Annexure A

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

Sold Inventory

Sr. No.	Flat No.	Carpet Area(in sq.mts.)	Unit Consideration as per Agreement / Letter of Allotment	GST on Consideration as per Agreement	Received Amount	Balance Receivable
1	2	3	4	5	6	7
1	C/201	33.25	1500000	15000	1400761	114239
2	C/202	35.65	1195578	71735	1250178	17135
3	C/203	34.925	1055000	126600	1148850	32750
4	C/204	36.81	1297000	155640	1339333	113307
5	C/205	36.81	1145000	137400	769420	512980
6	C/207	35.65	1195576	71735	1204535	62776
7	C/210	35.65	1350000	162000	974100	537900
8	C/212	36.81	1241000	148920	1222400	167520
9	C/213	36.81	1300000	156000	1330700	125300
10	C/214	34.925	1055000	126600	827120	354480
11	C/216	33.25	1500000	180000	1566601	113399
12	C/304	36.81	1455000	116400	1315969	255431
13	C/305	36.81	1537500	15375	1524750	28125
14	C/401	33.25	1168500	140220	11000	1297720
15	C/403	34.925	1390000	13900	1312700	91200
16	C/404	36.81	1300000	156000	1353200	102800
17	C/405	36.81	1625000	195000	1435500	384500
18	C/406	34.925	1425000	171000	1412550	183450
19	C/407	35.65	1500000	180000	1633200	46800
20	C/409	33.25	1251000	150120	11000	1390120
21	C/411	34.925	1200000	144000	1273700	70300
22	C/412	36.81	1325000	159000	1262750	221250
23	C/414	34.925	1166000	139920	1119700	186220
24	C/416	33.25	1400000	14000	1252372	161628
25	B/113	37	1300000	156000	11000	1445000
Total		886.69	32877154	3102565	27963389	8016330

A B S K & ASSOCIATES * Chartered Accountants * F. R. No. 122310W PUNE

(UnSold Inventory Valuation)

Ready Recknor Rate as on Date of Certificate of the Residancial Premises Rs. 25648/- per SQ. MTRS and commercial Premises Rs.25648/- per SQ. MTRS

Sr. No.	Flat /Shop / Office no	Carpet Area(in sq.mts.)	Unit Consideration as per Ready Recknor (in Sq. Mtrs) Rate (ASR)	
1	2	3	Sq. FT	4
1	C/206	34.925	375.93	895756
2	C/208	33.25	357.90	852796
3	C/209	33.25	357.90	852796
4	C/402	35.65	383.74	914351
5	C/410	35.65	383.74	914351
6	C/415	35.65	383.74	914351
7	B/101	33.25	357.90	852796
8	B/102	36.81	396.22	944103
9	B/103	35.02	376.96	898193
10	B/104	37	398.27	948976
11	B/105	37	398.27	948976
12	B/106	35.02	376.96	898193
13	B/107	36.81	396.22	944103
14	B/108	33.25	357.90	852796
15	B/109	33.25	357.90	852796
16	B/110	36.81	396.22	944103
17	B/111	35.02	376.96	898193
18	B/112	37	398.27	948976
19	B/114	35.02	376.96	898193
20	B/115	36.81	396.22	944103
21	B/116	33.25	357.90	852796
22	B/401	33.25	357.90	852796
23	B/402	35.65	383.74	914351
24	B/403	34.925	375.93	895756
25	B/404	36.81	396.22	944103
26	B/405	36.81	396.22	944103
27	B/406	34.925	375.93	895756
28	B/407	35.65	383.74	914351
29	B/408	33.25	357.90	852796
30	B/409	33.25	357.90	852796
31	B/410	35.65	383.74	914351
32	B/411	34.925	375.93	895756
33	B/412	36.81	396.22	944103
34	B/413	36.81	396.22	944103
35	B/414	34.925	375.93	895756
36	B/415	35.65	383.74	914351
37	B/416	33.25	357.90	852796
38	A/101	30.77	331.21	789189
39	A/102	30.77	331.21	789189
40	A/103	36.28	390.52	930509
41	A/104	33.37	359.19	855874
42	A/105	22.25	239.50	570668
43	A/106	33.6	361.67	861773

B S K & ASSOCIATES * Chartered Accountants * F. R. No 122310W PUNE

44	A/107	33.6	361.67	861773
45	A/108	22.25	239.50	570668
46	A/201	26.56	285.89	681211
47	A/202	26.56	285.89	681211
48	A/203	32.03	344.77	821505
49	A/204	33.73	363.07	865107
50	A/205	22.25	239.50	570668
51	A/206	29.53	317.86	757385
52	A/207	29.53	317.86	757385
53	A/208	22.25	239.50	570668
54	A/301	30.77	331.21	789189
55	A/302	30.77	331.21	789189
56	A/303	36.28	390.52	930509
57	A/304	33.37	359.19	855874
58	A/305	22.25	239.50	570668
59	A/306	33.6	361.67	861773
60	A/307	33.6	361.67	861773
61	A/308	22.25	239.50	570668
62	A/401	26.56	285.89	681211
63	A/402	26.56	285.89	681211
64	A/403	32.03	344.77	821505
65	A/404	33.73	363.07	865107
66	A/405	22.25	239.50	570668
67	A/406	29.53	317.86	757385
68	A/407	29.53	317.86	757385
69	A/408	22.25	239.50	570668
70	Shop -1	9.15	98.49	234679
71	Shop -2	9.15	98.49	234679
72	Shop -3	9.15	98.49	234679
73	Shop -4	9.15	98.49	234679
74	Shop -5	9.15	98.49	234679
75	Shop -6	9.15	98.49	234679
76	Shop -7	9.15	98.49	234679
77	Shop -8	9.15	98.49	234679
78	Shop -9	9.15	98.49	234679
79	Shop -10	9.15	98.49	234679
80	Office 1st Floor	281.34	3028.34	7215808
81	Office 2nd Floor	281.34	3028.34	7215808
82	Office 3nd Floor	239.69	2580.02	6147569
Total		**3126.765**	**33656.50**	**80195269**

Ps - Costing of unsold unit is calculated on following Basis:

i Rate precribed in Ready Recknor are for Built-up area i.e.
(Carpet Area) + Add 10% on carpet area to arrive at built-up area as defined in Ready Recknor.

ii As required by statute, only carpet area of Flats, Shops & Offices are mentioned in above chart.
Actual calculation is done with aggregation of carpet area.

A B S K & ASSOCIATES
F. R. No. 122310W
PUNE
Chartered Accountants