

Certificate by the auditor

It is hereby certified that we have verified the particulars contained in the Statement of Account and Solvency including the Statements of assets and liabilities as at 31.03.2022 and the income and expenditure for the year ending 31.03.2022 from the accounting records and other books and papers of **EM BYPASS PROJECTS LLP** (FORMERLY KNOWN AS WINDHAM HEIGHTS LLP) and found them to be true and fair.

Name of the auditor : MANOJ KUMAR SINGHEE  
(For and on behalf of K L Singhee & Co.)  
Address : Room No. 303, Martin Burn House,  
1, R.N. Mukherjee Road, Kolkata- 700 001  
Email id : manojkinghee@gmail.com  
Membership No 057941

Dated : 30th day of Sept, 2022

UDIN: 22057941BBEDWF4562

For K. L. SINGHEE & CO.  
Chartered Accountants  
Firm Registration Number 303121E

MANOJ K. SINGHEE  
Pr.  
M. No. 1



Statement of Account and Solvency as at 31st March 2022

LLPIN : AAA-4836

Name of LLP : EM BYPASS PROJECTS LLP  
(FORMERLY KNOWN AS WINDHAM HEIGHTS LLP)

Part A: Statement of Solvency

We, **ALOK GUPTA** and **MADAN GOPAL MARDA**, being the **designated partners** of **EM BYPASS PROJECTS LLP** (FORMERLY KNOWN AS WINDHAM HEIGHTS LLP) (designated partners nominated respectively by the partners – Akriti Vyapaar Private Limited and Apoorv Vanijya Private Limited), do solemnly affirm and sincerely declare that we have made a full inquiry into the affairs of this Limited Liability Partnership, and that, having done so, have formed the opinion that the Limited Liability Partnership is able to pay its debts in full as they become due in the normal course of business.

We append a Statement of the Assets and Liabilities as at 31/03/2022 and Income and Expenditure for the year ended on 31/03/2022 being the latest practicable date before the making of this declaration.

Since there has not been any creation/ modification/satisfaction of charges, a Statement indicating creation of charges or modification or satisfaction thereof during the financial year for the LLP is not applicable and hence not furnished.

We declare that the turnover does not exceed Rs 40 lakh but the contribution exceeds Rs 25 lakh. The partners/authorized representatives have taken proper care and responsibility for maintenance of adequate accounting records and preparation of accounts in accordance with the provisions of the LLP Act and the Rules made thereunder.

We make this statement conscientiously believing it to be true, and by virtue of the provisions of the Limited Liability Partnership Act, 2008, the rules made thereunder.

Made on this \_\_\_\_\_ day of \_\_\_\_\_ 2022

Place : Kolkata

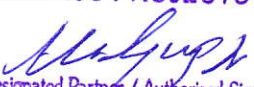
Signature of Designated Partners of LLP  
DIN : 00781993

Signature of Designated Partners of LLP  
DIN : 00781575

EM BYPASS PROJECTS LLP

  
Designated Partner / Authorised Signatory

EM BYPASS PROJECTS LLP

  
Designated Partner / Authorised Signatory

**PART B : STATEMENT OF ACCOUNT**  
**STATEMENT OF ASSETS & LIABILITIES OF EM BYPASS PROJECTS LLP (FORMERLY KNOWN AS**  
**WINDHAM HEIGHTS LLP) AS AT 31ST MARCH 2022**

	<u>Schedule</u>	<u>As at</u> <u>31.03.2022</u> Rupees	<u>As at</u> <u>31.03.2021</u> Rupees
<b><u>I. CONTRIBUTION &amp; LIABILITIES</u></b>			
<u>(1) Partners' Funds</u>			
(a) Contribution	1	16,715,806	15,777,086
(b) Partners' Current Account	1A	17,747,671	157,671
(c) Reserves & Surplus (Surplus being the profit/ loss made during the year)		-	-
<u>(2) Liabilities</u>			
(a) Long Term Borrowings	2	192,692,722	158,561,662
(b) Creditors/Trade payables (incl Advances)	3	57,559,128	43,899,491
(c) Other Current Liabilities	4	2,027,701	1,874,667
(d) Provision for Taxation		-	-
		<u>286,743,028</u>	<u>220,270,577</u>
<b><u>II. ASSETS</u></b>			
(a) Fixed Assets (Written Down Value)	5	131,989	152,664
(b) Loans and Advances	6	3,987,778	862,477
(c) Inventories		269,657,214	210,400,792
Stock of Construction Work-in-Progress (at cost)		1,660,156	1,660,156
Stock of Trading Goods (at cost)	7	157,705	397,056
(d) Cash & Cash Equivalents	8	11,148,186	6,797,432
(e) Other Current Assets		-	-
		<u>286,743,028</u>	<u>220,270,577</u>

