


| <b>INDIAN INCOME TAX RETURN ACKNOWLEDGEMENT</b>   |   |                                 | Assessment Year<br>2023-24 |
|---|---|---------------------------------|----------------------------|
| [Where the data of the Return of Income in Form ITR-1(SAHAJ), ITR-2, ITR-3, ITR-4(SUGAM), ITR-5, ITR-6, ITR-7 filed and verified]<br>(Please see Rule 12 of the Income-tax Rules, 1962)   |   |                                 |                            |
| PAN   | AAGCB8238G  |                                 |                            |
| Name  | BE HOME DEVELOPERS PRIVATE LIMITED  |                                 |                            |
| Address   | PLOT :1139, GITANJALI PARK, MOUZA:BHADUR, ANDAL MORE , DURGAPUR , 32-West Bengal, 91-INDIA, 713321  |                                 |                            |
| Status  | 7-Private company   | Form Number                     | ITR-6                      |
| Filed u/s   | 139(1)-On or before due date  | e-Filing Acknowledgement Number | 380687211031023            |
| Taxable Income and Tax Details  | Current Year business loss, if any  | 1                               | 0                          |
|   | Total Income  | 2                               | 10,18,510                  |
|   | Book Profit under MAT, where applicable   | 3                               | 0                          |
|   | Adjusted Total Income under AMT, where applicable   | 4                               | 0                          |
|   | Net tax payable   | 5                               | 2,56,338                   |
|   | Interest and Fee Payable  | 6                               | 16,612                     |
|   | Total tax, interest and Fee payable   | 7                               | 2,72,950                   |
|   | Taxes Paid  | 8                               | 2,72,947                   |
| (+) Tax Payable /(-) Refundable (7-8)   | 9   | 0                               |                            |
| Accreted Income and Tax Detail  | Accreted Income as per section 115TD  | 10                              | 0                          |
|   | Additional Tax payable u/s 115TD  | 11                              | 0                          |
|   | Interest payable u/s 115TE  | 12                              | 0                          |
|   | Additional Tax and interest payable   | 13                              | 0                          |
|   | Tax and interest paid   | 14                              | 0                          |
|   | (+) Tax Payable /(-) Refundable (13-14)   | 15                              | 0                          |
| This return has been digitally signed by <u>KOUSHIK MUKHERJEE</u> in the capacity of <u>Director</u> having PAN <u>AJRP2894A</u> from IP address <u>103.218.236.151</u> on <u>03-Oct-2023 11:45:30</u> at <u>DURGAPUR</u> (Place) DSC SI.No & Issuer <u>3031396</u> & <u>112495430867707CN=Verasys CA 2014,OU=Certifying Authority,O=Verasys Technologies Pvt Ltd.,C=IN</u> |   |                                 |                            |
| System Generated<br>Barcode/QR Code   | <br><b>AAGCB8238G0638068721103102386c37546065a4fc9befdb04ad9e5d89ca2e9b6e6</b> |                                 |                            |
| <b>DO NOT SEND THIS ACKNOWLEDGEMENT TO CPC, BENGALURU</b>   |   |                                 |                            |

M/S. BE HOME DEVELOPERS PRIVATE LIMITED  
(CIN: U70109WB2016PTC216697)  
**BALANCE SHEET AS AT 31ST MARCH, 2023**

|   | Notes   | As at<br>31.03.2023<br>Rs. In Hundred | As at<br>31.03.2022<br>Rs. In Hundred |
|---|---------|---------------------------------------|---------------------------------------|
| <b>I. EQUITY AND LIABILITIES</b>                                  |         |                                       |                                       |
| <b>(1) Shareholder's Funds</b>                                    |         |                                       |                                       |
| (a) Share Capital   | 1       | 3,000.00                              | 3,000.00                              |
| (b) Reserves & Surplus  | 2       | 33,051.54                             | 25,617.66                             |
| (c) Money received against share warrants                         |         | -                                     | -                                     |
| <b>(2) Share application money pending allotment</b>              |         |                                       |                                       |
|   |         | -                                     | -                                     |
| <b>(3) Non-Current Liabilities</b>                                |         |                                       |                                       |
| (a) Long-term borrowings  | 3       | 42,500.00                             | -                                     |
| (b) Deferred tax liabilities                                      |         | -                                     | -                                     |
| (c) Other Long term liabilities                                   |         | -                                     | -                                     |
| (d) Long term provisions  |         | -                                     | -                                     |
| <b>(4) Current Liabilities</b>                                    |         |                                       |                                       |
| (a) Short-term borrowings   | 4       | 1,32,397.96                           | 1,65,389.58                           |
| (b) Trade payables  | 5       | 39,209.85                             | 22,781.52                             |
| (c) Other current liabilities                                     | 6       | 5,997.68                              | 2,540.34                              |
| (d) Short-term provisions   | 7       | 2,563.38                              | 2,058.50                              |
|   |         | <b>2,58,720.41</b>                    | <b>2,21,387.60</b>                    |
| <b>II. ASSETS</b>   |         |                                       |                                       |
| <b>(1) Non-current assets</b>                                     |         |                                       |                                       |
| <b>(a) Property, Plant &amp; Equipments and Intangible assets</b> |         |                                       |                                       |
| (i) Property, Plant & Equipments - Net Block                      | 8       | 13,891.49                             | 15,591.74                             |
| (ii) Intangible assets  |         | -                                     | -                                     |
| (ii) Capital Work-in-Progress                                     |         | -                                     | -                                     |
| (iv) Intangible assets under development                          |         | -                                     | -                                     |
| (ii) Capital Work-in-progress                                     |         | -                                     | -                                     |
| (b) Non-current investments                                       | 9       | 5,250.00                              | 5,250.00                              |
| (c) Deferred tax assets (Net)                                     |         | -                                     | -                                     |
| (d) Long term loans and advances                                  |         | -                                     | -                                     |
| (e) Other non-current assets                                      |         | -                                     | -                                     |
| <b>(2) Current assets</b>   |         |                                       |                                       |
| (a) Current Investments   |         | -                                     | -                                     |
| (b) Inventories   | 10      | 1,62,583.19                           | 1,13,620.65                           |
| (c) Trade Receivables   | 11      | 356.83                                | 12,888.14                             |
| (d) Cash and Cash Equivalents                                     | 12      | 57,867.29                             | 27,938.61                             |
| (e) Short term Loans and advances                                 |         | -                                     | -                                     |
| (f) Other Current Assets  | 13      | 18,771.61                             | 46,098.46                             |
| Significant Accounting Policies                                   |         |                                       |                                       |
| See Accompanying Notes forming part of the Financial Statements   | 1 to 25 | <b>2,58,720.41</b>                    | <b>2,21,387.60</b>                    |

