

M/S G A D & ASSOCIATES Shop no. 19, Upper Ground Floor, Mahaveer Market, Shyam Square, Amravati - 444601	
Mob. No. +91 7020387041	email id - cagadassociates@gmail.com, caankittalreja@gmail.com

FORM-3
 [see Regulation 3]
CHARTERED ACCOUNTANT'S CERTIFICATE

(FOR REGISTRATION OF A PROJECT AND SUBSEQUENT WITHDRAWAL OF MONEY)

To,
Goldbricks Infrastructure Private Limited

Sub.- Certificate of Financial Progress of Work of Anandam World Centre having MahaRERA Registration Number NEW REGISTRATION being developed by Goldbricks Infrastructure Private Limited

Sir,

This certificate is being issued for RERA compliance for the Anandam World Centre having MahaRERA Registration Number (NEW REGISTRATION) being developed by Goldbricks Infrastructure Private Limited and is based on the records and documents produced before me and explanations provided to me by the management of the Company.

FOR QUARTER ENDING 30TH SEPTEMBER 2022

Table A - Estimated Cost of the Project (at the time of Registration of Project)

Sr. No.	Particulars	Amount in Rs.
	Estimated Cost	
	(At the time of Registration of project)	
I Land Cost		
a)	Value of the land as ascertained from the Annual Statement of Rates (ASR).	14,58,62,306
b)	Estimated Amount of Premium payable to obtain development rights, FSI, additional FSI, fungible area and any other incentive/concession in deficiency under DCR from Local Authority or State Government/UT Administration or any Statutory Authority.	3,81,07,504
c)	Estimated Acquisition cost of TDR (if any)	-
d)	Estimated Amounts payable to State Government/UT administration or competent authority or any other statutory authority of the State or Central Government, towards stamp duty, transfer charges, registration fees etc. and	80,22,430
e)	Estimated Land Premium payable as per annual statement of rates (ASR) for redevelopment of land owned by public authorities.	-
f)	Under Rehabilitation Scheme:	
(i)	Estimated construction cost of rehab building including site development and infrastructure for the same as certified by Engineer.	-
(ii)	Estimated Cost towards clearance of land of all or any encumbrances including cost of removal of legal/illegal occupants, cost for providing temporary transit accommodation or rent in lieu of Transit Accommodation, overhead cost, amounts payable to slum dwellers, tenants, apartment owners or appropriate authority of government or concessionaire which are not refundable and so on.	-
(iv)	Any other cost including interest estimated on the borrowing done specifically for construction of rehabilitation component.	-
	Sub-Total of LAND COST	19,19,92,240
	Development Cost/ Cost of Construction of Building:	
(a)	Estimated Cost of Construction as certified by Engineer	82,05,61,718
(b)	Cost incurred on additional items not included in estimated cost (As per engineer certificate)	-
(c)	Estimated Expenditure for development of entire project excluding cost of construction as per (i) above, i.e. salaries, consultant fees, site overheads, development works, cost of services (including water, electricity, sewerage, drainage, layout roads etc.) absorbed cost (attributable to this project) of machineries and equipment including its hire and maintenance costs, consumables, etc.	6,18,03,606
(d)	Estimated Taxes, cess, fees, charges, premiums, interest etc. payable to any statutory Authority.	21,52,085
e)	Interest payable to financial institutions, scheduled banks, non-banking financial institution (NBFC) or money lenders on construction funding on money borrowed for construction.	11,81,60,887
	Sub-Total of DEVELOPMENT COST	1,00,26,78,296
	Total Cost of The project (Estimated)	1,19,46,70,536



Anil

Table B - Actual Cost Incurred on the Project (as on Date of Certificate)

