

# VALUE HOMES REALTECH PRIVATE LIMITED

Regd. Office- Ramkrishna Pally, Gouranga Nagar, P.S. - New Town, Kolkata 700162

Corporate Office- CB-207, Street No. 189, AA- 1, New Town, Kolkata 700156

Email ID: [valuehomesrealtechpvtltd@gmail.com](mailto:valuehomesrealtechpvtltd@gmail.com) Mobile No: 84430 04444

CIN: U70200WB2021PTC243799

## DIRECTORS' REPORT

To  
The Members,

Your Directors have the pleasure of presenting their Annual Report along with the Audited Financials Statement of the Company for the year ended on 31<sup>st</sup> March 2023.

The Accounting Year of the Company commenced from 1st April 2022 and ended on 31st March, 2023, in respect of which the accounts are being presented to the shareholders. The financial highlights for the period under review are as follows:

### 1. FINANCIAL HIGHLIGHTS:

The working results of the company for the year under review are as follows:

Particulars	(Rupees in Thousands)	
	31.03.2023	31.03.2022
	(Rs.)	(Rs.)
Revenue	0.00	0.00
Other Income	0.00	0.00
<b>Profit/(Loss)for the year before Depreciation</b>	<b>(218.00)</b>	<b>(72.00)</b>
Depreciation	0.00	0.00
<b>Profit/(Loss)for the year before Tax</b>	<b>(218.00)</b>	<b>(72.00)</b>
Taxes for Current Period	0.00	0.00
<b>Profit/(Loss)for the year after Tax</b>	<b>(218.00)</b>	<b>(72.00)</b>
Profit/(Loss) brought forward from current years	(77.00)	(5.00)
Add: Balance of Securities premium	0.00	0.00
Balance carried forward to Reserve & Surplus	<b>(295.00)</b>	<b>(77.00)</b>

### 2. FINANCIAL PERFORMANCE, CURRENT STATUS OF THE COMPANY AND FUTURE PROSPECTS:

The Company is engaged in the business of Construction and Allied Services. During the year under review, there was no change in nature of the business of the Company.

Continuous Efforts are being made by the company for better prospects and developments in the years to follow.

### 3. SHARE CAPITAL /ISSUE OF EQUITY SHARES WITH DIFFERENTIAL VOTING RIGHTS:

The Authorised Share Capital of the Company as on 31st March, 2023 was Rs. 15,00,000/- comprising of 1,50,000 equity shares of Rs. 10/- each.

The Issued and Paid-up Capital of the Company as on 31st March, 2023 was Rs. 1,00,000/- comprising of 10,000 equity shares of face value of Rs. 10/- each.

VALUE HOMES REALTECH PVT. LTD.

*Kajal Kumar Mahila*  
Director

VALUE HOMES REALTECH PVT. LTD.

*Souparnika*

Director

**4. TRANSFER TO RESERVES:**

It is not proposed to carry any amount to any reserves from the loss of the Company. Hence, disclosure under Section 134 (3) (j) of the Companies Act, 2013 is not required except Rs.2,18,220.45/- that has been transferred from the current year's loss to the Surplus/ (Deficit) Account under Reserve and Surplus during the year.

**5. DIVIDEND:**

In order to conserve resources, the Board does not recommend any final dividend for the financial year ended 31st March, 2023.

**6. TRANSFER OF UNCLAIMED DIVIDEND TO INVESTOR EDUCATION AND PROTECTION FUND:**

The provisions of Section 125(2) of the Companies Act, 2013 shall not be applicable as there was no unpaid or unclaimed dividend due to be transferred to the Investor Education and Protection Fund during the year under review.

**7. EXTRACT OF ANNUAL RETURN:**

The extract of Annual Return in form no. MGT-9 as required under Section 92 of the Companies Act, 2013 for the financial year ending March 31, 2023 is annexed hereto and forms part of this report.

**8. REPORT OF THE UTILISATION OF PROCEEDS ON THE PUBLIC RIGHT ISSUE AND PREFERENTIAL ALLOTMENT OF SECURITIES:**

During the year 2022-2023, the Company has not made any Rights Issue or Preferential Allotment of Securities.

**9. DETAILS OF INTERNAL FINANCIAL CONTROLS WITH REFERENCE TO THE FINANCIAL STATEMENTS:**

Your Company has put in place adequate internal financial controls with reference to the financial statements. The Management periodically reviews the financial performance of your Company against the approved plans across various parameters and takes necessary action, wherever necessary. The management periodically reviews various control put in place in respect of different financial heads.

**10. DEPOSITS:**

The Company has not accepted or renewed any amount falling within the purview of provisions of Section 73 of the Companies Act 2013 ("the Act") read with the Companies (Acceptance of Deposit) Rules, 2014 during the year under review. Hence, the requirement for furnishing of details of deposits which are not in compliance with the Chapter V of the Act is not applicable.

**11. MATERIAL CHANGES AFFECTING THE FINANCIAL POSITION OF THE COMPANY:**

No material changes and commitments affecting the financial position of the Company occurred between the ends of the financial year to which this financial statement relate on the date of this report.

**12. PARTICULARS OF LOANS, GUARANTEES OR INVESTMENTS:**

During the financial year under review, the Company has not given any loans or guarantees, made any investments or provided any security under Section 186 of the Companies Act, 2013.

VALUE HOMES REALTECH PVT. LTD.  
*Kajal Kaur Malik*  
Director

VALUE HOMES REALTECH PVT. LTD.  
*Soapan*  
Director

**13. DETAILS OF ESTABLISHMENT OF VIGIL MECHANISM FOR DIRECTORS AND EMPLOYEES:**

The company is not required to establish vigil mechanism for directors and employees to report genuine concerns.

**14. PARTICULARS OF TRANSACTIONS CONTRACTS OR ARRANGEMENTS MADE WITH RELATED PARTIES:**

During the year, your Company has entered into transactions with related parties as defined under Section 2(76) of the Companies Act, 2013 read with Companies (Specification of Definitions Details) Rules, 2014, which were in the ordinary course of business and on arms' length basis and in accordance with the provisions of the Companies Act, 2013, Rules issued there under.

The details of the related party transactions as required under Accounting Standard-18 are set out in Additional informations and disclosures, forming part of this financial statement.

The Form AOC -2 pursuant to Section 134(3)(h) of the Companies Act, 2013 read with Rule 8(2) of 20 the Companies (Accounts) Rules, 2014 is set out to the Board's Report.

**15. REPORTING OF FRAUDS:**

During the year under review, there have been no frauds reported by the Statutory Auditors of the Company under Section 143(12) of the Act.

