MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Balance Sheet as at 31 March, 2024

		Particulars	Note No.	As at 31 March, 2024 ₹ in '00	As at 31 March, 2023 ₹ in '00
A		**EQUITY AND LIABILITIES**			
	1	**Shareholders' funds**			
		(a) Share capital	2	16,786.00	16,786.00
		(b) Reserves and surplus	3	740,569.36	592,693.10
				757,355.36	609,479.10
	2	**Non-current liabilities**			
		(a) Long-term borrowings	4	67,908.11	78,032.18
		(b) Deferred tax liabilities (net)	25	4,447.75	8,469.78
		(c) Other long-term liabilities	5	-	-
		(d) Long-term provisions		-	-
	3	**Current liabilities**			
		(a) Short-term borrowings	6	5,442,192.03	5,804,807.90
		(b) Trade payables	7	758,517.03	915,819.82
		(c) Other current liabilities	8	4,120,784.10	4,263,820.68
		(d) Short-term provisions	9	50,768.69	46,812.88
		TOTAL		**11,201,973.07**	**11,727,242.35**
B		**ASSETS**			
	1	**Non-current assets**			
		(a) Property, Plant & Equipment			
		(i) Tangible assets	10	78,345.61	99,630.07
		(ii) Capital work-in-progress		-	-
		(b) Non-current investments	11	1,132,443.07	1,028,693.07
		(c) Deferred tax assets (net)	25		-
		(d) Long-term loans and advances	12	1,294.90	1,294.90
		(e) Other non-current assets		-	-
	2	**Current assets**			
		(a) Current investments			
		(b) Inventories	13	9,174,243.27	9,219,676.99
		(c) Trade receivables	14	31,586.86	20,942.97
		(d) Cash and cash equivalents	15	35,393.37	111,130.32
		(e) Short-term loans and advances	16	687,251.96	1,142,938.57
		(f) Other current assets	17	61,414.04	102,935.46
		TOTAL		**11,201,973.07**	**11,727,242.35**

See accompanying Significant Accounting Policies and Notes to the financial statements

In terms of our report attached
FOR R HARLALKA & CO
CHARTERED ACCOUNTANTS
FRN: 320085E

R. HARLALKA & CO. Chartered Accountants New Delhi

HEMANT JAIN, FCA
PARTNER, MEMB NO: 61229

Place : Kolkata
Date : 22.08.2024

For and on behalf of the Board of Directors

MAHAMANI PROPERTIES PVT. LTD.
Director
Sanjeeb Gupta
Din : 00932485
Director

MAHAMANI PROPERTIES PVT. LTD.
Director
Sujit Gupta
Din : 00932551
Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Statement of Profit and Loss for the year ended 31 March, 2024

	Particulars	Note No.	For the year ended 31 March, 2024	For the year ended 31 March, 2023
			₹ In '00	₹ In '00
A	**CONTINUING OPERATIONS**			
1	Revenue from operations	18	3,658,364.14	3,196,863.87
2	Other Operating Income	18	25,307.30	61,496.32
3	Other income	18	145,755.61	138,575.26
3	**Total Income (1+2)**		3,829,427.05	3,396,935.45
4	**Expenses**			
	(a) Cost of Land, Plots and Construction Properties and Development Rights	19	3,573,739.55	3,982,353.01
	(b) Purchases of stock-in-trade			
	(c) Changes in inventories of finished goods, work-in-progress and stock-in-trade	18	(540,181.80)	(1,456,153.85)
	(d) Employee benefits expense	20	44,092.72	63,191.50
	(e) Finance costs	21	245,182.20	264,785.00
	(f) Depreciation and amortisation expense	10C	22,578.12	29,493.49
	(g) Other expenses	22	296,432.34	350,863.70
	Total expenses		**3,641,843.13**	**3,234,532.84**
5	Profit/(Loss) before exceptional and extraordinary items and tax (3 - 4)		187,583.91	162,402.61
6	Exceptional items			
7	Profit/(Loss) before extraordinary items and tax		187,583.91	162,402.61
8	Extraordinary items			
9	Profit / (Loss) before tax (7 ± 8)		187,583.91	162,402.61
10	**Tax expense:**			
	(a) Current tax expense for current year	9	40,937.34	36,981.53
	(b) (Less): MAT credit (where applicable)		-	-
	(c) Current tax expense relating to prior years		2,792.34	1,787.35
	(d) Deferred tax	25	(4,022.03)	(4,044.17)
			39,707.65	**34,724.71**
11	Profit / (Loss) from continuing operations (9 ±10)		147,876.26	127,677.89
12	**Profit/(Loss) from discontinuing operations**		-	-
13	**Profit / (Loss) for the year**		147,876.26	127,677.89
14	**Earnings per share (of Rs.10/- each):**			
	(a) Basic and Diluted	24	88.09	76.06