Sr. No.	Particulars	Amount in Rs.
	Incurred	
I	Land Cost	
a)	Value of the land as ascertained from the Annual Statement of Rates (ASR).	14,58,62,306
b)	Incurred expenditure on Premiums payable to obtain development rights, FSI, additional FSI, fungible area and any other incentive/concession in deficiency under DCR from Local Authority or State Government/UT Administration or any Statutory Authority.	3,81,07,504
c)	Incurred Expenditure for Acquisition cost of TDR (if any)	-
d)	Amounts paid to State Government/UT administration or competent authority or any other statutory authority of the State or Central Government, towards stamp duty, transfer charges, registration fees etc.; and	80,22,430
e)	Land Premium paid for redevelopment of land owned by public authorities.	-
f)	Under Rehabilitation Scheme:	
	(i) Incurred Expenditure for construction of rehabilitation building. Minimum of (a) or (b) to be considered.	-
	(a) Cost Incurred for construction of rehab building including site development and infrastructure for the same as certified by Engineer.	-
	(b) Incurred Expenditure for construction of rehab building as per the books of accounts as verified by the CA.	-
	(ii) Incurred Expenditure towards clearance of land of all or any encumbrances including cost of removal of legal/illegal occupants, cost for providing temporary transit accommodation or rent in lieu of Transit Accommodation, overhead cost, amounts payable to slum dwellers, tenants, apartment owners or appropriate authority of government or concessionaire which are not refundable and so on.	-
	(iii) Incurred Expenditure towards ASR linked premium, fees, charges and security deposits or maintenance deposit, or any amount whatsoever payable to any authorities towards and in project of rehabilitation.	-
	(iv) Any other cost including interest incurred on the borrowing done specifically for construction of rehabilitation component.	-
	Sub-Total of LAND COST	19,19,92,240
	Development Cost/ Cost of Construction of Building:	
	(i) Expenditure for construction. Minimum of (a) and (b) to be considered	
	(a) Construction cost incurred including site development and infrastructure for the Estimated Cost of Construction as certified by Engineer	10,69,50,317
	(b) Actual Cost of construction incurred as per the books of accounts as verified by the CA	-
	(ii) Cost incurred on additional items not included in estimated cost (As per engineer certificate)	-
	(iii) Incurred Expenditure for development of entire project excluding cost of construction as per (i) above, i.e. salaries, consultant fees, site overheads, development works, cost of services (including water, electricity, sewerage, drainage, layout roads etc.) absorbed cost (attributable to this project) of machineries and equipment including its hire and maintenance costs, consumables, etc.	3,85,000
	(iv) Incurred Expenditure towards Taxes, cess, fees, charges, premiums, interest etc. payable to any statutory Authority.	9,52,085
	(v) Incurred Expenditure towards Interest to financial institutions, scheduled banks, non-banking financial institution (NBFC) or money lenders on construction funding on money borrowed for construction.	-
	Sub-Total of DEVELOPMENT COST	10,87,87,402
3	Total Cost of The project (Actual incurred as on date of certificate)	30,02,79,641
4	Proportion of the Cost Incurred on Land Cost and Construction Cost to the Total Estimated Cost (Table A)	25.13
5	Amount which can be withdrawn from the Designated Account.	30,02,79,641
6	Less: Amount withdrawn till date of this certificate from the Designated Account	15,40,04,297
7	Net Amount which can be withdrawn from the Designated Bank Account under this certificate	14,62,75,345

Yours Faithfully,
For G A D & ASSOCIATES
MRN - 177608
FRN-146550W

Ankit Talreja

CA. Ankit Talreja
Nagpur
27th FEBRUARY 2023
UDIN 23177608BGSFMB094



Date: 27/02/2023
Place: Nagpur

Table D
Comparison between Balance Cost and Receivables

S. No.	Particulars	Amount in Rs.
1	Estimated Balance Cost to Complete the Real Estate Project (Difference of Total Estimated Project cost less Cost Incurred)	89,43,90,894
2	Balance amount of receivables from sold apartments as per Table C of this certificate (as certified by Chartered Accountant as verified from the records and books of Accounts)	37,11,43,416
3	(i) Balance Unsold area (to be certified by Management and to be verified by CA from the records and books of accounts)	16,465.82
	(ii) Estimated amount of sales proceeds in respect of unsold apartments (calculated as per ASR multiplied to unsold area as on the date of certificate, to be calculated and certified by CA) as per Table C to this certificate	1,79,53,01,676
4	Estimated receivables of ongoing project. Sum of 2 + 3 (ii)	2,16,64,45,092
5	Amount to be deposited in Designated Account - 70% or 100% (if 4 is greater than 1, then 70 % of the balance receivables of ongoing project will be deposited in designated Account) (if 4 is lesser than 1, then 100 % of the balance receivables of ongoing project will be deposited in designated Account)	1,51,65,11,565