**16. DETAILS OF SIGNIFICANT ORDERS PASSED BY THE REGULATORS OR COURTS OR TRIBUNALS:**

There are no significant material orders passed by the Regulators / Courts / Tribunal which would impact the going concern status of the Company and its future operations. Hence, disclosure pursuant to Rule 8 (5) (vii) of Companies (Accounts) Rules, 2014 is not required

**17. DETAILS OF SUBSIDIARY/ HOLDING / JOINT VENTURE/ASSOCIATE COMPANIES:**

The Company does not have any subsidiary/holding company/associate company/Joint Venture. In view of the notification G.S.R....(E) dated 14<sup>th</sup> October, 2014 issued by the Ministry of Corporate Affairs and Rule 6 of the Companies (Accounts) Rules, 2014 the Company has not prepared Consolidated Financial Statements pertaining to these associate companies for the year ended 31<sup>st</sup> March, 2023.

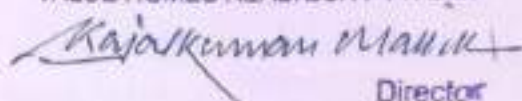
**18. STATUTORY AUDITORS:**

The Auditor, M/s Jaipuria & Associates., Chartered Accountants, (Firm Registration No. 328865E) was appointed to hold office until the conclusion of the Annual General Meeting to be held for the Accounting Year ended 31<sup>st</sup> March 2023.


Due to resignation of the appointed Auditor M/s Jaipuria & Associates, there was casual vacancy in the office of auditor of the company. M/s G K Lodha & Co., Chartered Accountants was appointed as the statutory auditor of the company with the approval of Shareholders at Extraordinary General Meeting held on 06/09/2023 to hold office until the conclusion of Annual General Meeting to be held for the Accounting Year ended 31<sup>st</sup> March 2023.

The Directors recommended that M/s G K Lodha & Co., Chartered Accountants, be ratified as the Statutory Auditors of the Company at the Forthcoming Annual General Meeting of the Company to be hold office until the conclusion of the next annual General Meeting of the Company.

VALUE HOMES REALTECH PVT. LTD.

  
Director

VALUE HOMES REALTECH PVT. LTD.



Director

**19. AUDITORS REPORT:**

The notes on financial statement referred to in the Auditor's Report are self-explanatory and do not call for any further comments. There were no qualification made by the Statutory Auditors in their report for the year ended 31st March, 2023.

**20. BY THE BOARD ON EVERY QUALIFICATION RESERVATIONS ETC. OR ADVERSE REMARK MADE BY AUDITOR'S:**

There are no qualifications, reservations or adverse remarks made by the Auditors in their report which require any further explanation by the directors in this report.

**21. COMPANY SECRETARY IN PRACTICE:**

The provisions related to the Secretarial Audit under Section 204 are not applicable to the Company.

**22. PARTICULARS OF EMPLOYEES:**

Being an unlisted company, provisions of Rule 5 of the Companies (Appointment and Remuneration of Managerial Personnel) Rules, 2014 are not applicable to your Company.

**23. HUMAN RESOURCES AND INDUSTRIAL RELATIONS:**

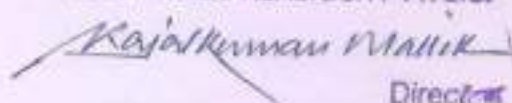
The Company takes immense pride in the hard work, commitment, competence, loyalty and unflinching dedication shown by its employees in all areas of business. HRD Department acts as a facilitator between the Management and the Staff in ensuring clear lines of communication on the Company's policies, procedures and issues related to Human Resources and provides a clear set of guidelines to employees on their terms and conditions of employment as enumerated in the Service Manual. The ethos of the Company is based on a strong ethical value system of remaining true to our beliefs, being accountable for our actions, being honest in all our dealings, treating people with self-respect, and, by team-work, ensuring that we tap all opportunities to bring prosperity and continuous profitability to our organization which can then be shared with our Shareholders and Employees and those who associate with us.

**24. DIRECTORS' RESPONSIBILITY STATEMENT:**

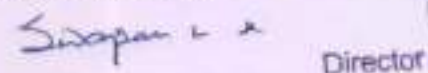
Pursuant to Section 134 (3) (c) read with Section 134 (5) of the Companies Act, 2013, your Directors state that:

- a) In the preparation of the annual accounts for the year ended 31<sup>st</sup> March, 2023 the Company has followed the applicable accounting standards and there are no material departures from the same.
- b) The directors have selected such accounting policy and applied them consistently and made judgments and estimates that are reasonable and prudent so as to give a true and fair view of the state of affairs of the Company as at 31<sup>st</sup> March, 2023 and of the Profit and Loss of the Company for that period.
- c) The directors have taken proper and sufficient care for the maintenance and adequate accounting records in accordance with the provisions of the Companies Act, 2013 for safeguarding the assets of the Company and for preventing and detecting other irregularities.
- d) The directors have prepared the Annual Accounts on a "going concern" basis.
- e) The directors have devised proper systems to ensure compliance with the provisions of all applicable laws and that such systems are adequate and operating effectively.

VALUE HOMES REALTECH PVT. LTD.

  
Director

VALUE HOMES REALTECH PVT. LTD.

  
Director

**25. DECLARATION OF INDEPENDENT DIRECTORS:**

The provisions of Section 149 pertaining to the appointment of Independent Directors are not applicable on the Company.

**26. DISCLOSURE AS PER REQUIREMENT OF SECTION 134(3)(m) OF COMPANIES ACT, 2013 AND RULE 8 (3) OF THE COMPANIES (ACCOUNTS) RULES, 2014:**

**a. CONSERVATION OF ENERGY:**

The management of the company has always been conscious about the importance of conservation of energy at all the stages of operational level and ensure that adequate steps and measures are taken by the Company from time to time to minimize the energy conservation wherever possible by introducing energy efficient equipment's.

**b. TECHNOLOGY ABSORPTION:**

The company takes from time to time into action any new technology which would be otherwise helpful in cost reduction, productive development or increase in quality of products or services.

**c. FOREIGN EXCHANGE EARNINGS AND OUTGO:**

There has been Foreign Exchange Earnings and Outgo during the year under review and Company comply with the relevant provisions.

**27. DIRECTORS AND KEY MANAGERIAL PERSONNEL (KMP):**

In view of the applicable provisions of the Companies Act, 2013, the Company is not mandatorily required to appoint any whole time KMPs.

**28. NUMBER OF MEETINGS OF THE BOARD OF DIRECTORS:**

The meetings of Board of Directors of the Company were held 4 times during the year under review i.e. on 15.06.2022, 29.08.2022, 10.11.2022 and 30.01.2023. The said Board Meetings were duly called and held and requisite notices were issued for such meetings and that the minutes of these meetings were recorded in the Minutes Book of the Company in accordance with the provisions of the Companies Act, 2013 and the relevant rules there under.