As per our attached Report of even date

For Anoop Kumar Agarwal & Associates  
Chartered Accountants  
FRN: 326455E

*Anoop Kumar Agarwal*  
Anoop Kumar Agarwal  
Partner  
M.No: 066013



Durgapur  
30th August 2023

For and on behalf of the Board

Koushik Mukherjee  
Director  
DIN: 07544256

Ujjal Kanti Mukherjee  
Director  
DIN: 07544476

BE HOME DEVELOPERS PVT. LTD.

*Koushik Mukherjee*  
Director

*Ujjal Kanti Mukherjee*  
BE HOME DEVELOPERS PVT. LTD.  
*Ujjal Kanti Mukherjee*  
Director

UDIN: 23066013B6X0AX4278

M/S. BE HOME DEVELOPERS PRIVATE LIMITED  
(CIN: U70109WB2016PTC216697)

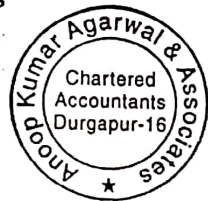
**PROFIT & LOSS STATEMENT FOR THE YEAR ENDED 31ST MARCH, 2023**

|  | Notes   | Year Ended<br>31.03.2023<br>Rs. In Hundred | Year Ended<br>31.03.2022<br>Rs. In Hundred |
|--|---------|--|--|
| <b>INCOME:</b>   |         |  |  |
| Revenue from Operations  | 14      | 2,34,848.16                                | 2,23,843.66                                |
| Other Income   | 15      | 409.18                                     | 394.53                                     |
| Closing Work-in-Progress   | 10      | 1,62,583.19                                | 1,13,620.65                                |
| <b>Total Income</b>  |         | <b>3,97,840.53</b>                         | <b>3,37,858.84</b>                         |
| <b>EXPENSES:</b>   |         |  |  |
| Opening Work-in-Progress   | 10      | 1,13,620.65                                | 1,22,018.60                                |
| Land Development & Construction Cost   | 16      | 2,30,690.78                                | 1,68,758.18                                |
| Purchase of Stock-in-Trade   |         | -  | -  |
| Employee benefit expense   | 17      | 17,325.30                                  | 19,810.90                                  |
| Finance costs  | 18      | 18,203.62                                  | 13,042.42                                  |
| Depreciation and amortization expense  | 19      | 1,786.69                                   | 933.11                                     |
| Other expenses   | 20      | 6,102.50                                   | 4,863.85                                   |
| <b>Total Expenses</b>  |         | <b>3,87,729.54</b>                         | <b>3,29,427.06</b>                         |
| Profit before tax  |         | 10,110.99                                  | 8,431.78                                   |
| Tax Expense:<br>Current Tax  | 21      | 2,677.11                                   | 2,291.83                                   |
| Profit after taxation  |         | <b>7,433.88</b>                            | <b>6,139.95</b>                            |
| Earning per Equity Share - Basic & Diluted (Rs.)   | 22      | 24.78                                      | 20.47                                      |
| Significant Accounting Policies<br>See Accompanying Notes forming part of the Financial Statements | 1 to 25 |  |  |

As per our attached Report of even date

For Anoop Kumar Agarwal & Associates  
Chartered Accountants  
FRN: 326455E

*Anoop Kumar Agarwal*  
Anoop Kumar Agarwal  
Partner  
M.No.: 066013



Durgapur  
30th August 2023

For and on behalf of the Board

Koushik Mukherjee  
Director  
DIN: 07544256

Ujjal Kanti Mukherjee  
Director  
DIN: 07544476

*Ujjal Kanti Mukherjee*  
BE HOME DEVELOPERS PVT. LTD.  
Ujjal Kanti Mukherjee  
Director

DIN: 23066013BG6X0AX4278

BE HOME DEVELOPERS PVT. LTD.  
*Koushik Mukherjee*  
Director

## **SIGNIFICANT ACCOUNTING POLICIES**

### **1. BASIS OF PREPARATION OF FINANCIAL STATEMENTS**

These financial statements have been prepared to comply with the Generally Accepted Accounting Principles in India (Indian GAAP), including the Accounting Standards notified under the relevant provisions of the Companies Act, 2013 under the historical cost convention. The company follows the mercantile system of accounting and recognises income and expenditure on accrual basis except in case of significant uncertainties.

The preparation of financial statements in conformity with Indian GAAP requires judgements, estimates and assumptions to be made that affect the reported amount of assets and liabilities, disclosure of contingent liabilities on the date of the financial statements and the reported amount of revenues and expenses during the reporting period. Estimates and assumptions used in the preparation of the financial statements and disclosures are based upon management's evaluation of the relevant facts and circumstances as of the date of the financial statements, which may differ from the actual results at a subsequent date. Difference between the actual results and estimates are recognised in the period in which the results are known / materialised.

