

TO WHOM IT MAY CONCERN

We have examined the Books of Accounts, Financial Statements and other related records of **M/s Happy Homes Realty**, a partnership firm having its office at P-143, Remount Road, Kolkata- 700027 and PAN- AAJFH5801M for the period upto 30/09/2022. On the basis of our examination and as explained to us we hereby state that the total cost to be incurred by the Firm in the Construction Project site at 202B, Daspara Road, Kolkata- 700063 and total investment already made by the Firm are as follows:-

The bifurcation of the Total Cost involved in the Project as stated by the Management are as follows:

Cost of Purchase of Land (including Brokerage)	Rs. 64,11,929
Cost of site development including boundary wall, Conversion of land, mutation and Sanction of Building Plan	Rs. 17,08,408
Finance Cost (Appx)	Rs. 35,00,000
Cost of Construction for 9472 Sq. Ft built up area (As per Sanction Plan) @1700/- per Sq. Ft appx.	Rs.161,02,400
Total Cost	<u>Rs.277,22,737</u>

Investments made by the Firm till date :

Cost of Purchase of Land (including Brokerage)	Rs. 64,11,929
Cost of site development including boundary wall, Conversion of land, mutation and Sanction of Building Plan	Rs. 17,08,408
Finance Cost	<u>Rs. 24,60,933</u>
Total Amount incurred	<u>Rs.105,81,270</u>

We hereby certified that the Firm have made a **total investment in the Construction Project site at 202B, Daspara Road, Kolkata- 700063 till 30/09/2022 of Rs.105,81,270 (Rupees One Crore Five Lacs Eightyone Thousand Two Hundred Seventy Only) which is approximately 38.16% of the total cost to be incurred for the completion of the project.** The above statements are made to the best of our knowledge and belief.

For Sanjay Khandelwal & Co.

Firm Regn No. 323311E

Chartered Accountants

Sanjay Khandelwal
(CA Sanjay Khandelwal)

Prop. Mem No. 054451

UDIN: 22054451BBUOVK8295



Place: Kolkata

Date : 02/11/2022