See accompanying Significant Accounting Policies and Notes to the financial statements

In terms of our report attached

FOR R HARLALKA & CO
CHARTERED ACCOUNTANTS
FRN: 320085E

R. HARLALKA & CO. New Delhi Chartered Accountants

HEMANT JAIN, FCA
PARTNER, MEMB NO: 61229

Place : Kolkata
Date : 22.08.2024

For and on behalf of the Board of Directors

MAHAMANI PROPERTIES PVT. LTD.
Director
Sanjeeb Gupta
Din : 00932485
Director

MAHAMANI PROPERTIES PVT. LTD.
Director
Sujit Gupta
Din : 00932551
Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064
Cash Flow Statement for the year ended 31 March, 2024

Particulars	For the year ended 31 March, 2024		For the year ended 31 March, 2023	
	₹ In '00	₹ In '00	₹ In '00	₹ In '00
A. Cash flow from operating activities				
Net Profit / (Loss) before extraordinary items and tax				
Adjustments for:		187,583.91		162,402.61
Depreciation and amortisation				
Interest income	22,578.12		29,493.49	
Non Cash Items	(145,755.61)		(138,575.26)	
	-		-	
Operating profit / (loss) before working capital changes		(123,177.49)	-	(109,081.77)
Changes in working capital:		64,406.43		53,320.84
Adjustments for (increase) / decrease in operating assets:				
Inventories				
Trade receivables	45,433.71		(704,117.93)	
Long Term Loans & Advances	(10,643.90)		12,050.50	
Short-term loans and advances	-		-	
Other Current Assets	455,686.61		(888,655.66)	
Adjustments for increase / (decrease) in operating liabilities:	41,521.42		27,769.52	
Other Long Term Liabilities				
Trade Payables	-		-	
Other Current Liabilities	(157,302.80)		357,256.31	
Short Term Provisions	(143,036.58)		875,244.24	
	3,955.81	235,614.28	(43,881.72)	(364,334.74)
Cash flow from extraordinary items		300,020.71		(311,013.90)
Cash generated from operations				
Net income tax (paid) / refunds				
Net cash flow from / (used in) operating activities (A)	(43,729.68)	(43,729.68)	(38,768.88)	(38,768.88)
		256,291.02		(349,782.78)
B. Cash flow from investing activities				
Capital expenditure on fixed assets				
Purchase of long-term investments	(1,293.64)		(1,232.46)	
- Others				
Sale of long-term investments	(103,750.00)		(124,000.00)	
- Others				
Interest received	-		-	
- Others				
Dividend received	145,755.61		138,575.26	
- Others				
Net cash flow from / (used in) investing activities (B)	-	40,711.97	-	13,342.80
		40,711.97		13,342.80
C. Cash flow from financing activities				
Proceeds from long-term borrowings				
Proceeds from Short-term borrowings	(10,124.07)		(1,169,164.89)	
	(362,615.87)		1,481,025.25	
Cash flow from extraordinary items	-	(372,739.94)	-	311,860.35
Net cash flow from / (used in) financing activities (C)		(372,739.94)		311,860.35
		(372,739.94)		311,860.35
Net increase / (decrease) in Cash and cash equivalents (A+B+C)				
Cash and cash equivalents at the beginning of the year		(75,736.95)		(24,579.63)
Cash and cash equivalents at the end of the year		111,130.32		135,709.95
* Comprises:		35,393.37		111,130.32
(a) Cash in hand	-			
(b) Cheques, drafts on hand		12,543.17		6,400.74
(c) Balances with banks		-		-
(i) In current accounts				
(ii) In cash credit		22,850.20		104,729.59
(e) Others (Fixed Deposit)		-		-
		-		-
Notes:		35,393.37		111,130.32

(i) The Cash Flow Statement reflects the combined cash flows pertaining to continuing and operations.

See accompanying notes forming part of the financial statements

Cash flows are reported using the indirect method, whereby net profit before tax is adjusted for the effects of tr[illegible]

FOR R HARLALKA & CO
CHARTERED ACCOUNTANTS
FRN: 320085E

HAMENT JAIN, FCA
PARTNER, MEMB NO: 61229

Place : Kolkata
Date : 22.08.2024

For and on behalf of the Board of Directors

MAHAMANI PROPERTIES PVT. LTD.

Sanjeeb Gupta
Din : 00932485
Director

Director

MAHAMANI PROPERTIES PVT. LTD.