Table E
Designated Bank Account Details

S. No.	Particulars	Designated Bank Account Details Actual Amount till Date (From start of bank account to till date)
1	Opening Balance	-
2	Deposits	-
3	Withdrawals	-
4	Closing Balance	-

I hereby certify that required proportion of money, as specified in the act, collected from allottees of the project unit as indicated in Table C has been deposited in Designated RERA Bank Account.

I hereby certify that Goldbricks Infrastructure Private Limited, has utilized the required proportion of money, as specified in the act, collected from allottees for this project only for land and construction of this project.

Yours Faithfully,
For G A D & ASSOCIATES
MRN - 177608
FRN-146550W

Ankit

CA. Ankit Talreja
Nagpur
27th FEBRUARY 2023
UDIN 23177608BGSMFM8094



Date:-27/02/2023
Place:-Nagpur

Table C

Statement for calculation of Receivables from the Sales of the Real Estate Project

Sold Inventory

Sr. No.	Flat No.	Carpet Area (in Sq Mtrs.)	Unit Consideration as per Agreement / Letter of Allotment	Received Amount	Balance Receivables
(1)	(2)	(3)	(4)	(5)	(6)
1	Super Market	5,736.16	23,00,45,722	17,25,34,291	5,75,11,431
2	313	29.14	37,38,000	13,94,112	23,43,888
3	314	31.45	39,77,750	14,95,766	24,81,984
4	309	29.14	37,62,000	6,00,000	31,62,000
5	801 & 824	886.91	10,30,52,970	45,00,000	9,85,52,970
6	714	31.45	40,29,250	7,15,850	33,13,400
7	219	32.06	32,50,000	2,62,500	29,87,500
8	220	30.27	34,00,001	2,55,000	31,45,001
9	924	31.53	41,25,000	4,11,600	37,13,400
10	1123 & 1124	63.58	83,55,000	14,00,000	69,55,000
11	923	32.06	41,25,000	3,67,500	37,57,500
12	317	33.21	39,56,550	7,71,310	31,85,240
13	1119	32.06	39,50,000	5,25,000	34,25,000
14	1324	31.53	42,56,250	7,61,250	34,95,000
15	310	31.45	39,77,750	7,05,550	32,72,200
16	G/29 & 30	74.59	1,02,28,001	10,00,000	92,28,001
17	1316	32.59	43,96,800	7,89,361	36,07,439
18	922	29.71	35,30,000	7,68,320	27,61,680
19	#G/26	36.27	87,32,400	15,00,000	72,32,400
20	203	60.37	73,90,625	13,68,125	60,22,500
21	723	32.06	37,80,000	6,66,000	31,14,000
22	1011	29.14	34,20,000	4,45,500	29,74,500
23	918	29.71	35,36,750	6,66,000	28,70,750
24	1323	32.06	42,56,250	7,61,250	34,95,000
25	713	29.14	34,68,000	4,45,500	30,22,500
26	324	31.53	40,46,250	7,19,250	33,27,000
27	718	29.71	38,55,500	6,81,100	31,74,400
28	1117	33.21	40,75,157	5,43,750	35,31,407
29	1118	29.71	36,85,000	4,85,250	31,99,750
30	#3/28	36.27	45,24,500	8,14,900	37,09,600
31	221	32.06	41,64,375	4,16,010	37,48,365
32	204	59.21	63,29,501	8,66,925	54,62,576
33	1301	60.37	76,14,500	14,12,900	62,01,600
34	#3/27	36.97	48,29,000	8,75,800	39,53,200
35	222	29.71	39,16,750	3,91,675	35,25,075
36	724	31.53	37,80,000	6,66,000	31,14,000
37	1017 & 1018	62.92	83,49,975	10,00,000	73,49,975
38	1019 & 1020	62.32	80,81,125	10,00,000	70,81,125
39	717	33.21	39,00,000	5,17,500	33,82,500
40	315	29.14	37,38,000	11,73,594	25,64,406
41	1012	31.45	36,69,502	4,82,925	31,86,577
42	919	32.06	37,80,000	6,66,000	31,14,000
43	704	59.21	74,49,750	15,31,744	59,18,006
44	1022	29.71	38,31,000	6,76,200	31,54,800
45	1024	31.53	41,64,375	7,53,385	34,10,990
46	307	29.14	34,92,000	6,08,400	28,83,600
47	715	29.14	37,86,000	6,67,200	31,18,800
48	1010	31.45	40,93,625	5,18,725	35,74,900
49	#3/29	36.97	44,62,000	51,000	44,11,000
50	#3/30	37.62	47,10,700	8,52,140	38,58,560