Accounting Policies &  
Notes On Accounts

13

As per our Report annexed

**For K. L. SINGHEE & CO.**  
Chartered Accountants  
Firm Registration Number 303121E

**MANOJ K. SINGHEE**  
Partner

Room No. 303, Martin Burn House 1  
1 R.N. Mukherjee Road, Kolkata - 700 001.  
The 30th day of Sept, 2022

**EM BYPASS PROJECTS LLP**

*[Signature]*  
Designated Partner / Authorised Signatory

**EM BYPASS PROJECTS LLP**

*[Signature]*  
Designated Partner / Authorised Signatory





**STATEMENT OF INCOME & EXPENDITURE**

**STATEMENT OF EM BYPASS PROJECTS LLP (FORMERLY KNOWN AS WINDHAM HEIGHTS LLP) FOR THE  
YEAR ENDED 31st MARCH, 2022**

		<u>Year ended</u> <u>31.03.2022</u> Rupees	<u>Year ended</u> <u>31.03.2021</u> Rupees
<b>INCOME</b>		-	-
Turnover		-	-
Other Income		-	-
Increase/(decrease) in Inventory	9	59,256,423	21,370,467
<b>TOTAL INCOME</b>		<u>59,256,423</u>	<u>21,370,467</u>
<b>EXPENSES</b>		-	-
Purchases of Stock in Trade	10	40,012,869	5,561,071
Construction, Development & Incidental Cost	11	19,222,879	15,762,030
Finance Cost	5	20,675	22,366
Depreciation	12	-	25,000
Other Expenses		-	-
<b>TOTAL EXPENSES</b>		<u>59,256,423</u>	<u>21,370,467</u>
Profit / (Loss) before taxes		-	-
Provision for tax		-	-
Profit after tax		-	-
Profit transferred to Partners' Account		-	-
Profit transferred to Reserves & Surplus		-	-

Accounting Policies & Notes On Accounts

13

As per our Report annexed  
**For K. L. SINGHEE & CO.**  
 Chartered Accountants  
 Firm Registration Number 303121E

*[Signature]*  
**MANOJ K. SINGHEE**  
 Partner  
 M. No 057941

Room No. 303, Martin Burn House  
 1 R.N. Mukherjee Road, Kolkata - 700 001.  
 The 30th day of Sept, 2022