Sujit Gupta
Din : 00932661
Director

Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes forming part of Financial Statements for the year ended 31st March, 2024

Note	Particulars
1	**Corporate Information**
	Mahamani Properties Private Limited('the Company') was incorporated on February 14, 2013 as a private limited company under the Companies Act ,2013. The principal business activity of the company is Construction of Properties.
2	**Significant accounting policies:**
2.1	**Basis of accounting and preparation of financial statements**
	The financial statements have been prepared and presented in accordance with generally accepted accounting principles in India (Indian GAAP) under the historical cost convention on an accrual basis in compliance with all material aspect of the Accounting Standard (AS) Notified under section 133 of the companies Act, 2013 read together with paragraph 7 of the Companies (Accounts) Rules 2014.The accounting policies have been consistently applied by the Company and are consistent with those used in the previous year. All assets and liabilities have been classified as current or non-current as per the Company's normal operating cycle, and other criteria set out in the Schedule III to the Companies Act 2013. Based on the nature of products and the time between the acquisition of assets for processing and their realization in cash and cash equivalents, the Company has ascertained its operating cycle as up to twelve months for the purpose of current/non-current classification of assets and liabilities. The Company Financial Statements are presented in Indian Rupees, and all values are rounded to the nearest hundred upto two decimal places, except when otherwise indicated.
	The Company is a Small and Medium Company (SMC) based on the Accounting Standard (AS) notified under section 133 of the Companies Act, 2013 read together with paragraph 7 of the Companies (Accounts) Rules 2014 and accordingly the company has complied with all Accounting Standards applicable to a SMC.
2.2	**Use of estimates**
	The preparation of financial statements in conformity with Indian GAAP requires the management to make judgments, estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent liabilities, at the end of the reporting period and the reported amounts of revenues and expenses during the reporting period. Although, these estimates are based on the management's best knowledge of current events and actions, uncertainty about these assumptions and estimates could result in the outcomes requiring a material adjustment to the carrying amounts of assets or liabilities in future periods. Differences between actual results and estimates are recognised in the period in which the results are known/materialised.
2.3	**Inventories**
	Raw materials, components, stores and spares and packing material are valued at lower of cost and net realizable value. - Cost of raw material is determined based on First in First out. - Cost of Finished goods and Work in progress includes cost of materials and an a appropriate proportion of freight, overheads, direct costs and excise duty (where applicable) to bring the inventory to the present location and condition.
2.4	**Cash and cash equivalents (for purposes of Cash Flow Statement)**
	Cash and Cash Equivalents for the purpose of cash flow statement comprise cash on hand and cash at bank including fixed deposit with original maturity period of three months or less and short term highly liquid investments with an original maturity of three months or less.
2.5	**Cash flow statement**
	Cash flows are reported using the indirect method, whereby net profit before tax is adjusted for the effects of transactions of a non-cash nature, any deferrals or accruals of past or future operating cash receipts or payments and item of income or expenses associated with investing or financing cash flows. The cash flows from operating, investing and financing activities of the Company are segregated.
2.6	**Revenue recognition**
	Revenue is recognized to the extent that it is probable that the economic benefits will flow to the Company and can be reliably measured.
	Sale of goods
	Revenue from sale of products are recognized on dispatch of goods to customers which corrosponds to transfer of significant risks and rewards of ownership of the goods to the buyer. Sale of goods is recorded net of trade discounts, rebates and Goods & Service Tax.

R. HARLALKA & CO. New Delhi Chartered Accountants

MAHAMANI PROPERTIES PVT. LTD.
Director

MAHAMANI PROPERTIES PVT. LTD.
Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes forming part of Financial Statements for the year ended 31st March, 2024

