

TO WHOMSOEVER IT MY CONCERN

We, **Sanjay G And Co**, Chartered Accountants, having our office at **B101, Rail Vihar, Sector 15 Part 2, Gurugram – 122 001**, are the independent Chartered Accountants of **M/s M V Buildcon Private Limited (CIN: U45201DL2005PTC133485 & PAN No. AAECM2165R)** (the “Promoters”), having its Registered Office at **B-52/AB, 2ND FLOOR, KALKAJI, NEW DELHI-110 019**.

We have verified the books of Accounts and other relevant documents and records of the Promoters and on the basis of our examination of the aforesaid statements and records and according to information and explanation provided to us, we certify the following in respect of the Promoters’ Project “**Precore Greens**”, Sector-7, Tehsil Sohna, Dist. Gurugram, Haryana:

Financial Viability of the Project (Rs. In Lakhs)			
1	Net expected Gain/Profit		
	Sr. No.	Description	Amount (Rs. Lakhs)
	1.1	Total Number of Units	153 Units + 2 Commercial Pockets
	1.2	Total Estimated Cost *	5626.04
	1.3	Total estimated Sales Proceeds*	6787.44
	1.4	Net Expected gains/profit, keeping in view the Market trends	1161.40
2	Estimated cost details for completion of the project		
	2.1	Cost Incurred up to the date of application (other than Land)	269.07
	2.2	Cost Incurred towards Land	127.14
	2.3	Estimated Balance cost to be incurred for completion of the Project *	5229.83



*All Estimated figures in above table are taken based on Management estimates prepared using a set of assumptions which have not been verified by us. Based on our examination of the evidence supporting the assumptions, nothing has come to our attention which causes us to believe that assumptions do not provide a reasonable basis for the forecast. Actual results are likely to be different from the forecast since anticipated events might not occur as expected and the variation might be material.

This Certificate is issued at the specific request of the Promoters without any risk and responsibility of any kind on our part and / or responsibility of any kind on our part for any discrepancy, error or omission.

Place : Gurugram
Date : 23.09.2024

For SANJAY G & CO
CHARTERED ACCOUNTANTS
(FRN: 033802N)



CA. SANJAY GUPTA
Proprietor

Membership No. 054715
UDIN: 24054715BKFITA4168