51	1009	29.14	38,46,000	5,00,000	33,46,000
52	1322	29.71	40,02,500	7,10,500	32,92,000
53	#3/31	37.62	51,15,000	18,00,000	33,15,000
54	701 & 702	120.73	1,48,31,000	27,46,200	1,20,84,800
55	716	32.59	42,86,400	7,67,280	35,19,120
	TOTAL	8,643.52	59,11,49,554	22,00,06,138	37,11,43,416

Unsold Inventory

Sr. No.	Plot No.	Carpet Area (in Sq Mtrs.)	Unit Consideration as per Ready Reckoner Rate
(1)	(2)	(3)	(4)
1	201	60.37	65,81,718
2	202	60.37	65,81,718
3	205	60.45	65,90,976
4	206	31.45	34,29,545
5	207	29.14	31,77,183
6	208	31.45	34,29,545
7	209	29.14	31,77,183
8	210	31.45	34,29,545
9	211	29.14	31,77,183
10	212	31.45	34,29,545
11	213	29.14	31,77,183
12	214	31.45	34,29,545
13	215	29.14	31,77,183
14	216	32.59	35,52,899
15	217	33.21	36,20,928
16	218	29.71	32,39,124
17	223	32.06	34,95,162
18	224	31.53	34,37,385
19	301	60.37	65,81,718
20	302	60.37	65,81,718
21	303	60.37	65,81,830
22	304	59.21	64,56,044
23	305	60.45	65,90,976
24	306	31.45	34,29,545
25	308	31.45	34,29,545
26	311	29.14	31,77,183
27	312	31.45	34,29,545
28	316	32.59	35,52,899
29	318	29.71	32,39,124
30	319	32.06	34,95,193
31	320	30.27	33,00,203
32	321	32.06	34,95,162
33	322	29.71	32,39,134
34	323	32.06	34,95,162
35	401	60.37	65,81,718
36	402	60.37	65,81,718
37	403	60.37	65,81,830
38	404	59.21	64,56,044
39	405	60.45	65,90,976
40	406	31.45	34,29,545
41	407	29.14	31,77,183
42	408	31.45	34,29,545
43	409	29.14	31,77,183
44	410	31.45	34,29,545
45	411	29.14	31,77,183
46	412	31.45	34,29,545
47	413	29.14	31,77,183
48	414	31.45	34,29,545
49	415	29.14	31,77,183



