Form — 5

(FOR THE PURPOSE OF WITHDRAWL OF MONEY FROM DESIGNATED ACCOUNT OF PROJECT)

Information as on 30th June 2023

Certification work Assigned vide letter No. HOMEKRAFT/PO/June/2023-24/001 | **Dated :- 11th July 2023**

Subject: Certificate of amount incurred on Pious Orchards for construction of No. of Building(s)/Block(s) of the Project [UPRERA Registration Number UPRERAPRJ183246] situated on the Khasra No/ Plot no SC-02/ J&K Sector 150 NOIDA Demarcated by its boundaries (latitude and longitude of the end points) 28°25'6.96"N 77°29'32.22"E to the North 28°24'57.91"N 77°29'26.55"E to the South 28°25'3.47"N 77°29'36.07"E to the East 28°25'0.19"N 77°29'24.18"E to the West of village NA Tehsil DADRI PIN - 201310 Competent/ Development authority NOIDA AUTHORITY District GAUTAM BUDDHA NAGAR PIN_201301_admeasuring 37672.89 sq mts being developed by Homekraft Infra Private Limited with Designated Separate A/c No 77770502082 4 Bank Name ICICI Bank Limited

		Rs.in lacs	Rs. In lacs
S.No.	Particulars	Total Cost Estimated	Amount incurred (actual out-flow) till now
1	2	3	4
1	Land Cost (a) Acquisition cost of land (purchase or through agreement with land owner) and legal costs on land transaction; (b) Amount payable to obtain development rights additional FAR and any other incentive under Local Authority or State Government or any Statutory Authority if any; (c) Acquisition cost of TDR (Transfer of Development Rights) if any; (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. (if not included in para (a) above); (e) Interest (Other than Penal Interest Penalties etc) paid to FI Scheduled Banks NBFC and "Unsecured Loan at State Bank of India - Marginal cost of Fund based lending Rate (SBI - MCLR)" on money borrowed for purchase of land and also to Competent Authority.	31,170	13,348
	SUB TOTAL LAND COST (in Rs.)	**31,170**	**13,348**
2	**Project Clearance Fees** (a) Fees paid to RERA (b) Fees paid to Local Authority (c) Consultant/Architect Fees (directly attributable to project) (d) Any other (specify)	442	90
	SUB TOTAL FEES PAID (in Rs.)	442	90
3A	Cost of Development And construction (a) Cost of services (water electricity to construction site) Site Overheads; (b) Depreciation cost of machinery and equipment purchased or hired and maintenance costs consumables etc. (so long as these costs are directly incurred in the construction of the concerned project); (c) Cost of material actually purchased; (d) Cost of Salary and Wages (excluding cost of salaries of employees of the company not directly attached to project);	38,897	8,622
	Sub Total of Construction Cost (in Rs.) (sum of (a) to (d) of Row 3a)	**38,897**	**8,622**
3B	***Cost of construction incurred (As Certified by Project Engineer)***	**38,897**	**8,622**
3C	***Total Construction Cost (Lower of 3A and 3B.)***	38,897	8,622
3D	***Interest (Other than Penal Interest and Penalties etc.) paid to Financial Institution, Scheduled Banks, NBFC and Unsecured Loan at "SBI-MCLR" on money borrowed for construction)***	2,300	2,201
3	***TOTAL DEVELOPMENT AND CONSTRUCTION COST (Row 3C +3D)***	41,197	10,822
4	**TOTAL COST OF PROJECT (Row 1+ Row 2+ Row 3)**	**72,808**	**24,260**
5	Percentage completion of Construction Work completed (as per Project Engineer, Architect's Certificate)		22%
6	Percentage completion of Total project (Proportionate cost incurred on the project to the total estimated cost) (Col 4 of row 4 / Col.3 of row 4)%		33%
7	Total amount received from allottees till date since Inception of the Project (in Rs.)		24,928
8	70% Amount to be deposited in Designated Account **(0.7*Row 7)**		17,449
9	Cummulative Amount that can be withdrawn from Designated a/c, i.e. **(Total Estimated Cost * Proportionate Cost Incurred on the Project) (Column 3 of Row 4 * row 6)**		24,260
10	Amount actually withdrawn till date since inception of the project (This shall include 70% of the amounts already realised till date but not deposited in the designated Account)		17,394
11	Balance available in Designated A/c.		55.84
12	Amount that can be withdrawn from the designated Bank A/C under this certificate **(Row 9 – Row 10)**		6,866

Note: The budgeted cost of the project has been estimated by the management

This certificate is being issued on specific request of M/s Homekraft infra Private Limited for UP RERA compliance. The certification is based on the information and records produced before us/me and is true to the best of our/my knowledge and belief.

For and on Behalf of,
APT & Co. LLP
Chartered Accountants
FRN: 014621C/N500088

CA Sanjeev Aggarwal
Partner
M No. 501114
Date: 11th July, 2023
Place: Gurgaon
UDIN: 23501114BGTKDH6241

APT and CO LLP * Chartered Accountants * FRN 014621C/N500088