**EM BYPASS PROJECTS LLP**

*[Signature]*  
 Designated Partner / Authorised Signatory

**EM BYPASS PROJECTS LLP**

*[Signature]*  
 Designated Partner / Authorised Signatory



**EM BYPASS PROJECTS LLP (FORMERLY KNOWN AS WINDHAM HEIGHTS LLP)**  
**SCHEDULES TO ACCOUNTS - 31ST MARCH, 2022**

	<u>As at 31.03.2022</u>	<u>As at 31.03.2021</u>
	Rupees	Rupees
<b>SCHEDULE - 1 : CONTRIBUTION</b>		
<u>Partners' Contribution</u>		
Ajeya Commodities Private Limited	1,827,465	1,685,315
Opening Balance	-	-
Add : Addition during the year	135,000	142,500
Add : Interest on Capital	17,660	350
Less : Withdrawal during the year	<u>1,944,805</u>	<u>1,827,465</u>
Closing Balance		
Akriti Vyapaar Private Limited	1,830,434	1,688,284
Opening Balance	-	-
Add : Addition during the year	135,000	142,500
Add : Interest on Capital	17,660	350
Less : Withdrawal during the year	<u>1,947,774</u>	<u>1,830,434</u>
Closing Balance		
Akshar Commodities Private Limited	1,908,690	1,766,540
Opening Balance	-	-
Add : Addition during the year	135,000	142,500
Add : Interest on Capital	17,660	350
Less : Withdrawal during the year	<u>2,026,030</u>	<u>1,908,690</u>
Closing Balance		
Apoorv Vanijya Private Limited	1,847,415	1,705,265
Opening Balance	-	-
Add : Addition during the year	135,000	142,500
Add : Interest on Capital	17,660	350
Less : Withdrawal during the year	<u>1,964,755</u>	<u>1,847,415</u>
Closing Balance		
Avikar Vyapaar Private Limited	1,853,294	1,711,144
Opening Balance	-	-
Add : Addition during the year	135,000	142,500
Add : Interest on Capital	17,660	350
Less : Withdrawal during the year	<u>1,970,634</u>	<u>1,853,294</u>
Closing Balance		
Maple Vanijya Private Limited	1,830,305	1,688,155
Opening Balance	-	-
Add : Addition during the year	135,000	142,500
Add : Interest on Capital	17,660	350
Less : Withdrawal during the year	<u>1,947,645</u>	<u>1,830,305</u>
Closing Balance		
Sunflower Marketing Private Limited	1,886,963	1,744,813
Opening Balance	-	-
Add : Addition during the year	135,000	142,500
Add : Interest on Capital	17,660	350
Less : Withdrawal during the year	<u>2,004,303</u>	<u>1,886,963</u>
Closing Balance		
Vital Dealer Private Limited	1,792,520	1,650,370
Opening Balance	-	-
Add : Addition during the year	135,000	142,500
Add : Interest on Capital	17,660	350
Less : Withdrawal during the year	<u>1,909,860</u>	<u>1,792,520</u>
Closing Balance		



**EM BYPASS PROJECTS LLP    EM BYPASS PROJECTS LLP**

Designated Partner / Authorised Signatory

Designated Partner / Authorised Signatory

**EM BYPASS PROJECTS LLP (FORMERLY KNOWN AS WINDHAM HEIGHTS LLP)**  
**SCHEDULES TO ACCOUNTS - 31ST MARCH, 2022**

	<u>As at 31.03.2022</u>	<u>As at 31.03.2021</u>
	Rupees	Rupees
<b><u>SCHEDULE - 1 : CONTRIBUTION (contd)</u></b>		
Arya Realty Developers Private Limited		
Opening Balance	1,000,000	1,000,000
Add : Addition during the year	-	-
Less : Withdrawal during the year	-	-
Closing Balance	<u>1,000,000</u>	<u>1,000,000</u>
	<u>16,715,806</u>	<u>15,777,086</u>
<b><u>SCHEDULE - 1A : PARTNERS' CURRENT ACCOUNT</u></b>		
Arya Realty Developers Private Limited		
Opening Balance	157,671	62,671
Add : Addition during the year	17,500,000	-
Add : Interest on Capital	90,000	95,000
Less : Withdrawal during the year	-	-
Closing Balance	<u>17,747,671</u>	<u>157,671</u>
<b><u>SCHEDULE - 2 : LONG TERM BORROWINGS</u></b>		
<b><u>Secured loan</u></b>		
Bajaj Housing Finance Limited (secured by exclusive first charge by way of registered mortgage on land of project 'Arya Sky', unsold units in the project and receivables from such unsold units)	36,717,882	40,806,503
<b><u>Unsecured loan</u></b>		
from Bodies Corporate	136,790,073	107,400,959
from Others	19,184,767	10,354,200
	<u>192,692,722</u>	<u>158,561,662</u>
<b><u>SCHEDULE - 3 : CREDITORS / TRADE PAYABLES (INCL ADVANCES)</u></b>		
Sundry Creditors and Advances	18,486,472	10,154,491
Overdrawn bank balance	177,656	-
Deposit	38,895,000	33,745,000
	<u>57,559,128</u>	<u>43,899,491</u>
<b><u>SCHEDULE - 4 : OTHER CURRENT LIABILITIES</u></b>		
TDS Payable	1,925,325	1,326,689
Other Payables	102,376	547,978
	<u>2,027,701</u>	<u>1,874,667</u>
<b><u>SCHEDULE - 6 : LOANS &amp; ADVANCES</u></b>		
<u>(Unsecured, Considered good)</u>		
Loans and Advances (recoverable in cash or in kind or for value to be received)	3,911,078	785,777
Security Deposit	76,700	76,700
	<u>3,987,778</u>	<u>862,477</u>
<b><u>SCHEDULE - 7 : CASH &amp; CASH EQUIVALENTS</u></b>		
Cash in Hand	125,426	201,389
Balance with Scheduled Bank - On Current Account	32,279	195,667
	<u>157,705</u>	<u>397,056</u>
<b><u>SCHEDULE - 8 : OTHER CURRENT ASSETS</u></b>		
TDS/TCS Receivable	30,072	26,963
GST Input Credit	11,047,789	6,770,469
Others Receivable	70,325	-
	<u>11,148,186</u>	<u>6,797,432</u>