50	416	32.59	35,52,899
51	417	33.21	36,20,928
52	418	29.71	32,39,124
53	419	32.06	34,95,193
54	420	30.27	33,00,203
55	421	32.06	34,95,162
56	422	29.71	32,39,134
57	423	32.06	34,95,162
58	424	31.53	34,37,385
59	501	60.37	65,81,718
60	502	60.37	65,81,718
61	503	60.37	65,81,830
62	504	59.21	64,56,044
63	505	60.45	65,90,976
64	506	31.45	34,29,545
65	507	29.14	31,77,183
66	508	31.45	34,29,545
67	509	29.14	31,77,183
68	510	31.45	34,29,545
69	511	29.14	31,77,183
70	512	31.45	34,29,545
71	513	29.14	31,77,183
72	514	31.45	34,29,545
73	515	29.14	31,77,183
74	516	32.59	35,52,899
75	517	33.21	36,20,928
76	518	29.71	32,39,124
77	519	32.06	34,95,193
78	520	30.27	33,00,203
79	521	32.06	34,95,162
80	522	29.71	32,39,134
81	523	32.06	34,95,162
82	524	31.53	34,37,385
83	601	60.37	65,81,718
84	602	60.37	65,81,718
85	603	60.37	65,81,830
86	604	59.21	64,56,044
87	605	60.45	65,90,976
88	606	31.45	34,29,545
89	607	29.14	31,77,183
90	608	31.45	34,29,545
91	609	29.14	31,77,183
92	610	31.45	34,29,545
93	611	29.14	31,77,183
94	612	31.45	34,29,545
95	613	29.14	31,77,183
96	614	31.45	34,29,545
97	615	29.14	31,77,183
98	616	32.59	35,52,899
99	617	33.21	36,20,928
100	618	29.71	32,39,124
101	619	32.06	34,95,193
102	620	30.27	33,00,203
103	621	32.06	34,95,162
104	622	29.71	32,39,134
105	623	32.06	34,95,162
106	624	31.53	34,37,385
107	703	60.37	65,81,830
108	705	60.45	65,90,976
109	706	31.45	34,29,545
110	707	29.14	31,77,183
111	708	31.45	34,29,545



Ankur

112	709	29.14	31,77,183
113	710	31.45	34,29,545
114	711	29.14	31,77,183
115	712	31.45	34,29,545
116	719	32.06	34,95,193
117	720	30.27	33,00,203
118	721	32.06	34,95,162
119	722	29.71	32,39,134
120	901	60.37	65,81,718
121	902	60.37	65,81,718
122	903	60.37	65,81,830
123	904	59.21	64,56,044
124	905	60.45	65,90,976
125	906	31.45	34,29,545
126	907	29.14	31,77,183
127	908	31.45	34,29,545
128	909	29.14	31,77,183
129	910	31.45	34,29,545
130	911	29.14	31,77,183
131	912	31.45	34,29,545
132	913	29.14	31,77,183
133	914	31.45	34,29,545
134	915	29.14	31,77,183
135	916	32.59	35,52,899
136	917	33.21	36,20,928
137	920	30.27	33,00,203
138	921	32.06	34,95,162
139	1001	60.37	65,81,718
140	1002	60.37	65,81,718
141	1003	60.37	65,81,830
142	1004	59.21	64,56,044
143	1005	60.45	65,90,976
144	1006	31.45	34,29,545
145	1007	29.14	31,77,183
146	1008	31.45	34,29,545
147	1013	29.14	31,77,183
148	1014	31.45	34,29,545
149	1015	29.14	31,77,183
150	1016	32.59	35,52,899
151	1021	32.06	34,95,162
152	1023	32.06	34,95,162
153	1101	60.37	65,81,718
154	1102	60.37	65,81,718
155	1103	60.37	65,81,830
156	1104	59.21	64,56,044
157	1105	60.45	65,90,976
158	1106	31.45	34,29,545
159	1107	29.14	31,77,183
160	1108	31.45	34,29,545
161	1109	29.14	31,77,183
162	1110	31.45	34,29,545
163	1111	29.14	31,77,183
164	1112	31.45	34,29,545
165	1113	29.14	31,77,183
166	1114	31.45	34,29,545
167	1115	29.14	31,77,183
168	1116	32.59	35,52,899
169	1120	30.27	33,00,203
170	1121	32.06	34,95,162
171	1122	29.71	32,39,134
172	1201	60.37	65,81,718
173	1202	60.37	65,81,718