Note	Particulars
2.7	**Other Income**
	Interest income is recognized on a time proportion basis taking into account the amount outstanding and applicable interest rate.
2.8	**Property, Plant and Equipments**
i)	**Tangible Assets:**
	Tangible assets are carried at cost less accumulated depreciation and impairment losses, if any. Cost comprises the purchase price and any attributable cost of bringing the asset to its working condition for its intended use. It also includes interest on borrowings attributable to acquisition of qualifying fixed assets up to the date the asset is ready for its intended use. Exchange differences arising on restatement / settlement of long-term foreign currency borrowings relating to acquisition of depreciable tangible assets are adjusted to the cost of the respective assets and depreciated over the remaining useful life of such assets. Machinery spares which can be used only in connection with an item of fixed asset and whose use is expected to be irregular are capitalised and depreciated over the useful life of the principal item of the relevant assets. Subsequent expenditure relating to tangible assets is capitalised only if such expenditure results in an increase in the future benefits from such asset beyond its previously assessed standard of performance.
	Tangible assets acquired in full or part exchange for another asset are recorded at the fair market value or the net book value of the asset given up, adjusted for any balancing cash consideration. Fair market value is determined either for the assets acquired or asset given up, whichever is more clearly evident. Tangible assets acquired in exchange for securities of the Company are recorded at the fair market value of the assets or the fair market value of the securities issued, whichever is more clearly evident.
	Items of tangible assets that have been retired from active use and are held for disposal are stated at the lower of their net book value and net realisable value and are shown separately in the financial statements. Any expected loss is recognised immediately in the Statement of Profit and Loss. Losses arising from the retirement of, and gains or losses arising from disposal of fixed assets which are carried at cost are recognised in the Statement of Profit and Loss.
ii)	**Intangible Assets:**
	Intangible assets are carried at cost less accumulated amortisation and impairment losses, if any. The cost of an intangible asset comprises its purchase price, including any import duties and other taxes (other than those subsequently recoverable from the taxing authorities), and any directly attributable expenditure on making the asset ready for its intended use and net of any trade discounts and rebates. They are amortized over the useful life on a straight line basis. Gains or losses arising from the retirement or disposal proceeds and the carrying amount of the asset are recognised as income or expense in the Statement of Profit & Loss. Subsequent expenditure on an intangible asset after its purchase / completion is recognised as an expense when incurred unless it is probable that such expenditure will enable the asset to generate future economic benefits in excess of its originally assessed standards of performance and such expenditure can be measured and attributed to the asset reliably, in which case such expenditure is added to the cost of the asset.
2.9	**Depreciation and Amortization:**
	Depreciation on Tangible Fixed Assets is provided on WDV method using the rates arrived at based on the useful lives as prescribed under Schedule II of the Companies Act, 2013.
	- In case of pre-owned assets, the useful life is estimated on a case to case basis. - Cost of Software capitalised is amortised over a period of three years. - Fixed assets, individually costing less than rupees five thousands, are fully depreciated in the year of purchase - Depreciation on the Fixed assets added/disposed off/ discarded during the year is provided on pro rata basis with reference to the month of addition/disposal/discarding.

R. HARLALKA & CO. New Delhi Chartered Accountants

MAHAMANI PROPERTIES PVT. LTD.

Director

MAHAMANI PROPERTIES PVT. LTD.

Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes forming part of Financial Statements for the year ended 31st March, 2024

Note	Particulars
2.10	**Translation of Foreign Currency Items**
	Initial Recognition Foreign currency transactions are recorded in the reporting currency, by applying the exchange rate prevailing to the foreign currency amount at the date of transaction. **Conversion** Foreign currency monetary items are reported using the closing rate. Non-monetary items, which are carried in terms of historical cost denominated in a foreign currency, are reported using the exchange rate on the date of transaction. Foreign Exchange difference arising on a monetary item that, in substance, forms part of the Company's net investments in a non--integral foreign operation are accumulated in a foreign currency translation reserve **Exchange Differences** Exchange differences arising on amounts remaining unsettled on these transactions at the Balance Sheet date are translated at the exchange rate prevailing at the year-end. The net gain/ loss arising out of fluctuations in exchange rate is credited/ charged to the Statement of Profit and Loss.
2.11	**Government grants, subsidies and export incentives**
	Government grants and subsidies are recognised when there is reasonable assurance that the Company will comply with the conditions attached to them and the grants / subsidy will be received. Government grants whose primary condition is that the Company should purchase, construct or otherwise acquire capital assets are presented by deducting them from the carrying value of the assets. The grant is recognised as income over the life of a depreciable asset by way of a reduced depreciation charge.
	Export benefits are accounted for in the year of exports based on eligibility and when there is no uncertainty in receiving the same.
	Government grants in the nature of promoters' contribution like investment subsidy, where no repayment is ordinarily expected in respect thereof, are treated as capital reserve. Government grants in the form of non-monetary assets, given at a concessional rate, are recorded on the basis of their acquisition cost. In case the non-monetary asset is given free of cost, the grant is recorded at a nominal value. Other government grants and subsidies are recognised as income over the periods necessary to match them with the costs for which they are intended to compensate, on a systematic basis.
2.12	**Investments**
	Investments, that are readily realizable and intended to be held for not more than a year from the date on which investments are made, are classified as current investments. All other investments are classified as long-term investments. Long-term investments (excluding investment properties), are carried individually at cost less provision for diminution, other than temporary, in the value of such investments. Current investments are carried individually, at the lower of cost and fair value. Cost of investments include acquisition charges such as brokerage, fees and duties.
2.13	**Employee benefits**
	Defined Contribution Plans Short term employee benefits are recognized as an expense at the undiscounted amount in the profit and loss account of the year in which the related service is rendered. **Defined benefit Plans -** Liability with regard to long-term employee benefits is provided for on the time of actual payment of such amount to employee.
2.14	**Borrowing costs**
	Borrowing Costs, attributable to acquisition and construction of qualifying assets, are capitalized as part of the cost of such assets up to the date when such assets are ready for their intended use. Other borrowing costs are charged to the statement of Profit & Loss.