### **2. INVENTORIES**

In accordance with AS-7 on "Accounting for Construction Contracts" issued by the ICAI, Work-in progress is valued under the percentage completion method. Based on that revenue is recognised as the contract activity progresses based on the stage of completion reached. The costs incurred in reaching the stage of completion are matched with this revenue and the proportionate value of expected revenue based on the percentage of work completed is treated as total revenue. Out of the above, amount actually received from customers and flats registered during the year is considered as turnover and the balance is taken as closing Work-in-progress in the revenue account.

### **3. CONSTRUCTION CONTRACTS**

Stage of completion has been determined by the Management based on Contract costs incurred as a percentage of total estimated contract costs estimated and also considering current technical data, forecasts and estimates of net expenditure to be incurred in future including for contingencies, etc.

### **4. REVENUE RECOGNITION**

Revenue to date is computed by multiplying total estimated contract revenue by the percentage of completion. The excess of this amount over the revenue from operations reported in prior periods is the revenue that is recognized in the income statement for the current period. Out of this, total amount actually received and that receivable for flats registered during the year is considered as Revenue from operations and balance is treated as closing work in progress. Revenue from operations is recognised on registration of flats in buyer's name or on receipt of amount from customer.

### **5. PROPERTY, PLANT & EQUIPMENTS**

Tangible Property, Plant & Equipments are stated at cost net of recoverable taxes, trade discounts and rebates less accumulated depreciation. The cost of Tangible Property, Plant & Equipments comprises its purchase price, borrowing cost and any cost directly attributable to bringing the asset to its working condition for its intended use.



BE HOME DEVELOPERS PVT. LTD.

*Koushik Mukherjee*  
Director

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DIN: 07544256

BE HOME DEVELOPERS PVT. LTD.

*Ujjal Kanti Mukherjee*  
Director

Ujjal Kanti Mukherjee  
DIN: 07544416



## 6. DEPRECIATION, AMORTISATION AND DEPLETION

Depreciation on Tangible Property, Plant & Equipments is provided to the extent of depreciable amount on the Straight Line Method (SLM). Depreciation is provided based on useful life of the assets as prescribed in Schedule II to the Companies Act, 2013

In respect of additions or extensions forming an integral part of existing assets and spares, depreciation is provided as aforesaid over the residual life of the respective assets.

## 7. PROVISIONS, CONTINGENT LIABILITIES AND CONTINGENT ASSETS

Provision is recognised in the accounts when there is a present obligation as a result of past event(s) and it is probable that an outflow of resources will be required to settle the obligation and a reliable estimate can be made.

Provisions are not discounted to their present value and are determined based on the best estimate required to settle the obligation at the reporting date. These estimates are reviewed at each reporting date and adjusted to reflect the current best estimates.

Contingent liabilities are disclosed unless the possibility of outflow of resources is remote.

Contingent assets are neither recognised nor disclosed in the financial statements.

## 8. EMPLOYEE BENEFITS

*Short Term Employee Benefits:*

The short term employee benefits expected to be paid in exchange for the services rendered by employees are recognised as an expense during the period when the employees render the services.

*Post-Employment Benefits:*

Post Employment benefits payable at the time of retirement is accounted for at the time of actual payment.

## 9. INCOME TAXES

Tax expense comprises of current tax and deferred tax. Current tax is measured at the amount expected to be paid to the tax authorities, using the applicable tax rates. Deferred income tax reflect the current period timing differences between taxable income and accounting income for the period and reversal of timing differences of earlier years/period. Deferred tax assets are recognised only to the extent that there is a reasonable certainty that sufficient future income will be available except that deferred tax assets, in case there are unabsorbed depreciation or losses, are recognised if there is virtual certainty that sufficient future taxable income will be available to realize the same.

Deferred tax assets and liabilities are measured using the tax rates and tax law that have been enacted or substantively enacted by the Balance Sheet date.

## 10. BORROWING COSTS

Interest and other Borrowing costs that are attributable to the acquisition or construction of qualifying assets are capitalised as part of the cost of such assets until such time as the assets are substantially ready for their intended use. A qualifying asset is one that necessarily takes substantial period of time to get ready for its intended use. All other borrowing costs are charged to the Profit and Loss Statement in the period in which they are incurred



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Director

Ujjal Kanti Mukherjee  
DIN: 07544476

Previous year figures have been regrouped/reclassified, wherever necessary to conform to current year presentation.

**NOTE - 1**

**SHARE CAPITAL**

**Authorised**

50000 Equity shares of Rs. 10/- each

|          |          |
|----------|----------|
| 5,000.00 | 5,000.00 |
|----------|----------|

**Issued, Subscribed & Paid Up**

30000 Equity shares of Rs. 10/- each fully paid up in cash

|          |          |
|----------|----------|
| 3,000.00 | 3,000.00 |
| 3,000.00 | 3,000.00 |

**Reconciliation of Share Capital:**

| Share Capital                          | No. of Shares | Share Capital |
|--|---------------|---------------|
| As at 01.04.2022                       | 30,000        | 3,000.00      |
| Arising on Share Issue during the year | -             | -             |
| As at 31.03.2023                       | 30,000        | 3,000.00      |

**Share Held by Promoters at the end of the year**

| Promoters Name        | As at 31.03.2023 |                   | As at 31.03.2022 |                   | % Change during the year |
|-----------------------|------------------|-------------------|------------------|-------------------|--------------------------|
|                       | No. of Shares    | % of Total Shares | No. of Shares    | % of Total Shares |                          |
| Kousik Mukherjee      | 10,000           | 33.33             | 10,000           | 33.33             | -                        |
| Trina Mukherjee       | 10,000           | 33.33             | 10,000           | 33.33             | -                        |
| Ujjal Kanti Mukherjee | 10,000           | 33.34             | 10,000           | 33.34             | -                        |
|                       | 30,000           | 100.00            | 30,000           | 100.00            | -                        |

