



Certificate No.: 0288

UDIN: 24540065BKERBI5561

FORM-3

CHARTERED ACCOUNTANT'S CERTIFICATE

(FOR WITHDRAWAL OF MONEY AS ON 31.12.2023)

Project Name	14.80625 Acre Affordable Plotted Colony, Sector 22D, Rohtak		
RERA Registration Number	195 of 2017		
Bank Name	Axis Bank		
Branch Name	Malviya Nagar		
Account No.	917020074393245		
IFSC Code	UTIB0000206		
Sr. No.	Particulars	Estimated (Amounts in INR)	Incurred (Amounts in INR)
1 (i)	Land Cost :		
a.	Acquisition Cost of Land or Development Rights, lease Premium, lease rent, interest cost incurred or payable on Land Cost and legal cost	19,41,00,000	20,68,00,495
b.	Amount of Premium payable to obtain development rights, FSI, additional FSI, fungible area, and any other incentive under DCR from Local Authority or State Government or any Statutory Authority	0	0
c.	Acquisition cost of TDR (if any)	0	0
d.	Amounts payable to State Government or competent authority or any other statutory authority of the State or Central Government, towards stamp duty, transfer charges, registration fees etc; and	5,44,90,285	1,50,29,257
e.	Land Premium payable as per annual statement of rates (ASR) for redevelopment of land owned by public authorities.	0	0
f.	EDC/IDC	1,48,12,500	1,48,12,500
	Sub-Total of LAND COST upto 31.12.2023	26,34,02,785	23,66,42,252
1 (ii)	Development Cost/ Cost of Construction :		
a.(i)	Estimated Cost of Construction as certified by Engineer	11,89,00,000	
(ii)	Actual Cost of construction incurred as per the books of accounts as verified by the CA		11,24,49,010
(iii)	On-site expenditure for development of entire project	0	0
b.	Payment of Taxes, cess, fees, charges, premiums, interest etc to any statutory Authority.	0	0
c.	Principal sum and interest payable to financial institutions, scheduled banks, non-banking financial institution (NBFC) or money lenders on construction funding or money borrowed for construction ;	8,07,00,000	10,94,99,336
	Sub-Total of Development Cost/ Construction Cost upto 31.12.2023	19,96,00,000	22,19,48,346

Vaibhav Digitally
signed by
Seksaria Vaibhav
Seksaria

Faridabad Office: 2759, Sector-3, Faridabad – 121004

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2	Total Estimated Cost of the Real Estate Project {[1(i) + 1(ii)] of Estimated Column}	46,30,02,785	
3	Total Cost Incurred of the Real Estate Project [1(i) + 1(ii)] of Incurred Column		45,85,90,598
4	Proportion of the Cost incurred on Land Cost to the Total Estimated Land Cost.		89.84%
5	Proportion of the Cost incurred on Construction Cost to the Total Estimated Construction Cost.		111.20%
6	Amount Which can be withdrawn from the Designated Account [Total Estimated land Cost * Proportion of land cost incurred + Total Estimated Construction Cost* Proportion of Construction Cost]		45,85,90,598
	Amount collected from the allottees from inception till 31-December-2023		25,28,03,071
	Amount already withdrawn from the particular account till the 31-December-2023		25,28,03,071
	70 % of Amount withdrawn from the particular account till 31-December-2023		17,69,62,150
	30% of Amount withdrawn from the particular account till the 31-December-2023		7,58,40,921
7	Net Amount which can be withdrawn from the Designated Bank Account under this certificate is being issued for RERA compliance for the " OMAXE LIMITED " and is based on the records and documents produce before me and explanations provided to me by the management of the Company.		28,16,28,449

This certificate is being issued for RERA compliance for the Company **Omaxe Limited** and is based on the unaudited books of accounts, informations, records and documents produced before me and explanations provided to me by the management of the Company.

For **Seksaria & Associates**
Chartered Accountants
Firm Reg. No. 021316C

Vaibhav Digitally signed
by Vaibhav
Seksaria Seksaria

Vaibhav Seksaria
Proprietor
Membership No. 540065

Place: New Delhi
Date: 22nd January 2024