cost (Lower of 3A and 3B.)</i>	1,781.70	-
3D	<i>Interest (Other than Penal Interest and Penalties etc.) paid to Financial Institution , Scheduled Banks , NBFC and Unsecured Loan at "SBI-MCLR" on money borrowed for construction)</i>	-	-
3	TOTAL DEVELOPMENT AND CONSTRUCTION COST (Row 3C +3D)	1,781.70	-
4	TOTAL COST OF PROJECT (Row 1+ Row 2+ Row 3)	7,527.96	4,622.88
5	Percentage completion of Construction Work completed (as per Project Engineer, Architect's Certificate)		-
6	Percentage completion of Total project (Proportionate cost incurred on the project to the total estimated cost) (Col.4 of row 4 / Col.3 of row 4)%		61.41%
7	Total amount received from allottees till date since Inception of the Project (in Rs.)		-
8	70% Amount to be deposited in Designated Account (0.7*Row 7)		-
9	Cummulative Amount that can be withdrawn from Designated a/c, i.e. Estimated Cost * Proportionate Cost Incurred on the Project (Column 3 of Row 4 * row 6)		4,622.88
10	Amount actually withdrawn till date since inception of the project (This shall include 70% of the amounts already realised till date but not deposited in the designated Account)		-
11	Balance available in Designated A/c.		-
12	Amount that can be withdrawn from the designated Bank A/C under this certificate (Row 9 - Row 10)		4,622.88



ADDITIONAL INFORMATION FOR ONGOING PROJECT

S No.	Particulars	Amount (in Lakhs)
1	Estimated Balance Cost to complete the real estate project	N/A
2	Balance amount of receivables from booked apartments (i) Balance unsold inventory to be certified by management and to be verified by CA	N/A
3	(ii) Estimated amount of sales proceeds in respect of unsold inventory as per annexure - A to this certificate	N/A
4	Estimated receivables of ongoing project (Sum of 2+3(i))	N/A
5	Amount to be deposited in designated bank account - 70% or 100%	N/A
	If 4 is greater than 1, then 70% of the balance receivables of ongoing project will be deposited in designated account. If 4 is lesser than 1, then 100% of the balance receivables of ongoing project will be deposited in designated account.	

NO DUES STATEMENT:

I/We have verified the Books of accounts of relevant records of M/s Solutrean Building Technologies Private Limited having CIN: U70109DL2009PTC188386 and PAN: AAMCS8835Q and I/We certify that the afore-mentioned entity has not defaulted in repayment of dues to any Financial Institution, Banks or dues to stakeholders as on the date of this certificate.

This certificate is being issued on specific request of M/s Solutrean Building Technologies Private Limited for HRERA compliance. The certification is based on the information and records produced before us/me and is true to the best of our/my knowledge and belief.

For S G JAIN AND COMPANY
Chartered Accountants

SAURABH JAIN, FCA
M.NO. 521383
FRN NO. 027206N
UDIN # 22521383AMGFRT3061



PLACE : NEW DELHI
DATE: 05-07-2022