**\*The number of meetings attended by the Directors during the FY 2022-2023 is as follows:**

Name of the Directors	Number of meetings attended/total meetings held during the FY 2022-2023	
	Held	Attended
Kajal Kumar Mallick	4	4
Swapan Kumar Das	4	4
Rita Banik	4	4
Kamalesh Banik	4	4

**29. COMPANIES POLICY RELATING TO DIRECTORS APPOINTMENT, PAYMENT OF REMUNERATION AND DISCHARGE OF THEIR DUTIES:**

The provisions of Section 178(1) relating to constitution of Nomination and Remuneration Committee are not applicable to the Company.

**30. CORPORATE SOCIAL RESPONSIBILITY:**

The information required to be disclosed in the matter of CSR as per Rule 9 of Companies (Corporate Social Responsibility Policy) Rules, 2018 are not applicable to the Company.

VALUE HOMES REALTECH PVT. LTD.

*Kajal Kumar Mallick*  
Director

VALUE HOMES REALTECH PVT. LTD.

*Swapan Kumar Das*  
Director

**31. DISCLOSURE UNDER THE SEXUAL HARASSMENT OF WOMEN AT WORK PLACE (PREVENTION, PROHIBITION AND REDRESSAL) ACT, 2013:**

During the year FY 2022-2023, the Company has not received any complaint on sexual harassment.

**32. RISK MANAGEMENT:**

Involvement of various types of risks is prone to almost all types of industries and the management of your company is quite aware of it and is in the process of identification, assessment and mitigation of such risks. The Company has laid down a comprehensive risk assessment and minimization procedure for the purpose of reducing the possible business risks such as project execution, any unforeseen or sudden event, financial risk, environmental risk, risk related to statutory compliances and competition risk. These procedures are viewed by the Board of Directors periodically to ensure that the management is effectively and properly controlling such risk under a defined framework.

**33. THE INSOLVENCY AND BANKRUPTCY CODE, 2016:**

Board confirms that there was no proceeding pending under the Insolvency and Bankruptcy Code, 2016.

Also, there was no instance of one-time settlement with any Bank or Financial Institution during the year under review.

**34. ACKNOWLEDGEMENT:**

The directors would like to express their sincere appreciation for the assistance and co-operation received by the Company from banks, government authorities, customers, vendors and members during the year under review. The directors also wish to place on record their deep sense of appreciation for the committed services by the Company's executives, staff and workers.

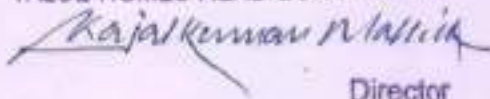
**35. APPRECIATION:**

Your Directors wish to convey their gratitude and place on record their appreciation for all the employees at all levels for their hard work, solidarity, cooperation and dedication during the year. Your Directors sincerely convey their appreciation to customers, shareholders, vendors, bankers, business associates, regulatory and government authorities for their continued support.

**For and on Behalf of the Board of Directors**

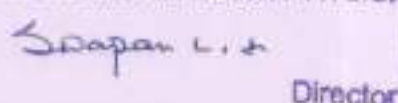
**For M/s Value Homes Realtech Private Limited**

VALUE HOMES REALTECH PVT. LTD.

  
Director

Kajal Kumar Mallick  
Director  
09104276

VALUE HOMES REALTECH PVT. LTD.

  
Director

Swapan Kumar Das  
Director  
02081089

Place: Kolkata

Dated: The 28<sup>th</sup> Day of September, 2023

**FORM AOC-2**

(Pursuant to clause (h) of sub-section (3) of section 134 of the Act and Rule 8(2) of the Companies (Accounts) Rules, 2014.

Form for disclosure of particulars of contracts/arrangements entered into by the company with related parties referred to in sub-section (1) of section 188 of the Companies Act, 2013 including certain arm's length transactions under third proviso thereto.

**1. Details of contracts or arrangements or transactions not at arm's length basis:**

Company has not entered into any contract or arrangement as specified under section 188(1) which are not at arm's length price. Therefore following disclosure is not applicable to the company:

- a. Name(s) of the related party and nature of relationship.
- b. Nature of contracts/arrangements/transactions.
- c. Duration of the contracts / arrangements/transactions.
- d. Salient terms of the contracts or arrangements or transactions including the value, if any.
- e. Justification for entering into such contracts or arrangements or transactions.
- f. Date(s) of approval by the Board.
- g. Amount paid as advances, if any.
- h. Date on which the special resolution was passed in general meeting as required under first proviso to section 188.

**2. Details of material contracts or arrangement or transactions at arm's length basis:**

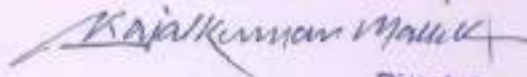
NIL


**For and on Behalf of the Board of Directors**

**For M/s Value Homes Realtech Private Limited**

VALUE HOMES REALTECH PVT. LTD.

VALUE HOMES REALTECH PVT. LTD.

  
Director

  
Director

**Kajal Kumar Mallick**  
Director  
09104276

**Swapan Kumar Das**  
Director  
02081089

**Place: Kolkata**

**Dated: The 28<sup>th</sup> Day of September, 2023**

**EXTRACT OF ANNUAL RETURN AS ON THE FINANCIAL YEAR ENDED ON  
31st MARCH 2023**

*[Pursuant to section 92(3) of the Companies Act, 2013 and rule 12(1) of the  
Companies (Management and Administration) Rules, 2014]*

**I. REGISTRATION AND OTHER DETAILS:**

i.	CIN	U70200WB2021PTC243799
ii.	Registration Date	12/03/2021
iii.	Name of the Company	Value Homes Realtech Private Limited
iv.	Category/Sub-Category of the Company	Company Limited by Shares
v.	Address of the Registered office and contact details	C/o Arati Roy, Ramkrishna Pally, P.O.- Gouranga Nagar, P.S.- New Town, North 24 Parganas, Kolkata, WB 700162 Email ID: valuhomesrealtynt@gmail.com
vi.	Whether listed company	No
vii.	Name, Address and Contact details of Registrar and Transfer Agent, if any	NA

**II. PRINCIPAL BUSINESS ACTIVITIES OF THE COMPANY**

All the business activities contributing 10% or more of the total turnover of the company shall be stated:-

Sr. No.	Name and Description of main products/ services	NIC Code of the Product/ service	% to total turnover of the company
1	-	-	-

**III. PARTICULARS OF HOLDING, SUBSIDIARY AND ASSOCIATE COMPANIES - NIL**

Sr. No.	Name And Address Of The Company	CIN/GLN	Holding/ Subsidiary /Associate	%of shares held	Applicable Section
1.	-	-	-	-	-

VALUE HOMES REALTECH PVT. LTD.

