Annexure A					
Statement for calculation of Receivables from the Sales of the Ongoing Real Estate Project- Elegance					
Sold Inventory:					
Sr. No.	**Unit No**	**Carpet Area (In Sqft)**	**Unit Consideration as per Agreement/ Letter of Allotment**	**Received Amount (Rs.)**	**Balance Receivable (Rs.)**
1	A-301	635.00	1,28,00,000	2,02,000	1,25,98,000
2	A-302	635.00	1,13,32,073	63,09,585	50,22,488
3	A-402	635.00	1,37,79,453	5,00,000	1,32,79,453
4	A-405	427.00	85,57,080	34,20,148	51,36,932
5	A-501	635.00	1,30,17,500	2,97,750	1,27,19,750
6	A-502	635.00	1,36,20,750	54,43,785	81,76,965
7	A-504	635.00	1,30,17,500	2,97,750	1,27,19,750
8	A-505	427.00	85,31,524	34,06,358	51,25,166
9	A-601	545.00	1,13,55,000	74,94,301	38,60,699
10	A-604	635.00	1,30,17,500	2,97,750	1,27,19,750
11	A-605	427.00	91,59,150	36,46,907	55,12,243
12	A-701	635.00	1,36,20,750	54,48,298	81,72,452
13	A-702	635.00	1,30,17,500	2,97,750	1,27,19,750
14	A-704	635.00	1,27,69,834	50,79,288	76,90,546
15	A-705	427.00	86,68,100	34,50,987	52,17,113
16	A-801	635.00	1,20,01,500	9,92,500	1,10,09,000
17	A-802	635.00	1,20,01,500	9,92,500	1,10,09,000
18	A-804	635.00	1,36,52,500	19,92,500	1,16,60,000
19	A-805	427.00	90,61,110	36,19,390	54,41,720
20	A-904	635.00	1,33,70,750	53,65,132	80,05,618
21	A-905	427.00	87,44,106	34,94,365	52,49,741
22	A-1001	635.00	1,29,98,787	4,95,000	1,25,03,787
23	A-1002	635.00	1,31,94,030	48,03,028	83,91,002
24	A-1003	427.00	78,65,400	58,09,523	20,55,877
25	A-1004	635.00	1,37,36,882	54,77,735	82,59,147
26	A-1005	427.00	93,38,490	37,29,571	56,08,919
27	A-1101	635.00	1,31,99,500	52,74,851	79,24,649
28	A-1103	427.00	83,47,238	33,14,769	50,32,469
29	A-1104	635.00	1,21,54,810	48,32,964	73,21,846
30	A-1105	427.00	90,10,127	36,04,051	54,06,076
31	A-1201	635.00	1,37,91,870	54,81,913	83,09,957
32	A-1202	635.00	1,32,78,596	53,11,438	79,67,158
33	A-1203	427.00	92,79,950	37,05,020	55,74,930
34	A-1204	635.00	1,31,00,000	25,11,744	1,05,88,256
35	A-1205	427.00	87,00,000	10,48,867	76,51,133
36	A-1303	427.00	92,83,347	37,07,543	55,75,804
37	A-1304	635.00	1,35,00,000	53,88,188	81,11,812
38	A-1305	427.00	86,00,000	86,00,000	-
39	A-1401	635.00	1,18,84,514	41,59,580	77,24,934
40	A-1402	635.00	1,32,03,555	5,01,010	1,27,02,545
41	A-1403	427.00	89,76,945	40,49,800	49,27,145
42	A-1404	635.00	1,31,06,310	51,98,385	79,07,925
43	A-1405	427.00	91,08,400	36,49,232	54,59,168
44	A-1501	635.00	1,33,20,750	53,35,711	79,85,039
45	A-1502	635.00	1,22,36,477	98,40,990	23,95,487
46	A-1503	427.00	93,78,515	33,90,754	59,87,761



