



NIKHIL GOYAL & COMPANY
CHARTERED ACCOUNTANTS

A-1/397, Ground Floor, Sector-6,
Near Ayodhya Chowk, Rohini, New Delhi-85
Phone : +91 011 47511432

FORM-REG-3

Chartered Accountant Certificate

(FOR THE PURPOSE OF WITHDRAWAL OF MONEY FROM SEPARATE BANK ACCOUNT OF PROJECT)

INFORMATION AS ON 05-08-2024

Certification work Assigned vide Email.- Dated 09-08-2024

Certificate Ref No-NGC/24-25/031 UDIN No:- 24528864BKBENA8190

Subject: Certificate of amount incurred on Project Palm Olympia PH 3 for Construction of 3 (Three) Nos. Tower (A1,B2,C2) situated at GH - 02 Sec-16C, Greater Noida (West) , Gautam Buddha Nagar UP-201308 , Development Authority - Greater Noida Industrial Development Authority (GNIDA) District Gautam Buddha Nagar, admeasuring 12165 Sq. Mtrs. area, being developed by Sam India Abhimanyu Housing. having RERA Registration No . - Applied for, Separate Bank Account No. - 50200098429387 , SIAH SEPARATE BANK A/C FOR PALM OLYMPIA PH 3, Bank HDFC Bank Ltd.

S.No.	Particulars	Rs. in Lakhs	Rs. in Lakhs
		Total Cost Estimated	Amount incurred 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.	5,224.60	5224.60*
	SUB TOTAL LAND COST (in Rs.)	5,224.60	5,224.60
S.No.	Particulars	Total Cost Estimated	Amount incurred till now
1	2	3	4
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)	134.22	0
	SUB TOTAL FEES PAID (in Rs.)	134.22	0
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);	45,734.72	0
	Sub Total of Construction Cost (in Rs.) (sum of (a) to (d) of Row 3a)	45,734.72	0
3B	Cost of construction incurred (As Certified by Project Engineer)	45,734.72	0
3C	Total Construction Cost (Lower of 3A and 3B.)	45,734.72	0
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)	0	0
3	TOTAL DEVELOPMENT AND CONSTRUCTION COST (Row 3C +3D)	45,734.72	0
4	TOTAL COST OF PROJECT (Row 1+ Row 2+ Row 3)	51,093.54	5,224.60



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S.No.	Particulars	Rs. in Lakhs	Rs. in Lakhs
		Total Cost Estimated	Amount incurred till now
1	2	3	4
5	Percentage completion of Construction Work completed (as per Project Engineer Certificate) (Viz. 3 (Three) Nos.		0%
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)%		10.23%
7	Total amount received from Allottees till date since Inception of the Project (in Rs.)		0
8	70% Amount to be deposited in Separate Bank Account (0.7*Row 7)		0
9	Cumulative Amount that can be withdrawn from Separate Bank a/c, i.e. (Total Estimated Cost * Proportionate Cost Incurred on the Project) (Column 3 of Row 4*row 6)		5224.60
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 Separate Bank Account)		0
11	Balance available in Separate Bank A/c as on 05-08-2024		0
12	Amount that can be withdrawn from the Separate Bank A/C under this certificate (Row 9 – Row 10)		5224.60

(* Land Cost incurred till now includes Rs 507.89 Lacs which is paid to GNIDA in the form of Bank Guarantee.)

This certificate is being issued on specific request of **M/s Sam India Abhimanyu Housing** for RERA compliance. The certification is based on the information and records produced before us and is true to the best of our knowledge and belief.

For **NIKHIL GOYAL & COMPANY**
Chartered Accountant

Nikhil Goyal
FCA NIKHIL GOYAL
(Partner)
M. No 528864
Date: 09-08-2024
Place: New Delhi

