

TO WHOMSOEVER IT MAY CONCERN

We the undersigned, **M/s N Arora & Co**, Chartered Accountants confirm that on the basis of records and information & explanation given by the management of **M/S DESI CONSTRUCTION PVT. LTD. (CIN No.: U45200DL2011PTC212556)** having PAN –AADC6882B and **registered office at 806-807, Sky Tower, Netaji Subhash Place, Pitampura, Delhi-110034**, the Expenditure incurred as on 31.12.2022 in respect of “Affordable Group Housing Project” being Developed by the Company on the land measuring **8.975 Acres** at Village Sohna, Sector-5, Gurugram are mentioned below:-

S.N.	Particulars	Amount	Amount (In Lacs)
1.	Land Cost		628.73
2.	Cost of Construction & Other Related Costs:		288.23
	-Conversion Charges	31.43	
	-EDC Charges	114.82	
	-Approval costs	141.98	
3.	Preliminary and Other Costs		134.85
	-Prelims and staff	79.25	
	-Marketing cost	2.29	
	-Finance Costs	10.07	
	-Collaboration Cost & Other Misc. Costs	43.24	
TOTAL EXPENDITURE INCURRED AS ON 31.12.2022			1,051.81

DETAIL OF SOURCES OF FUND: -

S.N.	Particulars	Amount (In Lacs)
1.	Share Capital (Proportionate)	287.89
2.	Unsecured Loans & Advance –Others	763.92
TOTAL SOURCES OF FUND AS ON 31.12.2022		1051.81

The Certificate has been issued on the specific request of the management of the company. This certificate is made on the basis of unaudited data provided by the management of the company.

For M/s N Arora & CO
Chartered Accountants
FRN: - 035569N

Nitin Arora



Nitin Arora, ACA
(Proprietor)
M.NO. 547274
UDIN: -23547274BGWCMO5717

Date: 12th January, 2023
Place: - New Delhi