Sr. No.	Unit No	Carpet Area (In Sqft)	Unit Consideration as per Agreement/ Letter of Allotment	Received Amount (Rs.)	Balance Receivable (Rs.)
47	A-1504	635.00	1,34,64,120	61,44,812	73,19,308
48	A-1505	427.00	90,95,100	36,43,775	54,51,325
49	A-1601	635.00	1,31,51,310	52,65,848	78,85,462
50	A-1602	635.00	1,32,83,834	5,00,000	1,27,83,834
51	A-1603	427.00	93,33,420	37,25,262	56,08,158
52	A-1604	635.00	1,30,17,500	1,94,800	1,28,22,700
53	A-1605	427.00	91,08,325	36,42,190	54,66,135
54	A-1701	635.00	1,30,90,525	47,77,363	83,13,162
55	A-1702	635.00	1,30,51,473	51,96,124	78,55,349
56	A-1703	427.00	92,27,539	41,26,131	51,01,408
57	A-1704	635.00	1,10,00,000	44,49,040	65,50,960
58	A-1705	427.00	90,00,000	35,91,000	54,09,000
59	A-1801	635.00	1,31,96,358	52,67,501	79,28,857
60	A-1802	635.00	1,32,83,834	5,00,000	1,27,83,834
61	A-1803	427.00	89,54,250	35,73,928	53,80,322
62	A-1804	635.00	1,33,31,501	52,89,276	80,42,225
63	A-1805	427.00	90,40,658	36,12,873	54,27,785
64	A-1903	427.00	92,65,900	32,27,433	60,38,467
65	A-1904	635.00	1,38,01,725	57,92,561	80,09,165
66	A-1905	427.00	90,50,265	39,55,256	50,95,009
67	A-2003	427.00	89,22,134	35,54,355	53,67,779
68	A-2004	635.00	1,31,46,882	48,47,006	82,99,876
69	A-2005	427.00	91,30,420	2,97,750	88,32,670
70	A-2101	635.00	1,33,66,750	53,49,035	80,17,715
71	A-2102	635.00	1,33,62,549	49,03,262	84,59,287
72	A-2103	427.00	91,80,500	38,00,379	53,80,121
73	A-2104	635.00	1,25,33,801	25,00,000	1,00,33,801
74	A-2105	427.00	87,76,231	34,00,001	53,76,230
75	A-2201	635.00	1,33,66,750	73,03,781	60,62,969
76	A-2202	635.00	1,31,57,200	52,31,441	79,25,759
77	A-2203	427.00	89,66,943	35,72,899	53,94,044
78	A-2204	635.00	1,32,86,105	52,91,369	79,94,736
79	A-2205	427.00	94,95,420	37,78,618	57,16,802
80	A-2301	635.00	1,40,47,953	55,87,095	84,60,858
81	A-2302	635.00	1,23,15,572	37,12,240	86,03,332
82	A-2304	635.00	1,33,35,000	13,33,500	1,20,01,500
83	A-2401	635.00	1,36,31,810	54,47,613	81,84,197
84	A-2402	635.00	1,36,31,810	54,40,797	81,91,013
85	A-2403	427.00	95,13,610	37,87,849	57,25,761
86	A-2404	635.00	1,37,79,500	57,50,459	80,29,041
87	A-2405	427.00	92,65,900	35,39,885	57,26,015
88	A-2501	635.00	1,30,17,500	19,63,471	1,10,54,029
89	A-2502	635.00	1,28,90,500	1,00,001	1,27,90,499
90	A-2503	427.00	93,16,286	31,38,841	61,77,445
91	A-2505	427.00	94,23,519	9,40,103	84,83,416
92	A-2601	635.00	1,43,11,834	14,31,185	1,28,80,649
93	A-2602	635.00	1,36,87,425	14,42,857	1,22,44,568
94	A-2603	427.00	88,52,706	4,96,250	83,56,456
95	A-2605	427.00	95,73,436	38,30,596	57,42,840
96	A-2703	427.00	85,93,372	1,00,000	84,93,372
97	A-2704	635.00	1,41,70,000	20,65,492	1,21,04,508