174	1203	60.37	65,81,830
175	1204	59.21	64,56,044
176	1205	60.45	65,90,976
177	1206	31.45	34,29,545
178	1207	29.14	31,77,183
179	1208	31.45	34,29,545
180	1209	29.14	31,77,183
181	1210	31.45	34,29,545
182	1211	29.14	31,77,183
183	1212	31.45	34,29,545
184	1213	29.14	31,77,183
185	1214	31.45	34,29,545
186	1215	29.14	31,77,183
187	1216	32.59	35,52,899
188	1217	33.21	36,20,928
189	1218	29.71	32,39,124
190	1219	32.06	34,95,193
191	1220	30.27	33,00,203
192	1221	32.06	34,95,162
193	1222	29.71	32,39,134
194	1223	32.06	34,95,162
195	1224	31.53	34,37,385
196	1302	60.37	65,81,718
197	1303	60.37	65,81,830
198	1304	59.21	64,56,044
199	1305	60.45	65,90,976
200	1306	31.45	34,29,545
201	1307	29.14	31,77,183
202	1308	31.45	34,29,545
203	1309	29.14	31,77,183
204	1310	31.45	34,29,545
205	1311	29.14	31,77,183
206	1312	31.45	34,29,545
207	1313	29.14	31,77,183
208	1314	31.45	34,29,545
209	1315	29.14	31,77,183
210	1317	33.21	36,20,928
211	1318	29.71	32,39,124
212	1319	32.06	34,95,193
213	1320	30.27	33,00,203
214	1321	32.06	34,95,162
215	1401	60.37	65,81,718
216	1402	60.37	65,81,718
217	1403	60.37	65,81,830
218	1404	59.21	64,56,044
219	1405	60.45	65,90,976
220	1406	31.45	34,29,545
221	1407	29.14	31,77,183
222	1408	31.45	34,29,545
223	1409	29.14	31,77,183
224	1410	31.45	34,29,545
225	1411	29.14	31,77,183
226	1412	31.45	34,29,545
227	1413	29.14	31,77,183
228	1414	31.45	34,29,545
229	1415	29.14	31,77,183
230	1416	32.59	35,52,899
231	1417	33.21	36,20,928
232	1418	29.71	32,39,124
233	1419	32.06	34,95,193
234	1420	30.27	33,00,203
235	1421	32.06	34,95,162



Anil

236	1422	29.71	32,39,134
237	1423	32.06	34,95,162
238	1424	31.53	34,37,385
239	BUSINESS & CONFERENCE CENTRE	249.46	2,71,99,625
240	RESTAURANT/C AFETERIA 1	245.37	2,67,52,831
241	RESTAURANT/C AFETERIA 2	244.83	2,66,93,959
242	RESTAURANT/C AFETERIA 3	251.80	2,74,54,347
243	SHOP 1	287.31	3,13,25,874
244	SHOP 2	277.31	3,02,35,331
245	SHOP 3	277.31	3,02,35,331
246	SHOP 4	282.57	3,08,09,704
247	SHOP 5	282.56	3,08,08,610
248	SHOP 6	277.31	3,02,35,331
249	SHOP 7	277.31	3,02,35,331
250	SHOP 8	279.85	3,05,12,267
251	SHOP 9	140.82	1,53,53,740
252	SHOP 10	140.09	1,52,73,921
253	SHOP 11	137.42	1,49,83,006
254	SHOP 12	140.09	1,52,73,921
255	SHOP 13	137.42	1,49,83,006
256	SHOP 14	140.09	1,52,73,921
257	SHOP 15	140.10	1,52,74,933
258	SHOP 16	142.65	1,55,53,490
259	SHOP 17	148.01	1,61,37,344
260	SHOP 18	134.74	1,46,91,079
261	SHOP 19	140.09	1,52,74,245
262	SHOP 20	137.42	1,49,83,169
263	SHOP 21	140.09	1,52,74,245
264	SHOP 22	138.33	1,50,81,950
265	SHOP 23	289.36	3,15,49,813
266	SHOP 24	294.76	3,21,37,881
267	SHOP 25-GF	36.99	40,33,637
268	SHOP 25-FF	36.99	40,33,637
269	SHOP 25-SF	36.99	40,33,637
270	SHOP 25-TF	36.99	40,33,637
271	SHOP 26-FF	36.27	39,54,426
272	SHOP 26-SF	36.27	39,54,426
273	SHOP 26-TF	36.27	39,54,426
274	SHOP 27-GF	36.97	40,30,730
275	SHOP 27-FF	36.97	40,30,730
276	SHOP 27-SF	36.97	40,30,730
277	SHOP 28-GF	36.27	39,54,426
278	SHOP 28-FF	36.27	39,54,426
279	SHOP 28-SF	36.27	39,54,426
280	SHOP 29-FF	36.97	40,30,730
281	SHOP 29-SF	36.97	40,30,730
282	SHOP 30-FF	37.62	41,01,584
283	SHOP 30-SF	37.62	41,01,584
284	SHOP 31-GF	37.62	41,01,584
285	SHOP 31-FF	37.62	41,01,584
286	SHOP 31-SF	37.62	41,01,584
287	SHOP 32-GF	36.97	40,30,730
288	SHOP 32-FF	36.97	40,30,730
289	SHOP 32-SF	36.97	40,30,730
290	SHOP 32-TF	36.97	40,30,730
291	SHOP 33-GF	36.27	39,54,426
292	SHOP 33-FF	36.27	39,54,426