R. HARLALKA & CO. Chartered Accountants New Delhi

MAHAMANI PROPERTIES PVT. LTD.
Director

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Director

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CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes forming part of Financial Statements for the year ended 31st March, 2024

Note	Particulars
2.16	**Leases**
	Where the Company as a lessor leases assets under finance leases, such amounts are recognised as receivables at an amount equal to the net investment in the lease and the finance income is recognised based on a constant rate of return on the outstanding net investment. Assets leased by the Company in its capacity as lessee where substantially all the risks and rewards of ownership vest in the Company are classified as finance leases. Such leases are capitalised at the inception of the lease at the lower of the fair value and the present value of the minimum lease payments and a liability is created for an equivalent amount. Each lease rental paid is allocated between the liability and the interest cost so as to obtain a constant periodic rate of interest on the outstanding liability for each year. **As a Lessee (Operating Lease):** Lease arrangements where the risks and rewards incidental to ownership of an asset substantially vest with the lessor are recognised as operating leases. Lease rentals under operating leases are recognised in the Statement of Profit and Loss on a straight-line basis. **As a Lessor (Operating Lease):** Lease arrangements where the Company has certain tangible assets, and such leases, where the Company has substantially retained all the risks and rewards of ownership, are classified as operating leases. Lease Income is recognized in the Statement of Profit and Loss on a straight line basis over lease term. Initial direct costs are recognized in the Statement of Profit and Loss in the period in which they are incurred.
2.17	**Earnings per share**
	Earnings per share is calculated by dividing the net Profit or loss for the period attributable to equity shareholders by the weighted average number of equity share outstanding during the period. Earnings considered in ascertaining the Company's earnings per share is the net profit for the period. The weighted average number of equity shares outstanding during the period and for all periods presented is adjusted for events, such as bonus shares, other than the conversion of potential equity shares, that have changed the number of equity shares outstanding, without a corresponding change in resources. For the purpose of calculating diluted earnings per share, the net profit or loss for the period attributable to equity shareholders and the weighted average number of shares outstanding during the period is adjusted for the effects of all dilutive potential equity shares.
2.18	**Taxes on Income**
	Tax expense for the period, comprising current tax and deferred tax, are included in the determination of the net profit or loss for the period. Current income tax is measured at the amount expected to be paid to the tax authorities in accordance with the Income Tax Act, 1961. Deferred Tax is recognized, subject to the consideration of prudence, on timing differences, being the difference between the taxable income and the accounting income that originate in one period and are capable of reversal in one or more subsequent periods. Deferred tax assets are recognised and carried forward only to the extent that there is a reasonable certainty that sufficient future taxable income will be available against which such deferred tax assets can be realised. In situations, where the Company has unabsorbed depreciation or carry forward losses under tax laws, all deferred tax assets are recognised only to the extent that there is virtual certainty supported by convincing evidence that they can be realised against future taxable profits. At each Balance Sheet date, the Company re-assesses unrecognised deferred tax assets, if any. Current tax assets and current tax liabilities are offset when there is a legally enforceable right to set off the recognised amounts and there is an intention to settle the asset and the liability on a net basis.
	Deferred tax assets and deferred tax liabilities are offset when there is a legally enforceable right to set off assets against liabilities representing current tax and where the deferred tax assets and the deferred tax liabilities relate to taxes on income levied by the same governing taxation laws. Deferred Tax resulting from timing differences between book profits and taxable profits is accounted for, at the tax rates that have been enacted or substantially enacted as of the Balance Sheet Date. Provision for taxation is not set off against tax payments but are accumulated and carried forward until the completion of the assessment.
2.19	**Impairment of assets**
	The carrying amounts of assets are reviewed at each Balance Sheet date if there is any indication of impairment based on internal/external factors. An asset is treated as impaired when the carrying cost of the assets exceeds its recoverable value. The recoverable value is the greater of the asset's net selling price and its value in use. In assessing value in use, the estimated future cash flows are discounted to their present value at the pre-tax weighted average cost of capital. An impairment loss, if any, is charged to the Statement of Profit and Loss in the year in which an asset is identified as impaired. Reversal of impairment losses recognized in the prior years is recorded when there is an indication that the impairment losses recognized for the assets no longer exist or have decreased.

R. HARLALKA & CO. Chartered Accountants New Delhi

MAHAMANI PROPERTIES PVT. LTD.