Sr. No.	Unit No	Carpet Area (In Sqft)	Unit Consideration as per Agreement/ Letter of Allotment	Received Amount (Rs.)	Balance Receivable (Rs.)
98	A-2705	427.00	96,81,239	20,65,492	76,15,747
99	A-2801	635.00	1,32,84,150	6,01,010	1,26,83,140
100	A-2802	635.00	1,32,84,150	6,01,010	1,26,83,140
101	A-2804	635.00	1,40,73,750	13,97,153	1,26,76,597
102	A-2805	427.00	94,99,932	37,67,723	57,32,209
103	A-3103	427.00	91,80,500	21,000	91,59,500
104	B-504	710.00	1,40,89,605	5,00,000	1,35,89,605
105	B-604	710.00	1,39,34,381	12,10,101	1,27,24,280
106	B-605	710.00	1,45,55,000	2,97,750	1,42,57,250
107	B-702	710.00	1,45,55,000	2,97,750	1,42,57,250
108	B-703	710.00	1,45,55,000	2,97,750	1,42,57,250
109	B-704	710.00	1,42,00,000	56,80,000	85,20,000
110	B-705	710.00	1,50,00,000	59,94,375	90,05,625
111	B-802	710.00	1,45,55,000	2,97,750	1,42,57,250
112	B-803	710.00	1,49,99,233	44,55,000	1,05,44,233
113	B-804	710.00	1,41,57,092	61,57,735	79,99,357
114	B-805	710.00	1,45,55,000	2,97,750	1,42,57,250
115	B-902	710.00	1,43,25,000	42,94,591	1,00,30,409
116	B-903	710.00	1,52,29,500	45,00,000	1,07,29,500
117	B-904	710.00	1,45,55,000	2,97,750	1,42,57,250
118	B-905	710.00	1,52,29,500	60,82,254	91,47,246
119	B-1002	710.00	1,28,78,370	71,59,533	57,18,837
120	B-1004	710.00	1,45,55,000	2,97,750	1,42,57,250
121	B-1005	710.00	1,45,55,000	2,97,750	1,42,57,250
122	B-1102	710.00	1,41,34,700	56,44,059	84,90,641
123	B-1104	710.00	1,49,50,000	59,71,163	89,78,837
124	B-1105	710.00	1,45,55,000	2,97,750	1,42,57,250
125	B-1204	710.00	1,45,40,001	50,47,606	94,92,395
126	B-1205	710.00	1,38,37,370	61,12,122	77,25,248
127	B-1304	710.00	1,45,55,000	2,97,750	1,42,57,250
128	B-1305	710.00	1,45,55,000	2,97,750	1,42,57,250
129	B-1405	710.00	1,43,83,367	57,54,254	86,29,113
130	B-1504	710.00	1,54,40,986	61,82,931	92,58,055
131	B-1505	710.00	1,54,87,500	65,46,265	89,41,235
132	B-1601	635.00	1,29,88,739	51,96,959	77,91,780
133	B-1605	710.00	1,48,03,225	47,00,756	1,01,02,469
134	B-1702	710.00	1,43,84,600	62,19,679	81,64,921
135	B-1704	710.00	1,36,39,164	54,40,755	81,98,409
136	B-1705	710.00	1,45,88,001	16,12,092	1,29,75,909
137	B-1801	635.00	1,22,00,000	35,95,826	86,04,174
138	B-1802	710.00	1,47,24,081	71,50,000	75,74,081
139	B-1804	710.00	1,46,67,180	58,65,622	88,01,558
140	B-1805	710.00	1,48,28,357	59,25,702	89,02,655
141	B-1902	710.00	1,45,06,010	-	1,45,06,010
142	B-1903	710.00	1,44,30,033	85,82,572	58,47,461
143	B-1904	710.00	1,39,72,462	48,90,362	90,82,100
144	B-1905	710.00	1,39,72,462	48,90,362	90,82,100
145	B-2001	635.00	1,34,79,978	53,80,212	80,99,766
146	B-2003	898.00	1,58,55,112	10,07,557	1,48,47,555
147	B-2004	710.00	1,24,20,701	74,27,244	49,93,457
148	B-2005	710.00	1,46,38,780	58,48,193	87,90,587