*Kajal Kumar Mallick*  
Director

VALUE HOMES REALTECH PVT. LTD.

*Swapna*

Director



**IV. SHARE HOLDING PATTERN (Equity Share Capital Breakup as percentage of Total Equity)**

**i. Category-wise Shareholding**

Category of Shareholders	No. of Shares held at the beginning of the year				No. of Shares held at the end of the year				% Change during the year
	Demat	Physical	Total	% of Total Shares	Demat	Physical	Total	% of Total Shares	
<b>A. Promoter</b>									
<b>1) Indian</b>	-	-	-	-	-	-	-	-	-
a) Individual / HUF	-	10000	10000	100	-	10000	10000	100	-
b) Central Govt.	-	-	-	-	-	-	-	-	-
c) State Govt(s)	-	-	-	-	-	-	-	-	-
d) Bodies Corp	-	-	-	-	-	-	-	-	-
e) Banks / FI	-	-	-	-	-	-	-	-	-
f) Any Other	-	-	-	-	-	-	-	-	-
Sub-total(A)(1):-	-	10000	10000	100	-	10000	10000	100	-
<b>2) Foreign</b>	-	-	-	-	-	-	-	-	-
g) NRIs- Individuals	-	-	-	-	-	-	-	-	-
h) Other- Individuals	-	-	-	-	-	-	-	-	-
i) Bodies Corp.	-	-	-	-	-	-	-	-	-
j) Banks / FI	-	-	-	-	-	-	-	-	-
k) Any Other....	-	-	-	-	-	-	-	-	-
Sub-total(A)(2):-	-	-	-	-	-	-	-	-	-
<b>B. Public Shareholding</b>	-	-	-	-	-	-	-	-	-
<b>1. Institutions</b>	-	-	-	-	-	-	-	-	-
a) Mutual Funds	-	-	-	-	-	-	-	-	-
b) Banks / FI	-	-	-	-	-	-	-	-	-
c) Central Govt.	-	-	-	-	-	-	-	-	-
d) State Govt(s)	-	-	-	-	-	-	-	-	-
e) Venture Capital Funds	-	-	-	-	-	-	-	-	-
f) Insurance Companies	-	-	-	-	-	-	-	-	-
g) FIs	-	-	-	-	-	-	-	-	-
h) Foreign Venture Capital Funds	-	-	-	-	-	-	-	-	-
i) Others (specify)	-	-	-	-	-	-	-	-	-
Sub-total(B)(1)	-	-	-	-	-	-	-	-	-
<b>2. Non Institutions</b>	-	-	-	-	-	-	-	-	-
a) Bodies Corp.									
(i) Indian	-	-	-	-	-	-	-	-	-
(ii) Overseas	-	-	-	-	-	-	-	-	-
b) Individuals									

VALUE HOMES REALTECH PVT. LTD.

*Kajal Kumar A Talwar*

Director

VALUE HOMES REALTECH PVT. LTD.

*Swapan Kumar*

Director

(i) Individual shareholders holding nominal share capital upto Rs. 1 lakh	-								
(ii) Individual shareholders holding nominal share capital in excess of Rs 1 lakh	-								
c) Others									
- HUF	-	-	-	-	-	-	-	-	-
Sub-total(B)(2)	-	-	-	-	-	-	-	-	-
Total Public Shareholding (B)=(B)(1)+(B)(2)	-	-	-	-	-	-	-	-	-
C. Shares held by Custodian for GDRs & ADRs	-	-	-	-	-	-	-	-	-
<b>Grand Total (A+B+C)</b>	-	10000	10000	100	-	10000	10000	100	-

ii. Shareholding of Promoters

Sr. No	Shareholder's Name	Shareholding at the beginning of the year		Shareholding at the end of the year		% change in share holding during the year
		No. of Shares	% of total Shares of the company	No. of Shares	% of total Shares of the company	
1.	Kajal Kumar Mallick	5000	50	5000	50	-
2.	Swapan Kumar Das	5000	50	5000	50	-

iii. Change in Promoter's Shareholding(NO CHANGE\*)

Sr. no		Shareholding at the beginning of the year		Cumulative Shareholding during the year	
		No. of shares	% of total shares of the company	No. of shares	% of total shares of the company
	At the beginning of the year	--	-	-	--
	Date wise Increase / Decrease in Promoters Share holding during the year specifying the reasons for increase / decrease (e.g. allotment / transfer / bonus/ sweat equity etc):				
	At the End of the year	-	-	-	-

VALUE HOMES REALTECH PVT. LTD.

*Kajal Kumar Mallick*

Director

VALUE HOMES REALTECH PVT. LTD.

*Swapan Kumar Das*

Director

iv. Shareholding Pattern of top ten Shareholders (other than Directors, Promoters & Holders of GDRs & ADRs)

Sr. No	Shareholder's Name	Shareholding at the beginning of the year		Shareholding at the end of the year		% change in share holding during the year
		No. of shares	% of total shares of the company	No. of shares	% of total shares of the company	
-	-	-	-	-	-	-

V. Shareholding of Directors & KMP:

Sr. No	Shareholder's Name	Shareholding at the beginning of the year		Shareholding at the end of the year		% change in share holding during the year
		No. of shares	% of total shares of the company	No. of shares	% of total shares of the company	
1.	Kajal Kumar Mallick	5000	50	5000	50	-
2.	Swapan Kumar Das	3000	50	5000	50	-

VI. **INDEBTEDNESS**

Indebtedness of the Company including interest outstanding/accrued but not due for payment:

	Secured Loans excluding deposits	Unsecured Loans	Deposits	Total Indebtedness
Indebtedness at the beginning of the financial year	-	20,70,401.00	-	20,70,401.00
Change in Indebtedness during the financial year				
- Addition	-	69,50,659.00	-	69,50,659.00
- Reduction	-	12,50,000.00	-	12,50,000.00
Net Change	-	57,00,659.00	-	57,00,659.00
Indebtedness at the end of the financial year	-	77,71,060.00	-	77,71,060.00

VALUE HOMES REALTECH PVT. LTD.

*Kajal Kumar Mallick*

Director

VALUE HOMES REALTECH PVT. LTD.

