



ARCB & ASSOCIATES

CHARTERED ACCOUNTANTS

Partner : CA Chanchal Bansal

Spencer Plaza
Above Vishal Mega Mart
Burdwan Road, Siliguri-734005
chanchalbansal007@gmail.com
98007-45000

CERTIFICATE

This is to certify that we have examined the books of Accounts of M/S BL Builders of Ganesh Square, Ward No-24, South Bharat Nagar, Near Khanij Sangha Club, Siliguri-734004 having PAN No: AALFB9864G.As per our examination of books and information provided to us, we certify the figures provided in the annexed schedules.

SL NO.	PARTICULARS	AMOUNT INCURRED IN LAKHS
I) LAND COST		
A.	Acquisition Cost of Land or Development Rights, lease Premium, lease rent, interest cost incurred or payable on Land Cost and legal cost	87.06
B.	Amount of Premium payable to obtain development rights, FSI, additional FSI, fungible area, and any other incentive under DCR from Local Authority or State Government or any Statutory Authority.	0.00
C.	Acquisition cost of TDR (if any)	0.00
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	0.00
E.	Land Premium payable as per annual statement of rates (ASR) for redevelopment of land owned by public authorities	0.00



F. Under Rehabilitation Scheme:		
i.	Estimated construction cost of rehab building including site development and infrastructure for the same as certified b	0.00
ii.	Actual Cost of construction of rehab building incurred as per the books of accounts as verified by the CA Note : (for total cost of construction incurred, Minimum of (i) or (ii) is to be considered)	0.00
iii.	Cost towards clearance of land of all or any encumbrances including cost of removal of legal/illegal occupants, cost for providing temporary transit accommodation or rent in lieu of Transit Accommodation, overhead cost	0.00
iv.	Cost of ASR linked premium, fees, charges and security deposits or maintenance deposit, or any amount whatsoever payable to any authorities towards and in project of rehabilitation	0.00
v.	Sub - Total of Land Cost	87.06



TABLE B - DEVELOPMENT COST /COST OF CONSTRUCTION

SL. NO.	DEVELOPMENT COST / COST OF CONSTRUCTION	ESTIMATED COST	COST INCURRED AS ON 30.09.2024
1.	Estimated cost as certified by the Engineer	310.00 Lakhs	248.00 Lakhs
2.	Actual cost of construction incurred as per books of account till date 30.09.2024	-	153.57 Lakhs
3.	Total Expenditure for development of entire project including salaries, water supply, sewerage, electricity, drainage etc.		
4.	Payment of taxes Cess etc		
5.	Interest payable to financial institutions		
6.	Total Project Cost	310.00 Lakhs	240.63 Lakhs
7.	Proportion of land cost and construction cost to total estimated cost		
8.	Amount which can be withdrawn		
9.	Less amount withdrawn from bank till date		
10.	Net amount that can be withdrawn from bank		

For ARCB & ASSOCIATES

Chartered Accountants

Firm No: -327773E

CA. Chanchal Bansal

Partner

M. No: -306150

Date: -27.12.2024



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CIVIL ENGINEERING CONSULTANCY

Er. Arjun Barman

Deshbandhu para, Near gopal more, Siliguri, Dist.- Darjeeling, Ward no.- 30 (SMC), Pin- 734004, Phn No.- 8509735547

Project Name :- GANESH SQUARE, of M/S B.L. BUILDERS

Address:- South Bharat Nagar, Siliguri, Ward No. - 24 (S.M.C.)

ENGINEER CERTIFICATE

SL NO.	DESCRIPTION	DETAILS
1.	BUILDING /WING NUMBER (to to be prepared separately for each Building /Wing of the Project)	N/A
2.	Total Estimated cost of the building including Land as per Owner declaration as on date of Registration	3,10,00000.00
3.	Cost incurred as on 30.09.2024 (based on the Estimated cost of the building including Land as per Owner declaration)*	2,48,00000.00
4.	Work done in Percentage (as Percentage of the estimated cost)	80.0 %
5.	Balance Cost to be Incurred (Based on Estimated Cost)	62,00000.00
6.	Cost Incurred on Additional /Extra Items as on..... not included in the Estimated Cost (Annexure A)	NIL
1.	Total Estimated cost of the Internal and External Development Works including amenities and Facilities in the layout as on date of Registration	0.00
2.	Cost incurred as on..... (based on the Estimated cost)	0.00
3.	Work done in Percentage (as Percentage of the estimated cost)	0.00 %
4.	Balance Cost to be Incurred (Based on Estimated Cost)	0.00
5.	Cost Incurred on Additional /Extra Items as on..... not included in the Estimated Cost (Annexure A)	0.00
6.	Engineer Certificate regarding progress of work.	

Arjun Barman

Arjun Barman

Licensed Building Surveyor
SMC Empanelment No.- II - 102
CJDA Licensed No. B/548
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