

## 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 30<sup>th</sup> September 2024 as below:

REPORT FOR QUARTER ENDING	30 <sup>th</sup> september 2024
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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	1377.78.45	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	2599.06
	b. Statutory payments (EDC/IDC, taxes, cess, fees, charges and premiums to any statutory authority)	3843.80	4299.06
	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	1106.42
	d. Overhead expenditure for development of project excluding cost of construction	824.76	327.35
	<b>Total development cost</b>	<b>7379.66</b>	<b>8,331.89</b>
2.	Total estimated cost of the real estate project (1(I) + 1 (II)) of estimated column –A	8757.44	
3.	Total cost incurred and paid of the real estate project (1(I) + 1 (II)) of Incurred and Paid Column – B	9709.67	
4.	Percentage of completion of construction work (as per project architect's certificate by the end of month/quarter)	121.90%	
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.	110.87%	
6.	Estimated balance cost to be incurred for completion of the project	-952.23	
7.	The percentage of remaining work in terms of cost	-10.87%	

**Singhal Suraj & Co**

Chartered Accountants


Suraj Singhal  
(Proprietor)

M No 545310

Place: NEW DELHI

Date: 07.10.2024

UDIN- 24545310BKCYXR4464