*Swapan Kumar Das*

Director

**VII. REMUNERATION OF DIRECTORS AND KEY MANAGERIAL PERSONNEL**

**A. Remuneration to Managing Director, Whole-time Directors and/or Manager**

Sl. No.	Particulars of Remuneration	Name of Directors		Total Amount
1.	Gross salary (a) Salary as per provisions contained in section 17(1) of the Income-tax Act, 1961 (b) Value of perquisites u/s 17(2) Income-tax Act, 1961 (c) Profits in lieu of salary under section 17(3) Income-tax Act, 1961	-	-	-
2.	Stock Option	-	-	-
3.	Sweat Equity	-	-	-
4.	Commission - as % of profit - others, specify...	-	-	-
5.	Others, please specify	-	-	-
6.	Total(A)	-	-	-
	Ceiling as per the Act	-	-	-

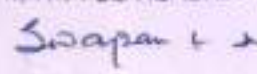
**B. Remuneration to other directors:**

Sl. No.	Particulars of Remuneration	Name of MD/WTD/ Manager				Total Amount
	<u>Independent Directors</u> · Fee for attending board committee meetings · Commission · Others, please specify	-	-	-	-	-
	Total(1)	-	-	-	-	-
	<u>Other Non-Executive Directors</u> · Fee for attending board committee meetings · Commission · Others, please specify	-	-	-	-	-
	Total(2)	-	-	-	-	-
	Total(B)=(1+2)	-	-	-	-	-
	Total Managerial Remuneration	-	-	-	-	-
	Overall Ceiling as per the Act	-	-	-	-	-

VALIIE HOMES REALTECH PVT. LTD.

  
Director

VALIIE HOMES REALTECH PVT. LTD.

  
Director

**C. Remuneration to Key Managerial Personnel Other Than MD/Manager/WTD:**

Sl. no.	Particulars of Remuneration	Key Managerial Personnel			
		CEO	Company Secretary	CFO	Total
1.	Gross salary (a) Salary as per provisions contained in section 17(1) of the Income-tax Act,1961 (b) Value of perquisites u/s17(2) Income-tax Act,1961 (c) Profits in lieu of salary under section 17(3)Income-tax Act,1961	-	-	-	-
2.	Stock Option	-	-	-	-
3.	Sweat Equity	-	-	-	-
4.	Commission - as % of profit -others, specify...	-	-	-	-
5.	Others, please specify	-	-	-	-
6.	Total	-	-	-	-

**VIII. PENALTIES/ PUNISHMENT/ COMPOUNDING OF OFFENCES: NOT APPLICABLE**

Type	Section of the companies Act	Brief description	Details of Penalty/ Punishment/Compound fees imposed	Authority[RD /NCLT/Court]	Appeal made. If any(give details)
<b>A. Company</b>					
Penalty	-	-	-	-	-
Punishment	-	-	-	-	-
Compounding	-	-	-	-	-
<b>B. Directors</b>					
Penalty	-	-	-	-	-
Punishment	-	-	-	-	-
Compounding	-	-	-	-	-
<b>C. Other Officers In Default</b>					
Penalty	-	-	-	-	-
Punishment	-	-	-	-	-
Compounding	-	-	-	-	-

VALUE HOMES REALTECH PVT. LTD.

*Kajal K. N. Malik*

Director

VALUE HOMES REALTECH PVT. LTD.

*Swapa*

Director



**INDEPENDENT AUDITOR'S REPORT**

**TO**  
**THE MEMBERS OF M/S VALUE HOMES REALTECH PRIVATE LIMITED**

**Report on the Audit of Standalone Financial Statements**

We have audited the accompanying financial statements of **M/S VALUE HOMES REALTECH PRIVATE LIMITED** ("the Company"), which comprise the Balance Sheet as at 31st March, 2023, and the Statement of Profit and Loss, for the year then ended, including a summary of the significant accounting policies and other explanatory information.

In our opinion and to the best of our information and according to the explanations given to us, the aforesaid financial statements give the information required by the **Companies Act, 2013** ('Act') in the manner so required and give a true and fair view in conformity with the accounting principles generally accepted in India, of the state of affairs of the Company as at March 31, 2023, its loss including other comprehensive income, its cash flows and the changes in equity for the year ended on that date.

**Basis for Opinion**

We conducted our audit of the Standalone Financial Statements in accordance with the Standards on Auditing (SAs), as specified under section 143(10) of the Act. Our responsibilities under those Standards are further described in the 'Auditor's Responsibilities for the Audit of the Standalone Financial Statements' section of our report. We are independent of the Company in accordance with the 'Code of Ethics' issued by the Institute of Chartered Accountants of India together with the ethical requirements that are relevant to our audit of the financial statements under the provisions of the Act and the Rules thereunder, and we have fulfilled our other ethical responsibilities in accordance with these requirements and the Code of Ethics. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion on the Standalone Financial Statements.

**Key audit matters**

Key audit matters are those matters that, in our professional judgment, were of most significance in our audit of the financial statements of the current period. These matters were addressed in the context of our audit of the financial statements as a whole, and in forming our opinion thereon, and we do not provide a separate opinion on these matters.

Reporting of key audit matters as per SA 701, Key Audit Matters are not applicable to the Company as it is an unlisted company.



### **Information other than the financial statements and auditors' report thereon**

The Company's Board of Directors is responsible for the other information. The other information comprises the information included in the Annual report, but does not include the Standalone Financial Statements and our auditor's report thereon.

Our opinion on the Standalone Financial Statements does not cover the other information and we do not express any form of assurance conclusion thereon.

In connection with our audit of the Standalone Financial Statements, our responsibility is to read the other information and, in doing so, consider whether such other information is materially inconsistent with the financial statements or our knowledge obtained in the audit or otherwise appears to be materially misstated. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact. We have nothing to report in this regard.

### **Responsibilities of Management for the Standalone Financial Statements**

The Company's Board of Directors is responsible for the matters stated in section 134(5) of the Act with respect to the preparation of these Standalone Financial Statements that give a true and fair view of the financial position, financial performance of the Company in accordance with the accounting principles generally accepted in India, including the Indian Accounting Standards (Ind AS) specified under section 133 of the Act read with the Companies (Indian Accounting Standards) Rules, 2015, as amended. This responsibility also includes maintenance of adequate accounting records in accordance with the provisions of the Act for safeguarding of the assets of the Company and for preventing and detecting frauds and other irregularities; selection and application of appropriate accounting policies; making judgments and estimates that are reasonable and prudent; and the design, implementation and maintenance of adequate internal financial controls, that were operating effectively for ensuring the accuracy and completeness of the accounting records, relevant to the preparation and presentation of the Standalone Financial Statements that give a true and fair view and are free from material misstatement, whether due to fraud or error.

In preparing the Standalone Financial Statements, management is responsible for assessing the Company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless management either intends to liquidate the Company or to cease operations, or has no realistic alternative but to do so.

Those Board of Directors are also responsible for overseeing the Company's financial reporting process.

### **Auditor's Responsibility for the Audit of the Standalone Financial Statements**

Our objectives are to obtain reasonable assurance about whether the Standalone Financial Statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with SAs will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these Standalone Financial Statements.