Director

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Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes forming part of Financial Statements for the year ended 31st March, 2024

Note	Particulars
2.20	**Provisions, Contingent Liabilities And Contingent Assets**
	Provisions: Provision is recognised in respect of obligations where, based on the evidence available, their existence at the Balance Sheet date is considered as result of past event, and the company has present legal obligation that can be estimated reliably, and it is probable that an outflow of economic benefits will be required to settle the obligation. Provisions are measured by best estimate of the outflow of economic benefits required to settle the obligation at the Balance Sheet date. **Contingent Liabilities:** Contingent liabilities are disclosed when there is a possible obligation arising from past events, the existence of which will be confirmed only by the occurrence or non occurrence of one or more uncertain future events not wholly within the control of the company or a present obligation that arises from past events where it is either not probable that an outflow of resources will be required to settle or a reliable estimate of the amount cannot be made. **Contingent Assets:** Contingent Assets are neither recognised or disclosed in the financial statements.
2.21	**Prior period items**
	Significant items of income and Expenditure which relate to prior accounting periods, other than those occasioned by events occurring during or after the close of the year and which are treated as relatable to the current year, are accounted in the Statement of Profit and loss as prior period items.
2.22	**Insurance claims**
	Insurance claims are accounted for on the basis of claims admitted / expected to be admitted and to the extent that there is no uncertainty in receiving the claims.

For and on behalf of the Board of Directors

MAHAMANI PROPERTIES PVT. LTD.

Sanjeeb Gupta
DIN: 00932485
Director

Director

MAHAMANI PROPERTIES PVT. LTD.

Sujit Gupta
DIN: 00932551
Director

Director

R. HARLALKA & CO. New Delhi Chartered Accountants

Place : Kolkata
Date : 22.08.2024

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes forming part of the financial statements

Note 2 Share capital

Particulars	As at 31 March, 2024		As at 31 March, 2023	
	No. of shares	Amount (₹ in '00)	No. of shares	Amount (₹ in '00)
(a) Authorised - Equity shares of Rs.10/- each	170000	17,000.00	170000	17,000.00
	170000	17,000.00	170000	17,000.00
(b) Issued, Subscribed and Paid Up - Equity shares of Rs 10/- each	167,860	16,786.00	167,860	16,786.00
Total	167,860	16,786.00	167,860	16,786.00

i) Reconciliation of the number of shares and amount outstanding at the beginning and at the end of the reporting period:

Particulars	Opening Balance	Fresh issue	Bonus	Closing Balance
Equity shares with voting rights				
Year ended 31 March, 2024				
- Number of shares	167,860			167,860
- Amount (₹ in '00) 16,786.00				
Year ended 31 March, 2023				
- Number of shares	167,860	-		167,860
- Amount (₹ in '00) 16,786.00				

ii) Details of shares held by each shareholder holding more than 5% shares:

Name of shareholder	As at 31 March, 2024		As at 31 March, 2023	
	No. of shares	% holding	No. of shares	% holding
Sujit Gupta- Rep of SP Investment	78,940	47.03%	78,940	47.03%
Sanjeeb Gupta - Rep of SR Investment	78,920	47.02%	78,920	47.02%

The equity shares of the Company of nominal value of Rs.10/- per share rank pari passu in all respects including voting right and entitlement to dividend

Shares held by promoters at the end of the year					
Name of the promoter	Number of Shares as on 31.03.2024	% of total shares	Number of Shares as on 31.03.2023	% of total shares	% of change during the year
Sujit Gupta- Rep of SP Investment	78,940	47.03%	78,940	47.03%	0.00%
Sanjeeb Gupta - Rep of SR Investment	78,920	47.02%	78,920	47.02%	0.00%
Sanjeeb Gupta	5,000	2.98%	5,000	2.98%	0.00%
Sujit Gupta	5,000	2.98%	5,000	2.98%	0.00%

Note 3 Reserves and surplus	As at 31.03.2024	As at 31.03.2023
	₹ in '00	₹ in '00
Securities premium		
At the commencement	74,194.20	74,194.20
Add: Addition during the year	-	
Total	74,194.20	74,194.20
Profit & Loss Account		
Opening	518,498.91	390,821.01
Add: During The Year	147,876.26	127,677.89
Closing	666,375.16	518,498.91
	740,569.36	592,693.11

R. HARLALKA & CO. New Delhi Chartered Accountants

MAHAMANI PROPERTIES PVT. LTD.

Director

MAHAMANI PROPERTIES PVT. LTD.

Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes forming part of the financial statements

Note 4 Long Term Borrowings	As at 31.03.2024	As at 31.03.2023
	₹ In '00	₹ In '00
Long Term Loans,		
Secured , Considered Good		
i) Car Loan	6,917.72	13,888.26
ii) Tata Capital Financial Services Ltd	60,990.39	64,143.92
	67,908.11	78,032.18

Note : 1 (a) Overdraft Facility from Tata Capital Services has been availed by collerating commercials unit of project Meena Sparsh

Note : 2 (a) Term Loan has been availed from HDFC Bank Limited of Rs 17,29,000.00 repayable over 60 equated monthly instalments of Rs 34769/-. The term loan is secured by hypothecation of Car.
(b) Term Loan has been availed from HDFC Bank Limited of Rs 15,00,000.00 repayable over 60 equated monthly instalments of Rs 30164/-. The term loan is secured by hypothecation of Car.

