



Form — 5

**CHARTERED ACCOUNTANT'S CERTIFICATE**

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

Information as on 25.02.2022

Certification work Assigned vide letter No. MHCPL/Mmillennia/RERA/01

Dated :- 03.03.2022

**Subject:** Certificate of amount incurred on Mahagun Mmillenia [Project Name ] for Construction of its Building(s)/Block situated on the Khasra No/ Plot no. C-7, Crossings Republik, Dundahera, Ghaziabad, U.P. Demarcated by its boundaries (latitude and longitude of the end points) latitude 28° 37' 51.6"N longitude 77° 26' 13.4" E to the North, latitude 28° 37' 47.8" N longitude 77° 26' 15.7" E to the South, latitude 28° 37' 49.9" N longitude 77° 26' 16.3" E to the East, latitude 28° 37' 48.5" N longitude 77° 26' 12.5" E to the West, of village Crossing Republik, Ghaziabad, GDA Competent Authority/ Development authority District Ghaziabad, PIN 201016 admeasuring 7621.85 sq. meter area, being developed by [Promotor's Name] Mahagun Housing and Construction Pvt Ltd. having RERA Registration No. <sup>PRM</sup> 166906, Designated A/C No. 777705420984 Bank Name ICICI Bank Ltd..

S.No.	Particulars	Rs.in lacs Total Cost Estimated	Rs. In lacs Amount incurred (actual out-flow) till now
1	2	3	4
1	<b>Land Cost</b>		
	(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);	10550	117
	(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.		
	<b>SUB TOTAL LAND COST (in Rs.)</b>	10550	117

S.No.	Particulars	Total Cost Estimated	Amount incurred (actual out-flow) till now
1	2	3	4
2	<b>Project Clearance Fees</b>		
	(a) Fees paid to RERA		
	(b) Fees paid to Local Authority	600	166
	(c) Consultant/Architect Fees (directly attributable to project)		
	(d) Any other (specify)		

	<b>SUB TOTAL FEES PAID (in Rs.)</b>	600	166
3A	<b>Cost of Development And construction</b>		
	(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);	13380	17
	(c) Cost of material actually purchased;		
	(d) Cost of <b>Salary and Wages</b> (excluding cost of salaries of employees of the company not directly attached to project);		
	<b>Sub Total of Construction Cost (in Rs.) (sum of (a) to (d) of Row 3a )</b>	13380	17
3B	<b>Cost of construction incurred (As Certified by Project Engineer)</b>	24530	300
3C	<b>Total Construction Cost (Lower of 3A and 3B.)</b>	13380	17
3D	<b>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)</b>	1200	0
3	<b>TOTAL DEVELOPMENT AND CONSTRUCTION COST (Row 3C +3D)</b>	14580	17
4	<b>TOTAL COST OF PROJECT (Row 1+ Row 2+ Row 3)</b>	25730	300
5	Percentage completion of Construction Work completed (as per Project Engineer, Architect's Certificate)		1%
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 )%		1.17%
7	Total amount received from allottees till date since Inception of the Project (in Rs.)		0
8	70% Amount to be deposited in Designated Account (0.7*Row 7)		0
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 )		300
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 )		0
11	Balance available in Designated A/c.		0
12	Amount that can be withdrawn from the designated Bank A/C under this certificate (Row 9 – Row 10)		300

This certificate is being issued on specific request of M/s Mahagun Housing and Construction Private Limited (Name of the Promoter) for its Project Mahagun Mmillennia for UP RERA compliance. The certification is based on the unaudited provisional figures and information and records produced before us/me and is true to the best of our/my knowledge and belief.

Signature of Chartered Accountant with seal

Abhishek Kaushik

M.no.-525286

UDIN 22525286ADZTPO9170