As part of an audit in accordance with SAs, we exercise professional judgment and maintain professional scepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the Standalone Financial Statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances. Under section 143(3)(i) of the Act, we are also responsible for expressing our opinion on whether the Company has adequate internal financial controls with reference to financial statements in place and the operating effectiveness of such controls.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.
- Conclude on the appropriateness of management's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the Company's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Company to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the Standalone Financial Statements, including the disclosures, and whether the Standalone Financial Statements represent the underlying transactions and events in a manner that achieves fair presentation.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

We also provide those charged with governance with a statement that we have complied with relevant ethical requirements regarding independence, and to communicate with them all relationships and other matters that may reasonably be thought to bear on our independence, and where applicable, related safeguards.

From the matters communicated with those charged with governance, we determine those matters that were of most significance in the audit of the Standalone Financial Statements for the financial year ended March 31, 2023 and are therefore the key audit matters. We describe these matters in our auditor's report unless law or regulation precludes public disclosure about the matter or when, in extremely rare circumstances, we determine that a matter should not be communicated in our report because the adverse consequences of doing so would reasonably be expected to outweigh the public interest benefits of such communication.





### Report on Other Legal and Regulatory Requirements

1. As required by the Companies (Auditor's Report) Order, 2020 ('the Order') issued by the Central Government of India in terms Section 143 (11) of the Act, statement on the matters specified in paragraphs 3 of the said order are not applicable to the company.
2. As required by Section 143 (3) of the Act, we report that:
  - (a) We have sought and obtained all the information and explanations which to the best of our knowledge and belief were necessary for the purposes of our audit.
  - (b) In our opinion, proper books of account as required by law have been kept by the Company so far as it appears from our examination of those books.
  - (c) The Balance Sheet, the Statement of Profit and Loss and the Cash Flow Statement dealt with by this Report are in agreement with the books of account.
  - (d) In our opinion, the aforesaid standalone financial statements comply with the Accounting Standards specified under Section 133 of the Act, read with Rule 7 of the Companies (Accounts) Rules, 2014.
  - (e) On the basis of the written representations received from the directors as on 31st March, 2023 taken on record by the Board of Directors, none of the directors is disqualified as on 31st March, 2023 from being appointed as a director in terms of Section 164 (2) of the Act.
  - (f) This report does not include a statement with respect to the adequacy of the internal financial controls over financial reporting of the Company. As per the amendment (dated 13th June, 2017) to notification number, G.S.R. 464(E) dated the 5th June, 2015; the said clause is not applicable to the Company.
  - (g) With respect to the other matters to be included in the Auditor's Report in accordance with Rule 11 of the Companies (Audit and Auditors) Rules, 2014, in our opinion and to the best of our information and according to the explanations given to us:
    - i. The Company does not have any pending litigations which would impact its financial position.
    - ii. The Company did not have any long-term contracts including derivative contracts for which there were any material foreseeable losses.
    - iii. There were no amounts which were required to be transferred, to the Investor Education and Protection Fund by the Company.
    - iv. (i) The management has represented that, to the best of its knowledge and belief, no funds have been advanced or loaned or invested (either from borrowed funds or share premium or any other sources or kind of funds) by the Company to or in any other persons or entities, including foreign entities ("Intermediaries"), with the understanding, whether recorded in writing or otherwise, that the Intermediary shall: directly or indirectly lend or invest in other persons or entities identified in any manner whatsoever ("Ultimate



Beneficiaries") by or on behalf of the Company or provide any guarantee, security or the like to or on behalf of the Ultimate Beneficiaries;

(ii). The management has represented that, to the best of its knowledge and belief, no funds have been received by the Company from any persons or entities, including foreign entities ("Funding Parties"), with the understanding, whether recorded in writing or otherwise, that the Company shall: directly or indirectly, lend or invest in other persons or entities identified in any manner whatsoever ("Ultimate Beneficiaries") by or on behalf of the Funding Party or provide any guarantee, security or the like from or on behalf of the Ultimate Beneficiaries; and

(iii). Based on such audit procedures as considered reasonable and appropriate in the circumstances, nothing has come to our notice that has caused us to believe that the representations under sub-clause (d)(i) and (d)(ii) contain any material misstatement;

- v. No dividend has been declared or paid during the year by the company.
- vi. Proviso to Rule 3(1) of the Companies (Accounts) Rules, 2014 for maintaining books of account using accounting software which has a feature of recording audit trail (edit log) facility is applicable to the Company with effect from April 1, 2023, and accordingly, reporting under Rule 11(g) of Companies (Audit and Auditors) Rules, 2014 is not applicable for the financial year ended March 31, 2023.

For M/s G K LODHA & CO.  
Chartered Accountants  
FRN-329866E  
UDIN: 23415671BHAJCT5923



(CA Gopal Krishna Lodha)  
Proprietor, M No - 415671



18, Rabindra Sarani,  
Poddar Court, Gate No. 2,  
5<sup>th</sup> Floor, Room No. 522 & 523  
Kolkata- 700001

Dated: The 28<sup>th</sup> Day of September, 2023

**VALUE HOMES REALTECH PRIVATE LIMITED**  
 Ramkrishnapally, Gouranga Nagar, New Town, Kolkata, WB 700 162  
**BALANCE SHEET AS AT 31ST MARCH, 2023**

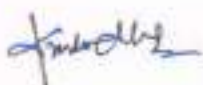
Figures in Thousands

Particulars	Refer Note No.	Figures as at the end of Current reporting period	Figures as at the end of Previous reporting period
		₹	₹
<b>I. EQUITY AND LIABILITIES</b>			
1 Shareholder's Funds			
(a) Share Capital	2	100.00	100.00
(b) Reserves & Surplus	3	(295.00)	(77.00)
		(195.00)	23.00
2 Current Liabilities			
(a) Short Term Borrowing	4	7,771.00	2,070.00
(b) Other Current Liabilities	5	(355.00)	34.00
		7,416.00	2,104.00
<b>TOTAL</b>		<b>7,221.00</b>	<b>2,127.00</b>
<b>II. ASSETS</b>			
1 Non-Current Assets			
WIP		45.00	14.00
		45.00	14.00
2 Current Assets			
(a) Short Term Loans & Advances		7,000.00	2,000.00
(b) Cash and cash equivalents	6	176.00	113.00
		7,176.00	2,113.00
<b>TOTAL</b>		<b>7,221.00</b>	<b>2,127.00</b>
Significant Accounting Policies	1		
Additional information & disclosures	8	-	-

IN TERMS OF OUR ATTACHED REPORT OF EVEN DATE.

For And On Behalf Of The Board Of Directors

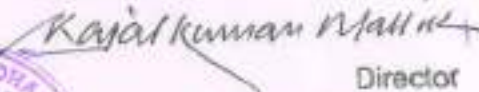
For G K Lodha & Co  
 Chartered Accountants  
 FRN-329866E  
 UDIN : 23415671BHAJCT5923



(CA Gopal Krishna Lodha)  
 Proprietor, M No-415671

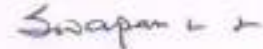


VALUE HOMES REALTECH PVT. LTD.