**Shareholding of 5% or more holding:**

| Name of the Shareholder | As on 31.03.2023 |             | As on 31.03.2022 |             |
|-------------------------|------------------|-------------|------------------|-------------|
|                         | No. of Shares    | % to Equity | No. of Shares    | % to Equity |
| Kousik Mukherjee        | 10,000           | 33.33       | 10,000           | 33.33       |
| Trina Mukherjee         | 10,000           | 33.33       | 10,000           | 33.33       |
| Ujjal Kanti Mukherjee   | 10,000           | 33.34       | 10,000           | 33.34       |

**Terms and Rights attached to Ordinary Shares:**

The Company has one class of Ordinary shares having par value of Rs. 10/- per share. Each shareholder is eligible for one vote per share held and dividend, if any, proposed by the Board of Directors subject to approval of the shareholders in the ensuing Annual General Meeting, except in case of interim dividend.

In the event of liquidation, the Ordinary shareholders are eligible to receive the remaining assets after discharging all liabilities

**NOTE - 2**

**RESERVES AND SURPLUS**

Profit & Loss A/c

Opening

Add: Profit during the year

Closing

|           |           |
|-----------|-----------|
| 25,617.66 | 19,477.71 |
| 7,433.88  | 6,139.95  |
| 33,051.54 | 25,617.66 |

**NOTE - 3**

**LONG TERM BORROWINGS**

Secured, Guaranteed by Directors:

Term Loan From Paschim Banga Gramin Bank

|           |   |
|-----------|---|
| 42,500.00 | - |
| 42,500.00 | - |

BE HOME DEVELOPERS PVT. LTD.

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Director

BE HOME DEVELOPERS PVT. LTD.

*Ujjal Kanti Mukherjee*  
Director

*Koushik Mukherjee*  
DIN: 07544256

*Ujjal Kanti Mukherjee*  
DIN: 07544476



Notes:

(i) Details of terms of repayment for long-term borrowings and security provided in respect of the secured long-term borrowings:

| Particulars               | Terms of Repayment   | Nature of security  |
|---------------------------|--|---|
| Term loans from :         |  | Primary:  |
| Paschim Banga Gramin Bank | Repayable in 36 Monthly Installments starting from January 2024. | Hypothecation of entire Assets of the Company Present & Future, All Movable and Immovable Fixed Assets.<br>EM of Bastu Land 6949 Sq. ft at Mouza Dignala, Andal.<br>Personal Guarantee: Mr. Koushik Mukherjee, Mr. Ujjal Kanti Mukherjee & Mrs. Trina Mukherjee Directors |

(ii) The Company has not defaulted in repayment of either loans or interest thereof during the period under review.

(iii) For the current maturities of long-term borrowings, refer Note 4 - Short Term Borrowings.

**NOTE - 4**

**SHORT TERM BORROWINGS**

Loans Repayable on demand:

**Secured**

Loan from DSP Co Operative Bank Ltd.

1,24,897.96 1,65,389.58

[ Secured Against Hypothecation of materials, WIP, receivables and other current assets of the company.]

Term loans from banks repayable within one year:

**Secured**

Paschim Banga Gramin Bank

7,500.00 -

[ Refer Note3 - for details of security & guarantee]

1,32,397.96 1,65,389.58

**NOTE - 5**

**TRADE PAYABLES**

Acceptances:

For Goods

36,865.67 20,820.82

For Expenses

2,344.18 1,960.70

39,209.85 22,781.52

Trade Payables ageing schedule as on 31.03.2023

| Particulars | Outstanding for Following periods From due date of payments |           |           |                   |           |
|-------------|---|-----------|-----------|-------------------|-----------|
|             | Less Than 1 Year  | 1-2 Years | 2-3 Years | More Than 3 Years | Total     |
| MSME        | -   | -         | -         | -                 | -         |
| Others      | 35,708.10   | 1,811.25  | -         | 1,690.50          | 39,209.85 |

Trade Payables ageing schedule as on 31.03.2022

| Particulars | Outstanding for Following periods From due date of payments |           |           |                   |           |
|-------------|---|-----------|-----------|-------------------|-----------|
|             | Less Than 1 Year  | 1-2 Years | 2-3 Years | More Than 3 Years | Total     |
| MSME        | -   | -         | -         | -                 | -         |
| Others      | 16,614.02   | -         | -         | 6,167.50          | 22,781.52 |

**NOTE - 6**

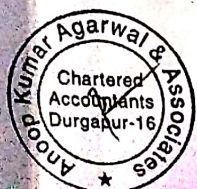
**OTHER CURRENT LIABILITIES**

Other payables :

(i) Statutory remittances (Withholding Taxes, GST etc.) payable.

5,997.68 2,540.34

5,997.68 2,540.34



BE HOME DEVELOPERS PVT. LTD.  
Koushik Mukherjee  
Director  
Koushik Mukherjee

BE HOME DEVELOPERS PVT. LTD.  
Ujjal Kanti Mukherjee  
Director  
Ujjal Kanti Mukherjee

**NOTE - 7**

**SHORT-TERM PROVISIONS**

Provision for Income Tax

|                 |                 |
|-----------------|-----------------|
| 2,563.38        | 2,058.50        |
| <b>2,563.38</b> | <b>2,058.50</b> |

**NOTE - 9**

**NON CURRENT INVESTMENTS**

Long Term, Non-Trade, Unquoted Shares of DSP Co-operative Bank (At Cost)\*

|                 |                 |
|-----------------|-----------------|
| 5,250.00        | 5,250.00        |
| <b>5,250.00</b> | <b>5,250.00</b> |

\* The company has taken secured loan from DSP Co-operative Bank Ltd. As a pre-condition of loan, the borrower has to invest in shares of the co-operative Bank and become a member of the Co-operative. Accordingly, the company has paid Rs. 525000/- to acquire shares of DSP Co-operative Bank Ltd. However, as per the terms of the Co-operative, the shares have been allotted and held in individual name i.e. names of Directors.

