

Paranjape Spaces and Services Private Limited

Registered Office: Office No 4, Anand Colony, PL No. 50/1, CTS No. 111/1, Erandwane, Pune 411004

CIN: U70109PN2020PTC196580 GSTIN : 27AALCP6360L1ZU

Phone: +91 020 25440986 Email: rsparanjape@pscl.in

Date: 25/09/2022

ENCUMBRANCE CERTIFICATE BY PROMOTER / DEVELOPER

Paranjape Spaces and Services Pvt. Ltd., a company incorporated and registered under Companies Act, 1956, having its office at 101, Somnath, Ram Mandir Road, Vile Parle (East), Mumbai 400057, (hereinafter referred to as "**Company**"), as a Promoter, had undertaken the development and construction of the Project "PARANJAPE ATHENA" (hereinafter referred to as "**Project**") on plot area admeasuring 3509.30 square meters situated as CTS No. 609, village Bandra East, Tal. Andheri, Mumbai 400051.

The said Project is being registered under the provisions of Real Estate (Regulation and Development) Act, 2016 and the rules and regulations thereof.

The Company has availed Construction finance of Rs. 91,00,00,000/- (Rupees Ninety One Crores only) from ASK Real Estate Special Opportunities Fund IV by mortgage of Sale Component FSI in favour of Vistra (ITCL) India Ltd., the Debenture Trustees appointed by the Promotor as on date of this certificate.

The Company hereby state that they have not availed any other financial assistance as on date of this certificate except as mentioned above and no other litigation pending.

For Paranjape Spaces and Services Pvt. Ltd.



Director

Place: Mumbai