  
 Director

Kajal Kumar Mallick  
 (Director)

VALUE HOMES REALTECH PVT. LTD.



Swapan Kumar Das  
 (Director)

Director

18, Rabindra Sarani,  
 Poddar Court, Gate No.2,  
 5th Floor, Room No. 522 & 523,  
 Kolkata-700001

Dated : The 28th Day of September, 2023

**VALUE HOMES REALTECH PRIVATE LIMITED**  
 Ramkrishnapally, Gouranga Nagar, New Town, Kolkata, WB 700 162  
**PROFIT & LOSS STATEMENT FOR THE YEAR ENDED 31ST MARCH, 2023**

Figures in Thousands

Particulars	Refer Note No.	Figures for the Current reporting period	Figures for the Previous reporting period
		₹	₹
I. Revenue from operations		-	-
II. Other Income		-	-
<b>Total Revenue</b>		-	-
III. Expenses:			
Other Administrative Expenses	7	218.00	72.00
<b>Total Expenses</b>		218.00	72.00
IV. Profit/(Loss) before tax		(218.00)	(72.00)
Current tax		-	-
V. Profit/(Loss) for the period		(218.00)	(72.00)
VI. Earning per equity share: (Basic)		(21.80)	(7.20)
Significant Accounting Policies			
Additional information & disclosures			

IN TERMS OF OUR ATTACHED REPORT OF EVEN DATE.

For G K Lodha & Co  
 Chartered Accountants  
 FRN-329866E  
 UDIN : 23415671BHAJCT5923

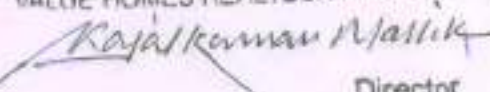
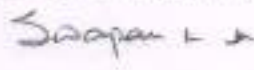
  
 (CA Gopal Krishna Lodha)  
 Proprietor, M No-415671



18, Rabindra Sarani,  
 Poddar Court, Gate No.2,  
 5th Floor, Room No. 522 & 523,  
 Kolkata-700001

Dated : The 28th Day of September, 2023

For And On Behalf Of The Board Of Directors

VALUE HOMES REALTECH PVT. LTD.      VALUE HOMES REALTECH PVT. LTD.  
        
 Director      Director

Kajal Kumar Mallick  
 (Director)

Swapan Kumar Das  
 (Director)

1 NOTES FORMING PART OF FINANCIAL STATEMENTS

1.1 Basis of accounting & preparation of financial statement

The financial statements of the Company have been prepared in accordance with the Generally Accepted Accounting Principles in India (Indian GAAP) to comply with the Accounting Standards notified under the Companies (Accounting Standards) Rules, 2006 (as amended) and the relevant provisions of the Companies Act, 2013. The financial statements have been prepared on accrual and going concern basis under the historical cost convention and comply in all material respects with the mandatory Accounting Standards issued by the ICAI.

Accounting policies not specifically referred to otherwise are consistent and in consonance with generally accepted accounting principles and are those used in the previous year.

1.2 Use of Estimates

The preparation of the financial statements in conformity with Indian GAAP requires the Management to make estimates and assumptions considered in the reported amounts of assets and liabilities (including contingent liabilities) and the reported income and expenses during the year. The Management believes that the estimates used in preparation of the financial statements are prudent and reasonable. Future results could differ due to these estimates and the differences between the actual results and the estimates are recognised in the periods in which the results are known / materialise.

1.3 Revenue Recognition

Revenue is recognized to the extent that it is possible that the economic benefits will flow to the company and the revenue can be reliably measured.

*Sale of goods*

Sales are recognized when significant risk and rewards of ownership of the goods have passed to the buyer which coincides with with delivery and are recorded net of trade discounts, rebates and duties.

*Revenue from services*

Revenue from service rendered is recognized as the service is performed based on agreements/arrangements with the concerned parties.

1.4 Earning Per Share

The earnings considered in ascertaining the Company's EPS comprises the net profit after tax (and includes the post tax effect of any extra ordinary items). The number of shares used in computing Basic EPS is the weighted average number of shares outstanding during the year.

1.5 Income Taxes

Tax expense comprises both current and deferred taxes. Current income-tax is measured at the amount expected to be paid to the tax authorities in accordance with the Indian Income Tax Act. Deferred income taxes reflects the impact of current year timing differences between taxable income and accounting income for the year and reversal of timing differences of earlier years. Deferred tax assets are recognised only to the extent that there is reasonable certainty that sufficient future taxable income will be available against which such deferred tax assets can be realised. Unrecognised deferred tax assets of earlier years are re-assessed and recognised to the extent that it has become reasonably certain that future taxable income will be available against which such deferred tax assets can be realised.

MAT is treated as current assets. MAT credit is recognized as an assets only to the extent there is convincing evidence that the company will pay normal income tax during the specified period.

VALUE HOMES REALTECH PVT. LTD.

*Rajalokman Malik*  
Director



VALUE HOMES REALTECH PVT. LTD.

*Sapan*  
Director

Director

VALUE HOMES REALTECH PRIVATE LIMITED

Ramkrishnapally, Gouranga Nagar, New Town, Kolkata, WB 700 162

Schedules Forming Integral Part of the Balance Sheet as at 31st March, 2023

Figures in Thousands

2	Share Capital	As at 31 March 2023		As at 31 March 2022	
		Number	Amount	Number	Amount
	<u>Authorised</u> Equity Shares of ₹ 10/- each with voting rights	150	1,500	150	1,500
	<u>Issued</u> Equity Shares of ₹ 10/- each with voting rights	10	100	10	100
	<u>Subscribed &amp; fully Paid up</u> Equity Shares of ₹ 10/- each with voting rights	10	100	10	100
	<b>Total</b>	<b>10</b>	<b>100</b>	<b>10</b>	<b>100</b>

2.1 Each holder of equity share is entitled for one vote. In the event of liquidation, the equity shareholders are eligible to receive in

2.2 The reconciliation of the number of shares outstanding is set out below

Particulars	Equity Shares with voting rights			
	As at 31 March 2023		As at 31 March 2022	
	Number	Amount	Number	Amount
Shares outstanding at the beginning of the year	10	100	10	100
Shares issued during the year	-	-	-	-
Shares outstanding at the end of the year	10	100	10	100

2.3 The details of shareholders holding more than 5%

Name of shareholders	As at 31 March 2023		As at 31 March 2022	
	No. of Shares held	% of Holding	No. of Shares held	% of Holding
Kajal Kumar Mallick	5	50%	5	50%
Swapn Kumar Das	5	50%	5	50%

3	Reserves & Surplus	As at 31 March 2023	As at 31 March 2022
	<b>a. Surplus</b>		
	Opening balance	(77.00)	(5.00)
	(+) Net Profit/(Net Loss) For the current year	(218.00)	(72.00)
	Closing Balance	(295.00)	(77.00)
	<b>Total</b>	<b>(295.00)</b>	<b>(77.00)</b>

4	Short Term Borrowings	As at 31 March 2023	As at 31 March 2022
	<u>Unsecured</u>		
	<b>a. Loan from Directors</b>		
	Kajal Kumar Mallick	115.00	26.00
	Swapn Kumar Das	101.00	26.00
	Kamlesh Banik	7,500.00	2,000.00
	<b>b. Loan from Others</b>		
	Value Homes Realty	55.00	18.00
	<b>Total</b>	<b>7,771.00</b>	<b>2,070.00</b>

VALUE HOMES REALTECH PVT. LTD.