**NOTE - 10**

**INVENTORIES**

(As taken, valued and certified by the directors)

Opening Work in Progress

1,13,620.65 1,22,018.60

Increase / (Decrease) during the year

48,962.54 (8,397.95)

Closing Work in Progress

|                    |                    |
|--------------------|--------------------|
| <b>1,62,583.19</b> | <b>1,13,620.65</b> |
|--------------------|--------------------|

**NOTE - 11**

**TRADE RECEIVABLES**

(Unsecured, Considered Good)

|               |                  |
|---------------|------------------|
| 356.83        | 12,888.14        |
| <b>356.83</b> | <b>12,888.14</b> |

Trade Receivables ageing schedule as on 31.03.2023

| Particulars                                   | Outstanding for Following periods From due date of payments |                 |           |           |                   | Total  |
|---|---|-----------------|-----------|-----------|-------------------|--------|
|   | Less Than 6 Months  | 6 Months-1 Year | 1-2 Years | 2-3 Years | More Than 3 Years |        |
| Undisputed Trade Receivables- considered good | 356.83  | -               | -         | -         | -                 | 356.83 |
| Disputed Trade Receivables                    | -   | -               | -         | -         | -                 | -      |

Trade Receivables ageing schedule as on 31.03.2022

| Particulars                                   | Outstanding for Following periods From due date of payments |                 |           |           |                   | Total     |
|---|---|-----------------|-----------|-----------|-------------------|-----------|
|   | Less Than 6 Months  | 6 Months-1 Year | 1-2 Years | 2-3 Years | More Than 3 Years |           |
| Undisputed Trade Receivables- considered good | 12,888.14   | -               | -         | -         | -                 | 12,888.14 |
| Disputed Trade Receivables                    | -   | -               | -         | -         | -                 | -         |

**NOTE - 12**

**CASH AND CASH EQUIVALENTS**

(a) Cash in hand (As certified by the Management )

5,452.61 17,814.01

(b) Bank Balances - Balance with Scheduled Banks - In current accounts

45,640.04 3,715.64

Fixed Deposits & Recurring Deposit (incl. accrued interest)

6,774.64 6,408.96

(FD's and RD are kept under lien against Secured Loan)

|                  |                  |
|------------------|------------------|
| <b>57,867.29</b> | <b>27,938.61</b> |
|------------------|------------------|

**NOTE - 13**

**OTHER CURRENT ASSETS**

(Unsecured, Considered Good)

(a) Advances recoverable in cash or kind

11,388.03 44,439.41

(b) Balances with Government Authorities

5,869.51

(c) Advance Income Tax & TDS

1,514.07 1,659.05

|                  |                  |
|------------------|------------------|
| <b>18,771.61</b> | <b>46,098.46</b> |
|------------------|------------------|



BE HOME DEVELOPERS PVT. LTD.

*Koushik Mukherjee*  
Director

Koushik Mukherjee  
DIN: 07544256

BE HOME DEVELOPERS PVT. LTD.

*Ujjal Kanti Mukherjee*  
Director

Ujjal Kanti Mukherjee  
DIN: 07544671

Notes forming part of the Financial Statements

|  | As at<br>31.03.2023<br>Rs. In Hundred | As at<br>31.03.2022<br>Rs. In Hundred |
|--|---------------------------------------|---------------------------------------|
|--|---------------------------------------|---------------------------------------|

**NOTE - 14**

**REVENUE FROM OPERATIONS**

Gross Receipts

Less: Duties & Taxes

|                    |                    |
|--------------------|--------------------|
| 2,52,862.66        | 2,49,095.36        |
| 18,014.50          | 25,251.70          |
| <b>2,34,848.16</b> | <b>2,23,843.66</b> |

Gross Receipts excludes amount received from Flat Buyers of Rs. 14,93,224/- (GST included therein Rs.1,44,506/-) [P Y Rs. 18,22,540/- (GST included therein Rs.1,95,272/-)] on behalf of Landowners for flats which fall under Landowner allocation as per Development Agreement.

**NOTE - 15**

**OTHER INCOME**

Dividend Received

Interest on Recurring Deposit

Interest on Term Deposit

|               |               |
|---------------|---------------|
| 43.50         | -             |
| 25.74         | 68.29         |
| 339.94        | 326.24        |
| <b>409.18</b> | <b>394.53</b> |

**NOTE - 16**

**LAND DEVELOPMENT & CONSTRUCTION COST**

Cost of Land

Construction Cost

Rental Charges

Conversion & Permission fees

Security Charges

|                    |                    |
|--------------------|--------------------|
| 16,297.67          | -                  |
| 2,10,834.24        | 1,63,118.24        |
| 1,200.00           | 2,592.00           |
| -                  | 641.62             |
| 2,358.87           | 2,406.32           |
| <b>2,30,690.78</b> | <b>1,68,758.18</b> |

**NOTE - 17**

**EMPLOYEE BENEFIT EXPENSE**

Salary, Wages, Bonus & Allowances

Director's Salary

|                  |                  |
|------------------|------------------|
| 6,225.30         | 6,070.90         |
| 11,100.00        | 13,740.00        |
| <b>17,325.30</b> | <b>19,810.90</b> |

**NOTE - 18**

**FINANCE COSTS**

Interest on Overdraft

|                  |                  |
|------------------|------------------|
| 18,203.62        | 13,042.42        |
| <b>18,203.62</b> | <b>13,042.42</b> |

**NOTE - 19**

**DEPRECIATION & AMORTISATION EXPENSE**

Depreciation

|                 |               |
|-----------------|---------------|
| 1,786.69        | 933.11        |
| <b>1,786.69</b> | <b>933.11</b> |