Sr. No.	Unit No	Carpet Area (In Sqft)	Unit Consideration as per Agreement/ Letter of Allotment	Received Amount (Rs.)	Balance Receivable (Rs.)
149	B-2104	710.00	1,57,00,000	62,76,978	94,23,022
150	B-2105	710.00	1,46,35,490	58,54,876	87,80,614
151	B-2202	710.00	1,35,29,610	47,48,893	87,80,717
152	B-2203	710.00	1,32,00,000	51,59,829	80,40,171
153	B-2204	710.00	1,39,51,500	55,61,435	83,90,065
154	B-2205	710.00	1,30,00,452	12,95,720	1,17,04,732
155	B-2301	635.00	1,38,62,406	15,00,000	1,23,62,406
156	B-2302	710.00	1,35,28,262	52,69,029	82,59,233
157	B-2303	710.00	1,45,26,319	58,23,238	87,03,081
158	B-2305	710.00	1,45,25,000	58,14,818	87,10,182
159	B-2401	635.00	1,30,54,299	52,28,245	78,26,054
160	B-2402	710.00	1,56,66,224	62,55,699	94,10,525
161	B-2403	710.00	1,54,07,557	56,94,334	97,13,223
162	B-2404	710.00	1,54,66,640	10,00,000	1,44,66,640
163	B-2405	710.00	1,48,67,234	59,54,392	89,12,842
164	B-2504	710.00	1,49,81,000	59,96,222	89,84,778
165	B-2505	710.00	1,48,96,667	90,22,555	58,74,112
166	B-2604	710.00	1,55,00,720	30,88,393	1,24,12,327
167	B-2605	710.00	1,53,78,600	61,42,596	92,36,004
168	B-2704	710.00	1,55,84,500	52,82,838	1,03,01,662
169	B-2705	710.00	1,55,84,500	11,34,403	1,44,50,097
170	B-2805	710.00	1,55,14,210	30,71,814	1,24,42,396
Total		**99,702**	**2,05,74,12,932**	**63,96,14,840**	**1,44,55,40,690**



Unsold Inventory Valuation

Ready Recknor Rate as on the date of Certificate of the Residential premises Rs.17270 per Sq. Ft.

Sr. No.	Flat No.	Carpet Area (in sq. ft.)	Unit Consideration as per as per Ready Reckoner Rate (ASR)
1	A-201	635	1,09,66,450
2	A-202	635	1,09,66,450
3	A-401	635	1,09,66,450
4	A-404	635	1,09,66,450
5	A-1102	635	1,09,66,450
6	A-2305	427	73,74,290
7	A-2504	635	1,09,66,450
8	A-2604	635	1,09,66,450
9	A-2803	427	73,74,290
10	A-2901	635	1,09,66,450
11	A-2902	635	1,09,66,450
12	A-2903	427	73,74,290
13	A-2904	635	1,09,66,450
14	A-2905	427	73,74,290
15	A-3001	635	1,09,66,450
16	A-3002	635	1,09,66,450
17	A-3003	427	73,74,290
18	A-3004	635	1,09,66,450
19	A-3005	427	73,74,290
20	A-3105	427	73,74,290
21	B-402	710	1,22,61,700
22	B-403	710	1,22,61,700
23	B-404	710	1,22,61,700
24	B-405	710	1,22,61,700
25	B-502	710	1,22,61,700
26	B-503	710	1,22,61,700
27	B-505	710	1,22,61,700
28	B-603	510	88,07,700
29	B-1003	710	1,22,61,700
30	B-1101	635	1,09,66,450
31	B-1103	710	1,22,61,700
32	B-1201	635	1,09,66,450
33	B-1202	710	1,22,61,700
34	B-1203	710	1,22,61,700
35	B-1301	635	1,09,66,450
36	B-1303	898	1,55,08,460
37	B-1401	635	1,09,66,450
38	B-1402	710	1,22,61,700
39	B-1403	710	1,22,61,700
40	B-1501	635	1,09,66,450
41	B-1502	710	1,22,61,700
42	B-1503	710	1,22,61,700
43	B-1602	710	1,22,61,700
44	B-1603	710	1,22,61,700

