

SANGEET KUMAR & ASSOCIATES**CHARTERED ACCOUNTANTS**

OFFICE:- SCO 59, TOP FLOOR SECTOR- 32C & D, CHANDIGARH-160031

MOBILE NO. 098146 69496

EMAIL ID :- skachd32@gmail.com

TO WHOM IT MAY CONCERN**FORM-3****Chartered Accountant's Certificate**

For Registration of Project - Sushma Valencia to be developed by Suksha Developers Private Limited

Project - Sushma Valencia at Village Nagla, Zirakpur, Punjab.

Sr. No.	Particulars	Amount (Rs.) (In Crores)	
		Estimated	Incurred
1	Land Cost :		
i.	a. Acquisition Cost of Land or Development Rights, lease Premium, lease rent, interest cost incurred or payable on	55.00	7.00
	b. Amount of Premium payable to obtain CLU, FAR additional FAR and any other incentive from Local Authority or	-	-
	c. Amounts payable to State Government or competent authority or any other statutory authority of the State or	1.50	-
	Sub-Total of Land Costs	56.50	7.00
	Development Cost/ Cost of Construction :		
ii.	(i) Estimated Cost of Construction as certified by Engineer	190.00	-
	a. (ii) Actual Cost of construction incurred as per the books of accounts as verified by the CA	-	-
	(ii) On-site expenditure for development of entire project excluding cost of construction as per (i), i.e. salaries,	10.00	1.00
	b. Payment of Taxes, cess, fees, charges, premiums, interest etc to any statutory authority.	1.50	0.30
	c. Principal sum and interest paid to financial institutions, scheduled banks, non- banking financial institution (NBFC)		
	Sub-Total of Development Cost	201.50	1.30
2	Total Estimated Cost of the Real Estate Project [1(i) + 1(ii)] of Estimated Column		258
3	Total Cost Incurred of the Real Estate Project [1(i) + 1(ii)] of Incurred Column		8.3
4	% completion of Construction work (as per Project Architect's Certificate)		N/A (Work to be
5	Proportion of the Cost incurred on Land Cost and Construction Cost to the Total Estimated Cost. (3/2 %)		3.22%
6	Amount Which can be withdrawn from the Designated Account		
7	Less: Amount withdrawn till date of this certificate as per the Books of Accounts and Bank Statement		
8	Net Amount which can be withdrawn from the Designated Bank Account under this certificate		

This Certificate is being issued for RERA registration of the project "Sushma Valencia" to be developed by Suksha Developers Private Limited and is based on records and documents produced before me and explanations provided to me by the management of the company.

Yours Faithfully

For M/s Sangeet Kumar and Associates
Chartered Accountant

(Sangeet Singla)

M.No. 090506

Date: 07-September-2018

Place: Chandigarh