**NOTE - 20**

**OTHER EXPENSES**

Auditor's Remuneration (Refer note)

Bank Charges

Donation & Subscription

Electricity Charges

Misc. Expenses

Rates & Taxes

Printing & Stationery

Puja Expenses

Office Rent

Office Expenses

ROC Fees

Repairs & Maintenance

Professional Charges

Telephone Expenses

Travelling & Conveyance

|                 |                 |
|-----------------|-----------------|
| 180.00          | 180.00          |
| 101.18          | 60.14           |
| 201.95          | 178.80          |
| 725.81          | 166.07          |
| 876.43          | 482.75          |
| 564.99          | 188.31          |
| 265.45          | 97.12           |
| 246.00          | 54.80           |
| -               | 360.00          |
| 799.37          | 699.52          |
| 52.00           | 53.00           |
| 963.77          | 188.90          |
| 385.50          | 1,646.00        |
| 45.60           | 72.50           |
| 694.45          | 435.94          |
| <b>6,102.50</b> | <b>4,863.85</b> |

Note : Payments to the auditors comprises :

As auditors - statutory audit

As auditors - Tax audit

GST

|               |               |
|---------------|---------------|
| 150.00        | 150.00        |
| 30.00         | 30.00         |
| 32.40         | 32.40         |
| <b>212.40</b> | <b>212.40</b> |



BE HOME DEVELOPERS PVT. LTD.

Koushik Mukherjee  
Director

Koushik Mukherjee

BE HOME DEVELOPERS PVT. LTD.

Ujjal Kanti Mukherjee

Director

Ujjal Kanti Mukherjee

DIN: 07544476



**M/S. BE HOME DEVELOPERS PRIVATE LIMITED**  
(CIN: U70109WB2016PTC216697)

**Notes forming part of the Financial Statements**

|                     | As at<br>31.03.2023<br>Rs. In Hundred | As at<br>31.03.2022<br>Rs. In Hundred |
|---------------------|---------------------------------------|---------------------------------------|
| Current Tax         | 2,563.38                              | 2,058.50                              |
| IT for earlier year | 113.73                                | 233.33                                |
|                     | <b>2,677.11</b>                       | <b>2,291.83</b>                       |

**NOTE - 21**

Current Tax  
IT for earlier year

**NOTE - 22**

**EARNINGS PER SHARE**

Net Profit as per Profit & Loss Account  
Profit available to Equity Shareholders

|  |                 |                 |
|--|-----------------|-----------------|
|  | 7,433.88        | 6,139.95        |
|  | <b>7,433.88</b> | <b>6,139.95</b> |

Number of Share

From Opening

Allotment of Equity Share

|  |        |        |
|--|--------|--------|
|  | 30,000 | 30,000 |
|--|--------|--------|

Weighted No. of Equity Share:

From Opening

Allotment of Equity Share

|  |        |        |
|--|--------|--------|
|  | 30,000 | 30,000 |
|--|--------|--------|

|  |        |        |
|--|--------|--------|
|  | 30,000 | 30,000 |
|--|--------|--------|

|  |        |        |
|--|--------|--------|
|  | 30,000 | 30,000 |
|--|--------|--------|

**Earnings Per Share - Basic & Diluted (in Rs.)**

|  |       |       |
|--|-------|-------|
|  | 24.78 | 20.47 |
|--|-------|-------|

**NOTE - 23**

**RELATED PARTY DISCLOSURES :**

As per Accounting Standard 18, the disclosures of transactions with the related parties are given below:

(i) List of related parties where control exists and with whom transactions have taken place and relationships:

**Sl.No. Name of the Related Party**

**Relationship**

|                          |                      |
|--------------------------|----------------------|
| 1. Koushik Mukherjee     | Director             |
| 2. Trina Mukherjee       | Director             |
| 3. Ujjal Kanti Mukherjee | Director             |
| 4. Samit Bhowmik         | Relative of Director |

(ii) Transactions during the year with related parties :

**Sl.No. Name of the Related Party**

**Nature of Transactions**

|   |                 |           |           |
|---|-----------------|-----------|-----------|
| 1. Koushik Mukherjee                            | Director Salary | 4,800.00  | 4,800.00  |
| 2. Trina Mukherjee                              | Director Salary | 3,000.00  | 4,740.00  |
| 3. Ujjal Kanti Mukherjee                        | Director Salary | 3,300.00  | 4,200.00  |
| 4. Basok Construction (Prop: Koushik Mukherjee) | Purchase        | 25,539.95 | 17,890.65 |
| 5. Mukherjee Enterprise (Prop: Trina Mukherjee) | Purchase        | 16,482.41 | 4,723.73  |
| 6. Samit Bhowmik                                | Loan Repaid     | -         | 4,000.00  |

(iii) Closing Balance:

**Sl.No. Name of the Related Party**

**Nature**

|                          |         |        |        |
|--------------------------|---------|--------|--------|
| 1. Koushik Mukherjee     | Payable | 656.83 | 403.40 |
| 2. Trina Mukherjee       | Payable | 484.40 | -      |
| 3. Ujjal Kanti Mukherjee | Payable | 24.00  | -      |

**NOTE - 24**

**CONTINGENT LIABILITIES AND COMMITMENTS**

(A) Contingent Liabilities

NIL

NIL

(B) Commitments

NIL

NIL



BE HOME DEVELOPERS PVT. LTD.  
Koushik Mukherjee  
Director  
Koushik Mukherjee

BE HOME DEVELOPERS PVT. LTD.  
Ujjal Kanti Mukherjee  
Director  
Ujjal Kanti Mukherjee

**M/S. BE HOME DEVELOPERS PRIVATE LIMITED**

(CIN: U70109WB2016PTC216697)