EM BYPASS PROJECTS LLP EM BYPASS PROJECTS LLP




Designated Partner / Authorised Signatory      Designated Partner / Authorised Signatory



EM BYPASS PROJECTS LLP (FORMERLY KNOWN AS WINDHAM HEIGHTS LLP)  
SCHEDULES TO ACCOUNTS - 31ST MARCH, 2022

SCHEDULE - 5 : FIXED ASSETS

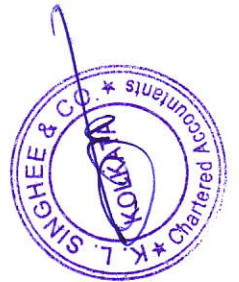
Description	Rate of Depreciation	WDV as on 01.04.21	Addition during the Year		Deduction	Total to 31.03.22	Depreciation Allowable	WDV as on 31.03.2022
			Put to use for More Than 180 Days	Put to Use for Less Than 180 days				
Television	15%	18,857	-	-	-	18,857	2,829	16,028
Telephone / Mobile Phones	15%	81,727	-	-	-	81,727	12,259	69,468
Furnitures & Fixtures	10%	7,789	-	-	-	7,789	779	7,010
Office Equipments	10%	43,028	-	-	-	43,028	4,303	38,725
Computer	40%	1,263	-	-	-	1,263	505	758
<b>Total</b>		<b>152,664</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>152,664</b>	<b>20,675</b>	<b>131,989</b>
Previous Year		<b>141,330</b>	<b>-</b>	<b>33,700</b>	<b>-</b>	<b>175,030</b>	<b>22,366</b>	<b>152,664</b>

Amount in Rs)

