

BST DEVELOPERS INDIA PVT LTD																		
CASH FLOW STATEMENT OF AFFORDABLE PLOTTED COLONY																		
	Total Rs in Lakhs	Dec-22	Mar-23	Jun-23	Sep-23	Dec-23	Mar-24	Jun-24	Sep-24	Dec-24	Mar-25	Jun-25	Sep-25	Dec-25	Mar-26	Jun-26	Sep-26	Dec-26
Sales Revenue (%) Residential		0.0%	10.0%	15.0%	0.0%	10.0%	10.0%	0.0%	10.0%	10.0%	0.0%	0.0%	10.0%	5.0%	10.0%	0.0%	0.0%	10.0%
Sales Revenue (%) Commercial		0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	20.0%	20.0%	20.0%	20.0%	10.0%	10.0%	0.0%
Residential Plots	3,288.29	-	328.83	493.24	-	328.83	328.83	-	328.83	328.83	-	-	328.83	164.41	328.83	-	-	328.83
Commercial Plot	194.83	-	-	-	-	-	-	-	-	-	-	38.97	38.97	38.97	38.97	19.48	19.48	-
Share Capital	300.00	300.00						-										
Short Term Loans/Deposits	693.16	593.16			50.00	50.00												
Total incoming cash flow	4,476.28	893.16	328.83	493.24	50.00	378.83	328.83	-	328.83	328.83	-	38.97	367.79	203.38	367.79	19.48	19.48	328.83
Expenses																		
Construction plan																		
Land	400.00	557.96	42.04															-200
License Fee	99.50	99.50																
Approvals	84.56		33.83	8.46			8.46	8.46						8.46	8.46	8.46		
Construction cost	916.18	-	29.25	22.63	289.81	255.81	20.00	102.21	89.05	14.63	14.63	14.63	14.63	-	-	17.61	26.30	5.00
Management & Administration Cost	177.70	36.84	15.65	15.65	15.65	15.65	15.65	10.43	10.43	10.43	10.43	5.22	5.22	5.22	5.22			
Sales & Marketing Cost	140.94	-	14.09	21.14	-	14.09	14.09	-	14.09	14.09	-	-	14.09	7.05	14.09	-	-	14.09
Architect & Landscaping	11.28	2.26	2.26	2.26	2.26	1.13	-	-	1.13									
EDC	622.05	155.52	77.76	77.76	77.76	77.76	77.76	77.75										
IDC	118.65		59.32	59.33														
Conversion Charges	41.08	41.08																
Repayment of Short Term Loans/Deposits	693.16	-	-						100.00	100.00	100.00	100.00	200.00	93.16				
Adjustment of Share Capital	300.00																	300.00
Contingencies	52.17	-	-	-	-											26.08		26.08
Total expense	3,657.27	893.16	274.19	207.22	385.47	364.44	135.96	198.85	214.70	139.15	125.06	119.84	233.94	113.88	27.77	52.15	26.30	145.18
Pre tax cash flow	819.01	0.00	54.63	286.03	(335.47)	14.39	192.87	(198.85)	114.12	189.67	(125.06)	(80.88)	133.86	89.50	340.03	(32.67)	(6.82)	183.65
Cumulative Cash Flow		0.00	54.64	340.66	5.19	19.58	212.45	13.60	127.73	317.40	192.34	111.46	245.32	334.82	674.85	642.18	635.36	819.01