

SATISH KUMAR MITTAL & CO.

Chartered Accountants

Office : 578-579, Aggarwal Cyber
Plaza - II, Netaji Subhash Place,
Pitampura, New Delhi, India - 110034

Tel : +91 011 27351707, 47504382

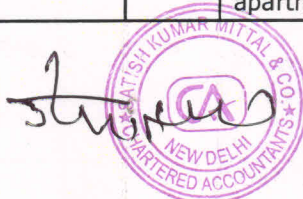
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TO WHOMSOEVER IT MAY CONCERN

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>(01-07-2023 to 30-09-2023)</u>			<u>Cash Outflow</u> <u>(01-07-2023 to 30-09-2023)</u>		
S.No.	Cash Inflow	Amount (In Lakhs)	S.No.	Cash Outflow	Amount (In Lakhs)
1	Opening Balance	38.56	1	Land	-
2	Amount collected from allottees against booked plots and/or apartments From 01-07-2023 to 30-09-2023 = 32.56+233.83	266.39	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 01-07-2023 to 30-09-2023 = 0.01+129.13	129.14
4	Amount contributed by the promoters/his associates/ others From 01-07-2023 to 30-09-2023 = 246.70	246.70	4	Other costs including EDC, taxes, bank gaurantees etc From 01-07-2023 to 30-09-2023 = 6.61+1.11	7.72
5	Any other receipt From 01-07-2023 to 30-09-2023 = 2.21+0.81	3.02	5	Amount Paid to directors/his associates/other From 01-07-2023 to 30-09-2023 = 400.32	400.32
			6	Amount Paid to allottees against booked plots and/or apartments	0.21



Cash Inflow (01-07-2023 to 30-09-2023)			Cash Outflow (01-07-2023 to 30-09-2023)		
S.No.	Cash Inflow	Amount (In Lakhs)	S.No.	Cash Outflow	Amount (In Lakhs)
				From 01-07-2023 to 30-09-2023 = 0.21	
			7	Amount Paid for EMI (Car Loan) From 01-07-2023 to 30-09-2023 = 2.61	2.61
	Total	554.67		Total	540.00
Closing Balance (Cash Inflow - Cash Outflow)					14.67

Escrow Account (Account Number: 16800200001126) as per Rep - I Part D
(01-07-2023 to 30-09-2023)

S. No.	Information relating to Escrow Account	Amount (In Lakhs) 01-07-2023 to 30-09-2023
1	Opening balance at the beginning of the quarter	1.18
2	Amount deposited in Escrow Account	32.56
3	Amount withdrawn during the quarter	30.60
4	Balance at the end of the quarter	3.14

Details of Interest Expenditure Incurred
(01-07-2023 to 30-09-2023)

Particulars	Expenditure incurred till 30-06-2023 (In Lakhs)	Expenditure incurred in Qtr (01-07-2023 to 30-09-2023) (In Lakhs)	Total Expenditure till 30-09-2023 (In Lakhs)
Interest expense	778.96	0.00	778.96
Total	778.96	0.00	778.96

Details of Site Running & Maintenance Expenditure Incurred
(01-07-2023 to 30-09-2023)

Particulars	Expenditure incurred till 30-06-2023 (In Lakhs)	Expenditure incurred in Qtr (01-07-2023 to 30-09-2023) (In Lakhs)	Total Expenditure till 30-09-2023 (In Lakhs)



 ASHISH KUMAR MITTAL
 CHARTERED ACCOUNTANTS
 NEW DELHI

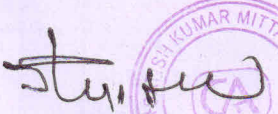
Site running & maintenance expense including other charges	0.00	68.07	68.07
Total	0.00	68.07	68.07

Details of Project Expenditure Incurred
(01-07-2023 to 30-09-2023)

Particulars	Expenditure incurred till 30-06-2023 (In Lakhs)	Expenditure incurred in Qtr (01-07-2023 to 30-09-2023) (In Lakhs)	Total Expenditure till 30-09-2023 (In Lakhs)	Total Estimated cost of project (In Lakhs)
Land	477.85	NIL	477.85	550.64
Cost of Construction of Apartments	6556.84	NIL	6556.84	10012.28
Infrastructure facilities, etc.	4540.79	7.73	4548.52	4812.01
Other costs including EDC, IDC, etc.	2411.17	NIL	2411.17	2992.27
Total	13986.65	7.73	13994.38	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)



Place: New Delhi
Date: 13-10-2023

(UDIN: 23089411BGTSUD6711)