

Information as on _____			
Certification work Assigned vide letter No 944/Lekha/HPDA/21 Dated :-03/12/2021			
Subject: Certificate of amount incurred on Construction of Commercial Complex (Green Arcade) at L pocket in Anand Vihar Housing Scheme BUILDING Tower/Block/Building(s) VILL Acheja TEHSIL-Hapur situated on Khasra no. 529 , demarcated by its boundaries (latitude and longitude of the end-points) to the North - to the South_ to the East_ to the West of Village Acheja , Tehsil Hapur District HAPUR Competent Authority/Development Authority _ HAPUR PILKHUWA DEVELOPMENT AUTHORITY District HAPUR, PIN 245101 , admeasuring _1169 sq. meter area, being developed by HPDA HAPUR , <i>having RERA Registration No. ID (ID 339207) , Designated A/C No. 245801000260 Bank Name ICICI BANK, BRANCH HAPUR</i> Latitude 28.723302 , Longitude 77.744072			
		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.	222.06	222.06
	SUB TOTAL LAND COST (In Rs.)	222.06	222.06



S.No.	Particulars	Total Cost Estimated	Amount Incurred (actual out-flow) 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)	0.22 NIL 5.00 NIL	0.22 NIL NIL NIL
	SUB TOTAL FEES PAID (in Rs.)	5.22	0.22
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 <i>Salary and Wages</i> (excluding cost of salaries of employees of the company not directly attached to project);	503.53	NIL
	Sub Total of Construction Cost (in Rs.) (sum of (a) to (d) of Row 3a)	503.53	NIL
3B	Cost of construction Incurred (As Certified by Project Engineer)	503.53	NIL
3C	Total Construction Cost (Lower of 3A and 3B.)	503.53	NIL
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)	NIL	NIL
3	TOTAL DEVELOPMENT AND CONSTRUCTION COST (Row 3C +3D)	503.53	NIL
4	TOTAL COST OF PROJECT (Row 1+ Row 2+ Row 3)	730.81	222.28
5	Percentage completion of Construction Work completed (as per Project Engineer, Architect's Certificate)	YET TO BE START	



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)%	YET TO BE START
7	Total amount received from allottees till date since Inception of the Project (in Rs.)	NIL
8	70% Amount to be deposited in Designated Account {0.7*Row 7}	NIL
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)	NIL
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)	NIL
11	Balance available in Designated A/c.	NIL
12	Amount that can be withdrawn from the designated Bank A/C under this certificate (Row 9 – Row 10)	NIL

This certificate is being issued on specific request of M/s HPDA 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.

Signature of Chartered Accountant with seal
FOR JALAJ PARASHAR & CO.
(FRN -013422C)



CA JALAJ PARASHAR
M.N. 406262
UDIN – 21406262AAAAEV4546