EM BYPASS PROJECTS LLP      EM BYPASS PROJECTS LLP

*Alshayp*  
Designated Partner / Authorised Signatory

*Ravi*  
Designated Partner / Authorised Signatory



**EM BYPASS PROJECTS LLP (FORMERLY KNOWN AS WINDHAM HEIGHTS LLP)**  
**SCHEDULES TO ACCOUNTS - 31ST MARCH, 2022**

	<u>Year ended</u> <u>31.03.2022</u> Rupees	<u>Year ended</u> <u>31.03.2021</u> Rupees
<b><u>SCHEDULE - 9 : INCREASE / (DECREASE) IN INVENTORY</u></b>		
<b><u>Stock at Close</u></b>		
Stock of Construction Work in Progress	269,657,214	210,400,792
Stock of Trading Goods	1,660,156	1,660,156
<b><u>Less : Stock at Commencement</u></b>		
Stock of Construction Work in Progress	(210,400,792)	(189,030,325)
Stock of Trading Goods	(1,660,156)	(1,660,156)
	<u>59,256,423</u>	<u>21,370,467</u>
<b><u>SCHEDULE - 10 : CONSTRUCTION, DEVELOPMENT &amp; INCIDENTAL COST</u></b>		
Land Development Expenses	2,048,000	1,000,000
<b><u>Material, labour &amp; Other Expenses</u></b>		
Piling Charges	49,500	175,305
Brick, Cement and Sand	185,000	-
TMT Bar	11,531,564	-
Plumbing Material	146,286	6,560
PMC Charge	2,400,000	-
Electrical Goods and Expenses	1,175	-
RMC	7,259,761	-
Other Material & Expenses	2,503,551	104,830
Architect's Fees	700,000	-
Security Charges	393,467	336,000
Advertisement & Business Promotion	57,525	-
Rent Charges	240,000	240,000
Insurance	-	-
Travelling & Conveyance	990,492	143,989
Bank charges	12,001	-
Filing Fees	7,500	400
Electricity Expenses	398,630	304,497
General Expenses	193,261	10,428
Salaries, wages & staff welfare	2,510,547	2,825,788
Repairs & Maintenance	54,849	39,204
Printing & Stationery	8,130	10,227
Rates & Taxes	7,322,216	2,150
Telephone Charges	49,912	38,017
Brokerage	87,152	208,136
Legal & Professional Expenses	862,350	115,540
	<u>40,012,869</u>	<u>5,561,071</u>
<b><u>SCHEDULE - 11 : FINANCE COST</u></b>		
Interest on Loans	18,052,879	14,527,030
Interest on Partners' Capital	1,170,000	1,235,000
	<u>19,222,879</u>	<u>15,762,030</u>
<b><u>SCHEDULE - 12 : OTHER EXPENSES</u></b>		
Audit Fee	-	25,000
	<u>-</u>	<u>25,000</u>

EM BYPASS PROJECTS LLP

Designated Partner / Authorised Signatory

EM BYPASS PROJECTS LLP

Designated Partner / Authorised Signatory





# EM BYPASS PROJECTS LLP (FORMERLY KNOWN AS WINDHAM HEIGHTS LLP)

## SCHEDULES TO ACCOUNTS - 31<sup>ST</sup> MARCH, 2022

### SCHEDULE 13 : NOTES ON ACCOUNTS

#### **1. ACCOUNTING POLICIES :**

The accounts have been prepared using historical cost convention and on the basis of a going concern with revenue recognized and expenses accounted on accrued basis. The significant accounting policies followed by the consortium are stated below :

i) INVENTORIES :

Stock of Construction Work-in-Progress is valued at cost. Trading goods are valued at lower of cost or market value.

ii) CONTINGENT LIABILITIES :

All Known liabilities are provided for in the accounts except liabilities of a contingent nature.

iii) Fixed Assets are stated at cost less accumulated depreciation. Depreciation on tangible assets is provided on the written down value method as prescribed under the Income Tax Act, 1961. Depreciation for assets purchased / sold during a period is proportionately charged.

2. In order to jointly carry out construction of building(s) for sale of flats, "EM BYPASS PROJECTS LLP" (FORMERLY KNOWN AS WINDHAM HEIGHTS LLP) - a Limited Liability Partnership has been formed and registered under the Limited Liability Partnership Act, 2008, for construction of the building(s) at premises co - owned by the partners.

Name of the Partners	Share in Profit or Losses of the LLP
Ajeya Commodities Pvt Ltd	6.25%
Akriti Vyapaar Pvt Ltd	6.25%
Akshar Commodities Pvt Ltd	6.25%
Apoorv Vanijya Pvt Ltd	6.25%
Avikar Vyapaar Pvt Ltd	6.25%
Maple Vanijya Pvt Ltd	6.25%
Sunflower Marketing Pvt Ltd	6.25%
Vital Dealer Pvt Ltd	6.25%
Arya Realty Developers Pvt Ltd	50%

3. The limited liability partnership has commenced development of property. As only part of the job is complete as at the year end, all the expenses have been transferred under the head "Stock of Construction Work - in - Progress."

For K. L. SINGHEE & CO.  
Chartered Accountants  
Firm Registration Number 303121E

Signature to Schedules '1' to '13'

MANOJ K. SINGHEE  
Partner  
M. No. 057941

Room No. 303, Martin Burn House,  
1, R.N. Mukherjee Road, Kolkata- 700 001  
The 30<sup>th</sup> day of Sept 2022.

EM BYPASS PROJECTS LLP EM BYPASS PROJECTS LLP

Designated Partner / Authorised Signatory

Designated Partner / Authorised Signatory