Note : 3 Term Loan from Tata Capital Services has been availed by collerating commercials unit of project Meena Sparsh

Note 5 Other Long Term Liabilities	As at 31.03.2024	As at 31.03.2023
	₹ In '00	₹ In '00
	-	-
	-	-

Note 6 Short Term Borrowings	As at 31.03.2024	As at 31.03.2023
	₹ In '00	₹ In '00
Current Maturities of Long Term Debts	6,970.54	6,458.75
Short Term Borrowings against Flat Booking		
i) Bajaj Housing Services Limited	1,273,843.86	1,769,122.06
ii) Aditya Birla Finance Ltd	-	313,245.70
iii) LIC Housing Finance Ltd	570,295.46	280,000.00
Short Term Borrowings- Bank		
ii) Axis Bank	1,954,583.03	496,136.83
ii) HDFC Bank	-	958,763.16
Loans from Related Party,(Unsecured, Considered Good		
Sanjeeb Gupta	10,058.46	29,658.46
Sujit Gupta	150,583.46	36,733.46
Loans from Others,		
- Unsecured, Considered Good		
Apshra Merchants Pvt Ltd	48,029.52	44,795.42
Brilliant Suppliers Pvt Ltd	47,570.15	79,353.99
Capricon Complex Pvt Ltd	-	4,954.55
Capricorn Abasan Pvt Ltd	83,901.43	92,415.68
Flower Distributors Pvt. Ltd.	123,838.33	115,499.58
Forever Vintrade Pvt Ltd	100,226.12	93,477.32
Parasmani Tradelink Pvt Ltd	33,172.34	245,885.07
Priority Merchants Pvt Ltd	173,535.24	196,837.12
SGPK Consulting Pvt Ltd	50,000.00	50,000.00
Shivsakti Merchandise Pvt Ltd	80,535.13	276,145.98
Shree Shankar Realcon Pvt Ltd	136,456.01	157,038.57
Shresth Appartment Pvt Ltd	66,788.95	62,291.66
Sidhidhan Enclave Pvt Ltd	426,848.10	398,105.94
Sidhimangal Resorts Pvt Ltd	67,635.25	63,080.98
Skylark Abashan Pvt Ltd	37,320.65	34,807.63
	5,442,192.03	5,804,807.90

Note : 1 Project Finance from Bajaj Housing Services Limited has been availed by collerating residentials unit of project Meena Eco Vista, Meena Paradise III & Meena Orchid

Note : 2 Project Finance from Aditya Birla Finance Limited has been availed by collerating residentials unit Meena Icon.

Note : 3 Project Finance from LIC Housing Finance Limited has been availed by collerating residentials and commercial unit of project Meena Galaxy.

Note : 4 Loan from Axis Bank Limited has been availed by collerating residential unit of director Sanjeeb Gupta

Note : 5 Overdaft Facility from Axis Bank Limited has been availed by collerating commercials unit of project Meena Icon

R. HARLALKA & CO. New Delhi Chartered Accountants

MAHAMANI PROPERTIES PVT. LTD.

Director

Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes forming part of the financial statements

Note 7 Trade Payable	As at 31.03.2024	As at 31.03.2023
	₹ in '00	₹ in '00
Other Than Acceptances	758,517.03	915,819.82
	758,517.03	915,819.82

(Regarding Ageing of Trade Payables refer note 30 of Additional Disclosure)

Note 8 Other Current Liabilities	As at 31.03.2024	As at 31.03.2023
	₹ in '00	₹ in '00
Advance against Flat Booking Received & Accured	3,990,828.97	3,938,941.26
Other Payable	1,297.08	391.65
TDS Payable	14,151.25	21,189.38
Provident Fund Payable	118.67	498.09
ESI Payable	3.20	2.70
Director Remuneration Payable	18,833.80	22,833.80
Security Deposit Payable	55,017.63	55,017.63
GST Payable	7,898.35	9,410.56
Interest Accrued but not due	10,451.60	17,197.50
Maintenance & Membership Fees and Extra Work	22,132.53	12,359.69
Temporarry od with Bank (Subject to Reconciliation)	51.02	185,978.42
	4,120,784.10	4,263,820.68

Note 9 Short Term Provision	As at 31.03.2024	As at 31.03.2023
	₹ in '00	₹ in '00
Provision for Income Tax (A.Y 2019-20)	9,831.35	9,831.35
Provision for Income Tax (A.Y 2023-24)	40,937.34	36,981.53
	50,768.69	46,812.88

Note 12 Long Term Loans & Advances	As at 31.03.2024	As at 31.03.2023
	₹ in '00	₹ in '00
Advance Against Rent	1,260.00	1,260.00
Security Deposits	34.90	34.90
	1,294.90	1,294.90

Note: The Company has granted loan or advance in the nature of loan to promoters, directors, KMPs and other related parties that are repayable on demand or without specifying any terms or period of repayment.

