

Certificate No.: 0070

UDIN: 20540065AAAAFJ9726

FORM-3			
CHARTERED ACCOUNTANT'S CERTIFICATE			
(FOR REGISTRATION OF A PROJECT AS ON 30/06/2020)			
Cost of Real Estate Project Real Estate Regulatory Authority			
Rera Registration Number		APPLIED FOR	
Project Name		Celestia Grand Premier	
Sr. No.	Particulars	Estimated (Amounts INR in Lakhs)	Incurred (Amounts INR in Lakhs)
1 (i)	<b>Land Cost :</b>		
a.	Acquisition Cost of Land, lease Premium, lease rent, interest cost incurred or payable on Land Cost and legal cost	437.00	437.00
b.	Amount of Premium payable to obtain CLU, FAR additional any other incentive from Local Authority or State Government or any Statutory Authority	-	-
d.	Amounts payable to State Government or competent authority or any other statutory authority of the State or Central Government, towards stamp duty, transfer charges, registration fees etc; and	220.00	22.00
	<b>Sub-Total of LAND COST</b>	<b>657.00</b>	<b>459.00</b>
1 (ii)	<b>Development Cost/ Cost of Construction :</b>		
a.(i)	Estimated Cost of Construction as certified by Engineer	5,500.00	
(ii)	Actual Cost of construction incurred as per the books of accounts as verified by the CA <b>Note :( For adding to total cost of construction incurred, Minimum of (i) or (ii) to be considered)</b>		-
(iii)	On-site expenditure for development of entire project(excluding cost of construction as per (i) or (ii) above i.e. salaries, consultants fees, site overheads, development works, cost of services (including water, electricity, sewerage, drainage, layout roads etc) cost of machineries and equipment including its hire and maintenance costs, consumables etc.  All costs directly incurred to complete the construction if the entire phase of the project registered.	-	-
b.	Payment of Taxes, cess, fees, charges, premiums, interest etc to any statutory Authority.	-	-
c.	Principal sum and interest payable to financial institutions, scheduled banks, non-banking financial institution (NBFC) or money lenders on construction funding or money borrowed for construction ;	615.00	-
	<b>Sub-Total of Development Cost</b>	<b>6,115.00</b>	<b>-</b>



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2	Total Estimated Cost of the Real Estate Project {[1(i) + 1(ii)] of Estimated Column}	6,772.00	
3	Total Cost Incurred of the Real Estate Project [1(i) + 1(ii)] of Incurred Column		459.00
4	% completion of construction work (as per Project Architect's Certificate)		0.00%
5	Proportion of the Cost incurred on Land Cost and Construction Cost to the Total Estimated Cost. ( 3/2 %)		6.78%
6	Amount Which can be withdrawn from the Designated Account [Total Estimated Cost * Proportion of cost incurred ( Sr. number 2 * Sr. number 5)]		459.00
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		459.00

This certificate is being issued for RERA compliance for the Company **Omaxe Limited** and is based on the unaudited books of accounts, records and documents produced before me and explanations provided to me by the management of the Company.

For **Seksaria & Associates**  
Chartered Accountants  
Firm Reg. No. 021316C

  
**Vaibhav Seksaria**  
Proprietor  
Membership No. 540065



Place: New Delhi  
Date: 09th July 2020



# Seksaria & Associates

Chartered Accountants



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## (ADDITIONAL INFORMATION FOR ONGOING PROJECTS)

1. Estimated Balance Cost To Complete The Real Estate Project (Difference Of Total Estimated Project Cost Less Cost Incurred) (Calculated As Per Form IV)	6,313.00
2. Balance Amount Of Receivables From Sold Apartments As Per Annexure A To This Certificate (As Certified By Chartered Accountant As Verified From The Records And Books Of Accounts)	-
3.(I) Balance Unsold Area (In Sq Mtr) (To Be Certified By Management And To Be Verified By Ca From The Records And Books Of Accounts)	23,397.44
(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 Annexure A To This Certificate)	8,814.00
4. Estimated Receivable Of Ongoing Project Sum Of 2+3(ii)	8,814.00
5. Amount To Be Deposited In Designated Account-70% Or 100%	6,169.80
If 4 Is Greater Than 1, Then 70% Of The Balance Receivable Of Ongoing Project Will Be Deposited In Designated Account	
If 4 Is Lesser Than 1, Then 100% Of The Balance Receivable Of Ongoing Project Will Be Deposited In Designated Account	

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For **Seksaria & Associates**  
Chartered Accountants  
Firm Reg. No. 021316C

  
**Vaibhav Seksaria**  
Proprietor  
Membership No. 540065

Place: New Delhi  
Date: 09th July 2020