**Notes forming part of the Financial Statements**

**NOTE - 25**

**ADDITIONAL REGULATORY INFORMATION**

- i) The Company does not have any Immovable Property as Property, Plant & Equipment.
- ii) The Company has not Revalued any of its Property, Plant and Equipment during the F.Y. 2022-23.
- iii) There were no Loans and Advances in the nature of loans granted during F.Y. 2022-23 to Promoters, Directors, KMPs and other Related Parties (as defined under the Companies Act'2013) either severally or jointly with any other person.
- iv) There are no Capital Work -In-Progress (CWIP) for as on 31st March, 2023,
- v) There are no Intangible Assets under development as on 31.03.2023
- vi) No proceedings have been initiated or pending against the company for holding any benami property under the Benami Transactions (Prohibition) Act, 1988 (45 of 1988) and the rules made thereunder.
- vii) Discloser with respect to borrowings from banks or financial institutions on the basis of Security of current assets:

|   |     |
|---|-----|
| whether quarterly returns or statements of current assets filed by the Company with banks or financial institutions are in agreement with the books of accounts | Yes |
|---|-----|

- viii) The Company is not a declared wilful defaulter by any bank or financial Institution or other lender.
- ix) The company does not have any transactions with companies struck off under section 248 of the Companies Act, 2013 or section 560 of Companies Act, 1956
- x) There are no Charges of Satisfaction yet to be registered with Registrar of Companies beyond the statutory period.
- xi) The company has complied with the number of layers prescribed under clause (87) of section 2 of the Act read with Companies (Restriction on number of Layers) Rules, 2017
- xii) Ratios in compliance with Schedule - III requirement are as follows:

|                         | Rs. In Hundred      |                     |
|-------------------------|---------------------|---------------------|
|                         | As at<br>31.03.2023 | As at<br>31.03.2022 |
| <b>a) Current Ratio</b> |                     |                     |
| Current Assets          | 2,39,578.92         | 2,00,545.86         |
| Current Liabilities     | 1,80,168.87         | 1,92,769.94         |
| Current Ratio           | <u>1.33</u>         | <u>1.04</u>         |

Change: 27.88%  
Reason: Current Assets increased mainly due to increase in WIP.

|                              |             |             |
|------------------------------|-------------|-------------|
| <b>b) Debt- Equity Ratio</b> |             |             |
| Total Debt                   | 1,74,897.96 | 1,65,389.58 |
| Shareholder's Equity         | 36,051.54   | 28,617.66   |
| Debt- Equity Ratio           | <u>4.85</u> | <u>5.78</u> |

Change: -16.09%

|  |            |            |
|--|------------|------------|
| <b>c) Debt - Service Coverage Ratio (DSCR)</b> |            |            |
| Earnings available for debt service            | 30,101.30  | 22,407.31  |
| Debt Service                                   | -          | -          |
| DSCR   | <u>Nil</u> | <u>Nil</u> |

Change: NA

BE HOME DEVELOPERS PVT. LTD.

*Ujjal Kanti Mukherjee*

Director



BE HOME DEVELOPERS PVT. LTD.

*Koushik Mukherjee*  
Director

*Koushik Mukherjee*

*Ujjal Kanti Mukherjee*

DIN: 07544476



Rs. In Hundred

|                                 | As at<br>31.03.2023 | As at<br>31.03.2022 |
|---------------------------------|---------------------|---------------------|
| d) Return on Equity Ratio (ROE) |                     |                     |
| Profit after Tax (PAT)          | 7,433.88            | 6,139.95            |
| Shareholder's Equity            | 36,051.54           | 28,617.66           |
| Return on Equity Ratio (ROE)    | 0.21                | 0.21                |

Change: 0.00%

|                             |             |             |
|-----------------------------|-------------|-------------|
| e) Inventory Turnover Ratio |             |             |
| Net Turnover                | 2,34,848.16 | 2,23,843.66 |
| Average Inventory           | 1,38,101.92 | 1,17,819.63 |
| Inventory Turnover Ratio    | 1.70        | 1.90        |

Change: -10.53%

|                                     |             |             |
|-------------------------------------|-------------|-------------|
| f) Trade receivables turnover ratio |             |             |
| Gross Turnover                      | 2,52,862.66 | 2,49,095.36 |
| Average Trade Receivables           | 6,622.49    | 6,444.07    |
| Trade Receivables Turnover Ratio    | 38.18       | 38.65       |

Change: -1.22%

|                                  |             |             |
|----------------------------------|-------------|-------------|
| g) Trade payables turnover ratio |             |             |
| Construction cost                | 2,10,834.24 | 1,63,118.24 |
| Average Trade Payables           | 30,995.69   | 23,898.68   |
| Trade Payables Turnover Ratio    | 6.80        | 6.83        |

Change: -0.44%

|                               |             |             |
|-------------------------------|-------------|-------------|
| h) Net capital turnover ratio |             |             |
| Net Sales                     | 2,34,848.16 | 2,23,843.66 |
| Average Working Capital       | 33,593.00   | 10,616.10   |
| Net capital turnover ratio    | 6.99        | 21.09       |

Change: -66.86%

Reason: Average Working Capital increased mainly due to increase in WIP.

|                     |             |             |
|---------------------|-------------|-------------|
| i) Net profit ratio |             |             |
| Net Profit (PAT)    | 7,433.88    | 6,139.95    |
| Net Turnover        | 2,34,848.16 | 2,23,843.66 |
| Net Profit Ratio    | 3.17%       | 2.74%       |

Change: 15.69%

|   |           |           |
|---|-----------|-----------|
| j) Return on capital employed                         |           |           |
| EBIT  | 28,314.61 | 21,474.20 |
| Capital Employed (Total Assets - Current Liabilities) | 78,551.54 | 28,617.66 |
| Return on capital employed                            | 36.05%    | 75.04%    |

Change: -51.96%

Reason: EBIT increased mainly due to increase in WIP.

xiii) The Company has not entered into any scheme of arrangement during the F.Y. 2022-23, which required to be approved by the Competent Authority in terms of sections 230 to 237 of the Companies Act, 2013

xiv) Discloser regarding Utilisation of Borrowed funds and share premium:

A) The Company has not Advanced or Loaned or Invested funds (either borrowed funds or share premium or any other sources or kind of funds) or provided any guarantee or security or the like to any other person(s) or entity(ies), including foreign entities (Intermediaries) with the understanding (whether recorded in writing or otherwise).

