



# PRAVEEN AGGARWAL & CO.

CHARTERED ACCOUNTANTS  
23, Bhai Veer Singh Marg  
Gole Market, New Delhi-110001

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To,  
Haryana Real Estate Regulatory Authority  
Near PWD Rest House Civil Lines  
Gurugram, Haryana

We, Praveen Aggarwal & Co, having office at 23, Bhai Veer Singh Marg Gole Market New Delhi-110001, as per Books of accounts and other relevant records produced before us by M/s St. Patricks Realty Private Limited (CIN: U45200HR2008PTC037964) (PAN No. AAMCS1877J) having registered office at The Median, Central Park Resorts, Off Sohna Road, Sector 48, Gurugram, Haryana-122018 On the basis of books of accounts provided by M/s St. Patricks Realty Private Limited (CIN- U45200HR2008PTC037964), which is in the process of undertaking development of the project "The Selene Tower" in Sector - 32, Sohna on land admeasuring 3.818 acres. We, hereby certify the following project component wise expenditure details of the above-mentioned project: -

## Project Component wise expenditure details

(Rs. in Lakhs)

Sr. No.	Components	Estimated Expenditure	Expenditure incurred as on 30th April 2025	Estimated balance cost to be incurred for completion
1	Land Cost	8,356.52	1,816.67	6,539.85
2	External Development Cost	2,062.84	1,304.49	758.35
3	Infrastructure Development Charges	244.70	244.70	-
4	Internal Development works	1,436.55	-	1,436.55
5	Cost of Construction	39,209.50	-	39,209.50
6	Cost of Construction of Community Buildings	1,928.98	-	1,928.98
	<b>Total Costs</b>	<b>64,945.40</b>	<b>3,365.86</b>	<b>61,579.54</b>

The certificate has been issued on the basis of records and other relevant documents in relation thereto produce before us and upon specific request by the promoter.

**For Praveen Aggarwal & Co**  
**Chartered Accountants**  
**FRN: - 000044N**

**Praveen Kumar Aggarwal-FCA**  
**Partner**  
**M.NO: - 015159**  
**UDIN: - 25015159BMIUOZ7846**  
**Place: -New Delhi**  
**Date: -09-05-2025**