*Kajal Kumar Mallick*  
Director



VALUE HOMES REALTECH PVT. LTD.

*Swapn Kumar Das*  
Director

Director

VALUE HOMES REALTECH PRIVATE LIMITED

Ramkrishnapally, Gouranga Nagar, New Town, Kolkata, WB 700 162

Schedules Forming Integral Part of the Balance Sheet as at 31st March, 2023

Figures in Thousands

5		As at 31 March 2023	As at 31 March 2022
<b>Other Current Liabilities</b>			
Other payables			
Audit Fees Payables		35.00	10.00
Other Payables		390.00	24.00
Provision for Income Tax		-	-
<b>Total</b>		<b>355.00</b>	<b>34.00</b>
6		As at 31 March 2023	As at 31 March 2022
<b>Cash and cash equivalents</b>			
a. Balances with banks			
Axis Bank		76.00	13.00
b. Cash in hand		100.00	100.00
<b>Total</b>		<b>176.00</b>	<b>113.00</b>
7		For the Year ended 31 March 2023	For the Year ended 31 March 2022
<b>Other expenses</b>			
Administrative Expenses:			
Audit Fees		35.00	5.00
Donation		-	10.00
Professional fee		15.00	25.00
Printing & Stationery		10.00	10.00
Bank Charges		11.00	7.00
Land Sanction Fees		-	10.00
Trade License		-	5.00
Brokerage		100.00	-
General Expenses		9.00	-
Office Expenses		38.00	-
<b>Total</b>		<b>218.00</b>	<b>72.00</b>

VALUE HOMES REALTECH PVT. LTD.

*Rajal Kumaran Malik*  
Director

VALUE HOMES REALTECH PVT. LTD.

*Sudip Kumar*  
Director



**VALUE HOMES REALTECH PRIVATE LIMITED**  
Ramkrishnapally, Gouranga Nagar, New Town, Kolkata, WB 700 162

B Additional information and disclosures

Figures in Thousands

Disclosures required under Section 22 of the Micro, Small and Medium Enterprises Development Act, 2006

Particulars	As at 31 March, 2023	As at 31 March, 2022
(i) Principal amount remaining unpaid to any supplier as at the end of the accounting year	N I L	N I L
(ii) Interest due thereon remaining unpaid to any supplier as at the end of the accounting year		
(iii) The amount of interest paid along with the amounts of the payment made to the supplier beyond the appointed day		
(iv) The amount of interest due and payable for the year		
(v) The amount of interest accrued and remaining unpaid at the end of the accounting year		
(vi) The amount of further interest due and payable even in the succeeding year, until such date when the interest dues as above are actually paid		
Dues to Micro and Small Enterprises have been determined to the extent such parties have been identified on the basis of information collected by the Management. This has been relied upon by the auditors.		

Value of imports calculated on CIF basis @:	As at 31 March, 2023	As at 31 March, 2022
Raw materials		
Capita Goods	N I L	N I L
Components		
Spare parts		
Total Components and spare parts		

Expenditure in foreign currency #:	As at 31 March, 2023	As at 31 March, 2022
Royalty		
Know-how		
Professional and consultation fees	N I L	N I L
Interest		
Other matters		

Payments to the auditor as	As at 31 March, 2023	As at 31 March, 2022
a. Audit Fees	35.00	5.00

VALUE HOMES REALTECH PVT. LTD.

*Kajal Kumar Mallick*

Director



VALUE HOMES REALTECH PVT. LTD.

*Swapan L S*

Director



Related party transactions			
Details of related parties:			
Description of relationship	Names of related parties		
Key Management Personnel (KMP) and Relative of KMP	Kajal Kumar Mallick, Kamalesh Banik, Swapan Kumar Das, Value Homes Realty		
Note: Related parties have been identified by the Management.			
Details of related party transactions during the year ended 31 March, 2023 and balances outstanding as at 31 March, 2023:			
Name of the Party	KMP	Nature of Transaction	Total
Kajal Kumar Mallick	Director	Loan O/s Bal	1,14,700.00
Kamalesh Banik	Director	Loan O/s Bal	75,00,000.00
Swapan Kumar Das	Director	Loan O/s Bal	1,01,000.00
Value Homes Realty	Director's Firm	Loan O/s Bal	55,360.00

#### Earning Per shares

Particulars	As at 31 March, 2023	As at 31 March, 2022
Net Profit/(loss) after tax for the period attributable to	(218.00)	(72.00)
Weighted average number of equity shares	10.00	10.00
Basic earning per share	(21.80)	(7.20)
Face value per equity share	10.00	10.00

The company is a Small And Medium Sized Company (SMC) as defined in the General instruction in respect of Accounting Standards notified under the Companies act, 1956. Accordingly, the company has complied with the accounting standards as applicable to Small And Medium Sized Company.

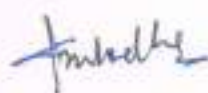
IN TERMS OF OUR ATTACHED REPORT OF EVEN DATE.

For And On Behalf Of The Board Of Directors

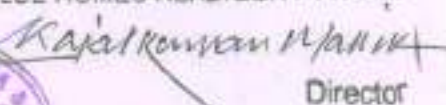
For G K Lodha & Co  
Chartered Accountants  
FRN-329866E  
UDIN : 23415671BHAJCT5923

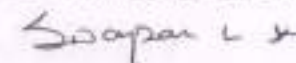
VALUE HOMES REALTECH PVT. LTD.

VALUE HOMES REALTECH PVT. LTD.





  
Director



Kajal Kumar Mallick  
(Director)

Swapan Kumar Das  
(Director)

(CA Gopal Krishna Lodha)  
Proprietor, M No-415671

18, Rabindra Sarani,  
Poddar Court, Gate No.2,  
5th Floor, Room No. 522 & 523,  
Kolkata-700001

Dated : The 28th Day of September, 2023