

**TO WHOM SO IT MAY CONCERN**

On the basis of books of accounts provided by M/s Wonder City Buildcon Limited (the "company"), having its registered office at Godrej One, 5<sup>th</sup> Floor, Pirojshanagar, Eastern Express Highway, Vikhroli (East) Mumbai-400079, which is in the process of undertaking development of Tower G at Sector 79, Naurangpur, Gurugram. Based upon the scrutiny of the filled- up formats, enclosures and the books of accounts of the filled-up formats, enclosures and the books of accounts of the company presented to us, we hereby verify cost of the said project:

Particulars	Tower G			Wondercity- Excluding Tower G			TOTAL Wonder city (incl Tower G)		
	Budgeted	Incurred till date of application	Balance to be incurred	Budgeted	Incurred till date of application	Balance to be incurred	Budgeted	Incurred till date of application	Balance to be incurred
Revenue	10,880.84		10,880.84	82,449.94	78,326.70	4,123.24	93,330.78	78,326.70	15,004.08
Land	3,737.98		3,737.98	27,488.81	24,356.88	3,131.93	31,226.79	24,356.88	6,869.91
Conversion charges	5.26		5.26			-	5.26	-	5.26
License fees	33.79		33.79			-	33.79	-	33.79
External Development Charges (EDC)	180.06	180.06	-	3,275.62	3,275.62	-	3,455.68	3,455.68	-
Infrastructure Development Charges (IDC)	20.84	20.84	-	843.08	843.08	-	863.92	863.92	-
COC Cost	4,548.24	1,444.14	3,104.10	33,083.76	31,332.00	1,751.76	37,632.00	32,776.14	4,855.86
Other cost	2,820.00	2,772.51	47.49	35,491.00	32,958.00	2,533.00	38,311.00	35,730.51	2,580.49
<b>Total Cost</b>	<b>11,346.17</b>	<b>4,417.55</b>	<b>6,928.62</b>	<b>100,182.27</b>	<b>92,765.58</b>	<b>7,416.69</b>	<b>111,528.44</b>	<b>97,183.13</b>	<b>14,345.31</b>

Date: 18/07/2023

Place: Gurugram

For Jain Ambuj & Associates



C.A. AMBUJ JAIN  
M No. 529185

Ambuj Jain

Membership no. 529185

**UDIN-23529185BGSRCA5266**