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V. V. DONGA & CO.
CHARTERED ACCOUNTANTS

To
State Bank of India

CERTIFICATE

We write to inform you that we have examined and verified the accounts, records and all relevant documents of **Shree Hans Realtors LLP**, having its registered office at **A/102, Shraddha Suman CHSL, S V P Road, Borivali West, Mumbai- 400092** and do hereby state as follows:

Currently the total investment in the Redevelopment Project of **HansVallabh Niwas** (RERA No:P51800034673) by the **Shree Hans Realtors LLP** is **Rs. 16.47 Crores**, out of which **Rs. 1.63 Crores** is collected from customers. The balance investment of **Rs. 6.34 Crores** in the project is through promoter's contribution & **Rs. 8.50 Crores** from Project Loan which is equal to 92.26% of the total project cost which is estimated at **Rs. 17.85 Crores**.

The details of the estimated project cost and means of finance are as mentioned hereunder:-

Rs. In Crore

Particulars	Estimated Cost	Incurred Till 30.09.2023	Balance to be incurred
Land cost / TDR cost	0.31	0.31	0.00
Rent to Society member	1.44	1.16	0.28
Approval and Liaison Cost	4.48	4.48	0.00
Construction Cost	8.58	8.58	0.00
Administration, Marketing & Professional Charges	1.28	1.12	0.16
Contingency	0.26	0.00	0.26
Interest on Loan	1.50	0.82	0.68
Total	17.85	16.47	1.38

We further certify that the cost incurred till 30.09.2023 in the Project "Hans Vallabh Niwas" is by way of
Rs. In Crore

Particulars	Estimated Cost	Incurred Till 30.09.2023	Balance to be incurred.
Promoter contribution i.e Equity / Partner's Capital / Unsecured loan from Director	-	-	-
Unsecured loan from partner	6.34	6.34	0.00
Secured loan	8.50	8.50	0.00
Sundry Creditors	-	-	-
Advance received from customer against flat sold / allotted	3.01	1.63	1.38
Total	17.85	16.47	1.38

The aforesaid facts stated by us are certified to be true and correct as per books of accounts and documents produced before us.

Yours Truly

Date : 04/11/2023
Place : Mumbai



For V. V. DONGA & CO.
Chartered Accountant

PROPRIETOR
(MR.VINOD V. DONGA)

UDIN : 23044420BGRKQZ8044