



## CHARTERED ACCOUNTANTS CERTIFICATE

### To Whomsoever It May Concern

This is to certify that we have examined the books of accounts of Eldeco Infrastructure & Properties Ltd having its corporate office at 201-212, Splendor Forum, IInd Floor, Jasola District Centre, New Delhi-110025, as produced before us, and on the basis of the same, we hereby certify that as at 31<sup>st</sup> Dec as below:

<b>REPORT FOR QUARTER ENDING</b>	31 <sup>st</sup> Dec 2022
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Particulars	Information
Project/Phase of the project	<b>ELDECO ESTATE ONE-PHASE-THREE</b>
Location	SECTOR-19A &40
Area in acres	29.17 ACRES
HARERA Registration No.	HRERA-PKL-PNP-12-2018 ,DATED-04.06.2018
Name of Licensee	ELDECO INFRASTRUCTURE & PROPERTIES LIMITED ,AMAZON REAL ESTATE LIMITED,AMAZON INFRACON LIMITED, AP PROJECTS LIMITED ,CHIRANJIV BUILDERS LIMITED ,S M BUILDCON LIMITED ,ADHIKARI PROPERTIES LIMITED ,SAVANA REALTORS COMPANY LIMITED
Name of Collaborator	ELDECO INFRASTRUCTURE & PROPERTIES LIMITED
Name of the Developer	ELDECO INFRASTRUCTURE & PROPERTIES LIMITED

Sr. No.	Particulars	Amount (in Lacs)	
		Estimated (Column - A)	Incurred & Paid (Column - B)
1.	(I) Land Cost: Cost of land or development rights (as per collaboration agreement), lease premium, lease rent and legal cost	1377.78	1377.78
	<b>Total land cost</b>	<b>1377.78</b>	<b>1377.78</b>
	(II)Development Cost/Cost of Construction:	Estimated (Column -A)	Incurred & Paid (Column -B)
	a. Estimated Cost of Construction / Development	2132.10	2403.81
	b. Statutory payments (EDC/IDC, taxes, cess, fees, charges and premiums to any statutory authority)	4209.44	4185.38



# Kumar Gaurav Agarwal & Co.

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	c. Interest paid to financial institutions, scheduled banks, non-banking financial institution (NBFC) or money lenders on construction funding or money borrowed for construction	579.00	958.89
	d. Overhead expenditure for development of project excluding cost of construction	824.76	167.52
	<b>Total development cost</b>	<b>7745.30</b>	<b>7715.59</b>
2.	Total estimated cost of the real estate project (1(I) + 1 (II)) of estimated column –A	9123.08	
3.	Total cost incurred and paid of the real estate project (1(I) + 1 (II)) of Incurred and Paid Column – B	9093.37	
4.	Percentage of completion of construction work (as per project architect's certificate by the end of month/quarter)	112.74%	
5.	Proportion of the amount paid till the end of month/quarter towards land and construction/ Finance /Overhead cost vis-à-vis the total estimated cost.	99.67%	
6.	Estimated balance cost to be incurred for completion of the project	29.71	
7.	The percentage of remaining work in terms of cost	0.33%	

## For Kumar Gaurav Agarwal & Co.

Chartered Accountants

FRN : 021759N

**CA Kumar Gaurav**

Proprietor

M.No. 501252

Date : 13-01-2023

Place : New Delhi

UDIN: 23501252BGWTSF5865