A. J. SABOO ASSOCIATES ★ CHARTERED ACCOUNTANTS ★ M. S. 046613 MUMBAI

Sr. No.	Flat No.	Carpet Area (in sq. ft.)	Unit Consideration as per as per Ready Reckoner Rate (ASR)
45	B-1604	710	1,22,61,700
46	B-1701	635	1,09,66,450
47	B-1703	710	1,22,61,700
48	B-1803	710	1,22,61,700
49	B-2101	635	1,09,66,450
50	B-2201	635	1,09,66,450
51	B-2304	710	1,22,61,700
52	B-2501	635	1,09,66,450
53	B-2502	710	1,22,61,700
54	B-2503	710	1,22,61,700
55	B-2601	635	1,09,66,450
56	B-2602	710	1,22,61,700
57	B-2603	710	1,22,61,700
58	B-2701	635	1,09,66,450
59	B-2703	898	1,55,08,460
60	B-2801	635	1,09,66,450
61	B-2802	710	1,22,61,700
62	B-2803	710	1,22,61,700
63	B-2804	710	1,22,61,700
64	B-2901	635	1,09,66,450
65	B-2902	710	1,22,61,700
66	B-2903	710	1,22,61,700
67	B-2904	710	1,22,61,700
68	B-2905	710	1,22,61,700
69	B-3001	635	1,09,66,450
70	B-3002	710	1,22,61,700
71	B-3003	710	1,22,61,700
72	B-3005	710	1,22,61,700
73	B-3101	635	1,09,66,450
74	B-3102	710	1,22,61,700
75	B-3103	710	1,22,61,700
76	B-3104	710	1,22,61,700
77	B-3105	710	1,22,61,700
78	A-0901	635	1,09,66,450
79	A-0902	635	1,09,66,450
80	A-2701	635	1,09,66,450
81	A-3101	635	1,09,66,450
82	A-3102	635	1,09,66,450
83	A-3104	635	1,09,66,450
84	A-3201	635	1,09,66,450
85	A-3202	635	1,09,66,450
86	A-3203	427	73,74,290
87	A-3204	635	1,09,66,450
88	A-3205	427	73,74,290
89	A-3301	635	1,09,66,450
90	A-3302	635	1,09,66,450
91	A-3303	427	73,74,290
92	A-3304	635	1,09,66,450

A. J. SABOO ASSOCIATES ★ CHARTERED ACCOUNTANTS ★
M. S. 046613
MUMBAI

Sr. No.	Flat No.	Carpet Area (in sq. ft.)	Unit Consideration as per as per Ready Reckoner Rate (ASR)
93	A-3305	427	73,74,290
94	A-3401	635	1,09,66,450
95	A-3403	427	73,74,290
96	A-3404	635	1,09,66,450
97	A-3405	427	73,74,290
98	B-3201	635	1,09,66,450
99	B-3202	710	1,22,61,700
100	B-3203	710	1,22,61,700
101	B-3204	710	1,22,61,700
102	B-3205	710	1,22,61,700
103	B-3301	635	1,09,66,450
104	B-3302	710	1,22,61,700
105	B-3303	710	1,22,61,700
106	B-3304	710	1,22,61,700
107	B-3305	710	1,22,61,700
108	B-3401	635	1,09,66,450
109	B-3403	898	1,55,08,460
110	B-3404	710	1,22,61,700
111	B-3405	710	1,22,61,700
Total		**72,120**	**1,24,55,12,400**

A. J. SABOO ASSOCIATES ★ CHARTERED ACCOUNTANTS ★ M. S. 046613 MUMBAI