

SATISH KUMAR MITTAL & CO.

Chartered Accountants

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TO WHOMSOEVER IT MAY CONCERN

On the basis of verification of books of accounts and information's/ explanations provided to us, we hereby certify that **Movish Realtech Pvt. Ltd.** (earlier known as Ashiana Realtech Pvt. Ltd.) having its registered office at KD-162, Pitampura, Delhi – 110034 is developing a project namely "**THE CUBIX**", situated at **Sec-23, Dharuhera, Rewari, Haryana.**

We have certify the Quarterly Financial Progress Report for the compliance of Phase 1 of the Project namely "THE CUBIX" under The Real Estate (Regulation & Development) Act 2016 & The Haryana Real Estate (Regulation and Development) Rules 2017, is as under:-

<u>Cash Inflow</u> <u>(01-10-2022 to 31-03-2023)</u>			<u>Cash Outflow</u> <u>(01-10-2022 to 31-03-2023)</u>		
S.No.	Cash Inflow	Amount (In Lakhs)	S.No.	Cash Outflow	Amount (In Lakhs)
1	Opening Balance	4.19	1	Land	-
2	Amount collected from allottees against booked plots and/or apartments From 01-10-2022 to 31-12-2022 = 224.78 (53.40+171.38) From 01-01-2023 to 31-03-2023 = 256.40 (0.08+256.32)	481.18	2	Cost of construction of apartments	NIL
3	Amount availed from the bank/financial institutions	NIL	3	Cost of other infrastructure & site running expense From 01-10-2022 to 31-12-2022 = 75.55 (1.19+1.12+0.99+72.25) From 01-01-2023 to 31-03-2023 = 177.38 (0.91+176.47)	252.93
4	Amount contributed by the promoters/his associates/ others From 01-10-2022 to 31-12-2022 = 242.50 (177.50+65.00) From 01-01-2023 to 31-03-2023 = 797.90	1040.40	4	Other costs including EDC, taxes, bank gaurantees etc From 01-10-2022 to 31-12-2022 = 10.43 (9.50+0.57+0.36) From 01-01-2023 to 31-03-2023 = 5.44 (2.64+1.43+1.37)	15.87



Cash Inflow (01-10-2022 to 31-03-2023)			Cash Outflow (01-10-2022 to 31-03-2023)		
S.No.	Cash Inflow	Amount (In Lakhs)	S.No.	Cash Outflow	Amount (In Lakhs)
5	Any other receipt From 01-10-2022 to 31-12-2022 = 4.06 (0.34+1.51+2.21) From 01-01-2023 to 31-03-2023 = 251.51 (2.19+248.01+1.31)	255.57	5	Amount Paid to directors/his associates/other From 01-10-2022 to 31-12-2022 = 374.75 (189.5+185.25) From 01-01-2023 to 31-03-2023 = 857.71	1232.46
			6	Amount Paid to allottees against booked plots and/or apartments From 01-10-2022 to 31-12-2022 = NIL From 01-01-2023 to 31-03-2023 = 4.00	4.00
			7	Amount Paid for EMI (Car Loan) From 01-10-2022 to 31-12-2022 = 3.42 From 01-01-2023 to 31-03-2023 = 2.61 (0.05+2.56)	6.03
			8	Other From 01-10-2022 to 31-12-2022 = 3.20 From 01-01-2023 to 31-03-2023 = 122.72+38.26	164.18
	Total	1781.34		Total	1675.47
Closing Balance (Cash Inflow - Cash Outflow)					105.87

Escrow Account (Account Number: 16800200001126) as per Rep - I Part D
(01-10-2022 to 31-03-2023)

S. No.	Information relating to Escrow Account	Amount (In Lakhs) 01-10-2022 to 31-12-2022	Amount (In Lakhs) 01-01-2023 to 31-03-2023
1	Opening balance at the beginning of the quarter	1.87	2.72
2	Amount deposited in Escrow Account	231.24	0.08
3	Amount withdrawn during the quarter	230.39	2.64
4	Balance at the end of the quarter	2.72	0.16



Details of Interest Expenditure Incurred

(01-10-2022 to 31-03-2023)

Particulars	Expenditure incurred till 30-09-2022 (In Lakhs)	Expenditure incurred in Qtr (01-10-2022 to 31-12-2022) (In Lakhs)	Expenditure incurred in Qtr (01-01-2023 to 31-03-2023) (In Lakhs)	Total Expenditure till 31-03-2023 (In Lakhs)
Interest expense	364.12	0.08	414.76	778.96
Total	364.12	0.08	414.76	778.96

Details of Expenditure Incurred

(01-10-2022 to 31-03-2023)

Particulars	Expenditure incurred till 30-09-2022 (In Lakhs)	Expenditure incurred in Qtr (01-10-2022 to 31-12-2022) (In Lakhs)	Expenditure incurred in Qtr (01-01-2023 to 31-03-2023) (In Lakhs)	Total Expenditure till 31-03-2023 (In Lakhs)	Total Estimated cost of project (In Lakhs)
Land	477.85	NIL	NIL	477.85	550.64
Cost of Construction of Apartments	6556.84	NIL	NIL	6556.84	10012.28
Infrastructure facilities, etc.	4218.42	91.68	230.69	4540.79	4812.01
Other costs including EDC, IDC, etc.	2411.17	NIL	NIL	2411.17	2992.27
Total	13664.28	91.68	230.69	13986.65	18367.20

This certificate is issued at specific request of the Company as per the information provided to us and based on the scrutiny of the books of accounts and documents is true and correct to the best of our knowledge and as per information provided to my satisfaction without attaching any risk and responsibility on our part in any respect whatsoever more particularly either guarantor or otherwise.

For SATISH KUMAR MITTAL & CO.

Chartered Accountants

(Firm's Registration No. 010813N)




Satish Mittal

Partner

(Membership No. 089411)

(UDIN: 23089411BGTSNZ9886)

Place: New Delhi

Date: August 12, 2023