293	SHOP 33-SF	36.27	39,54,426
294	SHOP 33-TF	36.27	39,54,426
295	SHOP 34-GF	36.97	40,30,730
296	SHOP 34-FF	36.97	40,30,730
297	SHOP 34-SF	36.97	40,30,730
298	SHOP 34-TF	36.97	40,30,730
299	SHOP 35-GF	36.27	39,54,426
300	SHOP 35-FF	36.27	39,54,426
301	SHOP 35-SF	36.27	39,54,426
302	SHOP 35-TF	36.27	39,54,426
303	SHOP 36-GF	36.97	40,30,730
304	SHOP 36-FF	36.97	40,30,730
305	SHOP 36-SF	36.97	40,30,730
306	SHOP 36-TF	36.97	40,30,730
307	SHOP 37-GF	36.27	39,54,426
308	SHOP 37-FF	36.27	39,54,426
309	SHOP 37-SF	36.27	39,54,426
310	SHOP 37-TF	36.27	39,54,426
311	SHOP 38-GF	38.83	42,33,418
312	SHOP 38-FF	38.83	42,33,418
313	SHOP 38-SF	38.83	42,33,418
314	SHOP 38-TF	38.83	42,33,418
Total		16,465.82	1,79,53,01,676.42

Anil

CHAND & ASSOCIATES
FRN-146550W
NAGPUR
Chartered Accountants

Table F
Means of Finance

Sr. No.	Particulars	Estimated* (At time of Registration) (In Rs.) (proposed and indicative)	Proposed /Estimated (As on the date of this certificate (In Rs.)	Actual (As on the date of certificate)(In Rs.)
1	Own Funds	16,00,00,000	16,00,00,000	8,02,73,503
2	Total Borrowed Funds (Secured) - Drawdown availed till date	50,00,00,000	50,00,00,000	-
3	Total Borrowed Funds (UnSecured) - Drawdown availed till date	-	-	-
4	Customer Receipts under for Super Market*	23,00,45,722	23,00,45,722	17,25,34,291
5	Customer Receipts under for Project* Except Super Market	2,15,64,05,508	2,15,64,05,508	4,74,71,847
6	Total Funds for Project	3,04,64,51,230	3,04,64,51,230	30,02,79,641
7	Total Estimated Cost (As per Table A)	1,19,46,70,536	1,19,46,70,536	30,02,79,641

* The Amount represents sale proceeds from Sale of Plot of Super Market to the Single Customer, which is a separate unit of the project . The cost related to the said plot has already being incurred fully, hence the amount is eligible for withdrawl and can be used for other related activities.

Table G
Any Comments / Observations of CA

1	NO ADVERSE COMMENTS
---	---------------------

Yours Faithfully,
For G A D & Associates
FRN - 146550W

Ankit

CA. Ankit Talreja

Partner

MRN - 177608

UDIN 23177608BGSMFM8094

Agreed and accepted by:

Pratik Saraogi

Name:- Pratik Saraogi
Goldbricks Infrastructure Private Limited

Place:-Nagpur

Date:-27/02/2023