B) The Company has not received any fund from any person(s) or entity(ies), including foreign entities (Funding Party) 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 by or on behalf of the Funding Party (Ultimate Beneficiaries) or provide any guarantee, security or the like on behalf of the Ultimate Beneficiaries.

BE HOME DEVELOPERS PVT. LTD.  
Koushik Mukherjee  
Director  
Koushik Mukherjee



BE HOME DEVELOPERS PVT. LTD.  
Ujjal Kanti Mukherjee  
Director  
Ujjal Kanti Mukherjee

M/S. BE HOME DEVELOPERS PRIVATE LIMITED  
(CIN: U70109WB2016PTC216697)

Notes forming part of the Financial Statements

NOTE - 8

PROPERTY, PLANT & EQUIPMENTS

Rs. In Hundred

| PARTICULARS             | GROSS BLOCK              |                  |          | DEPRECIATION             |                     |                    | NET BLOCK        |                           |                     |                     |
|-------------------------|--------------------------|------------------|----------|--------------------------|---------------------|--------------------|------------------|---------------------------|---------------------|---------------------|
|                         | Cost as on<br>01.04.2022 | Addition         | Deletion | Cost as on<br>31.03.2023 | As on<br>01.04.2022 | During the<br>year | Adjust-<br>ments | Total as on<br>31.03.2023 | As on<br>31.03.2022 | As on<br>31.03.2023 |
| <b>Tangible Assets:</b> |                          |                  |          |                          |                     |                    |                  |                           |                     |                     |
| Air Conditioner         | 1,066.97                 | -                | -        | 1,066.97                 | 465.99              | 126.91             | -                | 592.90                    | 474.07              | 600.98              |
| Machinery               | 1,679.67                 | 86.44            | -        | 1,766.11                 | 239.59              | 137.11             | -                | 376.70                    | 1,389.41            | 1,440.08            |
| Computer                | 370.70                   | -                | -        | 370.70                   | 352.15              | -                  | -                | 352.15                    | 18.55               | 18.55               |
| Furniture & Fixture     | 13,060.99                | -                | -        | 13,060.99                | 521.73              | 1,232.18           | -                | 1,753.91                  | 11,307.08           | 12,539.26           |
| CCTV Camera             | 1,528.61                 | -                | -        | 1,528.61                 | 535.74              | 290.49             | -                | 826.23                    | 702.38              | 992.87              |
| <b>Total</b>            | <b>17,706.94</b>         | <b>86.44</b>     | <b>-</b> | <b>17,793.38</b>         | <b>2,115.20</b>     | <b>1,786.69</b>    | <b>-</b>         | <b>3,901.89</b>           | <b>13,891.49</b>    | <b>15,591.74</b>    |
| <b>Previous Year</b>    | <b>3,779.51</b>          | <b>13,927.43</b> | <b>-</b> | <b>17,706.94</b>         | <b>1,182.09</b>     | <b>933.11</b>      | <b>-</b>         | <b>2,115.20</b>           | <b>15,591.74</b>    | <b>2,597.42</b>     |

Notes:

(1) Additions to assets are net of GST for which credit is claimed and allowed under the GST rules.



BE HOME DEVELOPERS PVT. LTD.  
Vijal Ranli Mukherjee  
Director

BE HOME DEVELOPERS PVT. LTD.  
Koushik Mukherjee  
Director

Vijal Ranli Mukherjee  
DIN: 01544176

Koushik Mukherjee  
DIN: 01544256



M/S. BE HOME DEVELOPERS PRIVATE LIMITED  
(GIN: U70109WB2016PTC216697)  
Notes forming part of the Financial Statements

1 Discloser relating Undisclosed Income

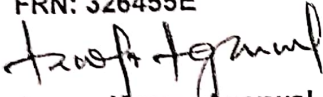
| Date of discloser to Income Tax Authority | Nature of Undisclosed Income / Asset | Amount |
|---|--------------------------------------|--------|
| ----- Nil -----                           |                                      |        |

2 The Company is not covered under section 135 of the companies act and therefore relevant discloser is not applicable.

3 The Company has not traded or invested in Crypto currency or Virtual Currency during the financial year 2022-23 and therefore relevant discloser is not applicable.

As per our attached Report of even date

For Anoop Kumar Agarwal & Associates  
Chartered Accountants  
FRN: 326455E

  
Anoop Kumar Agarwal  
Partner  
M.No: 066013



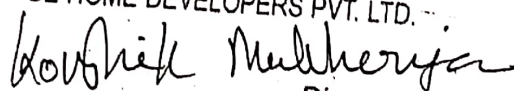
For and on behalf of the Board

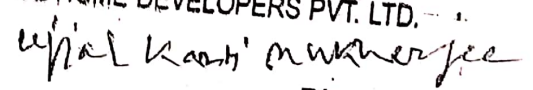
Koushik Mukherjee  
Director  
DIN: 07544256

Ujjal Kanti Mukherjee  
Director  
DIN: 07544476

Durgapur  
30th August 2023

UDIN: 23066013B62X6AX4278

BE HOME DEVELOPERS PVT. LTD.  
  
Director

BE HOME DEVELOPERS PVT. LTD.  
  
Director