Note 13 Inventories	As at 31.03.2024	As at 31.03.2023
	₹ in '00	₹ in '00
Work In Progress	6,046,261.45	6,727,313.35
Finished goods (Constructed)	3,127,981.82	2,492,363.64
	9,174,243.27	9,219,676.99

(Regarding Ageing of Work In Progress refer note 32 of Additional Disclosure)

__Note 13(i):__ The closing stock in trade at the end of the year has been physically verified, ascertained and valued at cost by the management and has been taken in these accounts as certified by the management

__Note 13(ii):__ Land and plots other than area transferred to constructed properties at the commencement of construction are valued at cost.Cost includes land (including development rights and land under agreements to purchase) acquisition cost, borrowing cost, incurred internal development cost and external development charges.

__Note 13(iii):__ Sale of land and plots (including development rights) is recognised in the financial year in which the Project Completion Certificate is received from the Local State Government Designated Office.

__Note 13 (iv):__ The Company has physically verified the inventories at reasonable intervals and there are no discrepancies of 10% or more in the aggregate for each class of inventory that was noticed during such verification.

Note 14 Trade Receivable	As at 31.03.2024	As at 31.03.2023
	₹ in '00	₹ in '00
More Than Six Months	-	-
Other Debts	31,586.86	20,942.97
	31,586.86	20,942.97

(Regarding Ageing of Trade Receivables refer note 31 of Additional Disclosure)

R. HARLALKA & CO. Chartered Accountants New Delhi

MAHAMANI PROPERTIES PVT. LTD.

Director

Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes forming part of the financial statements

Note 15 Cash and Cash Equivalent	As at 31.03.2024	As at 31.03.2023
	₹ In '00	₹ In '00
Cash in hand	12,543.17	6,400.74
Balances with Bank in Current Accounts	22,850.20	104,729.59
Balances with Banks in Fixed Deposit A/C	-	-
	35,393.37	111,130.32

Note 16 Short Term Loans and Advances	As at 31.03.2024	As at 31.03.2023
	₹ In '00	₹ In '00
Advances to Suppliers	469,933.58	330,721.99
Flat Advances due but not Received	81,043.46	220,553.83
Advances Recoverable in Cash or Kind or for Value to be received	90,149.95	94,563.47
Income Tax Advances & TDS	46,124.96	33,714.51
Loan to director -Sanjeeb Gupta	-	463,384.76
	687,251.96	1,142,938.57

Note: The Company has granted loan or advance in the nature of loan to promoters, directors, KMPs and other related parties that are repayable on demand or without specifying any terms or period of repayment.

Note 17 Other Current Assets	As at 31.03.2024	As at 31.03.2023
	₹ In '00	₹ In '00
Prepaid Expenses	15,577.45	9,213.59
Corporate Fixed Deposits	45,836.59	93,721.87
	61,414.04	102,935.46

Note 18 Sales & Other Income

	As at 31.03.2024	As at 31.03.2023
	₹ In '00	₹ In '00
Revenue From Operation		
Operating Revenue		
Revenue from Sale of Flats	3,658,364.14	3,196,863.87
Other Operating Revenue		
Increase in Stock of Constructed Flats	(540,181.80)	(1,456,153.85)
Club Membership Renewal	-	2,425.37
Common Maintenance & Extra Work	25,307.30	59,070.95
	3,143,489.64	1,802,206.34
Other Income		
Interest from Fixed Deposits	3,293.53	5,144.02
Interest on Loan	-	8,670.00
Rent Received	134,705.19	124,719.48
Misc Income	0.08	41.76
Assigment Fees	1,344.00	-
Long Term Capital Gain	6,412.81	-
	145,755.61	138,575.26
Total	3,289,245.25	1,940,781.60

Note 18(i): Revenue from constructed properties, is recognised on the "completion contract method". Total sale consideration as per the duly executed, agreements to sell/application forms is recognised as revenue in the year in which Project Completion Certificate is received from the Local State Government Designated Office.

Note 18(ii): Income from interest is accounted for on time proportion basis taking into account the amount outstanding and the applicable rate of interest.

Note 19 Cost of Land, Plots and Construction Properties and Development Rights

	As at 31.03.2024	As at 31.03.2023
	₹ In '00	₹ In '00
Cost of Land, Plots, Development & Construction	3,573,739.55	3,982,353.01
Total	3,573,739.55	3,982,353.01

Note 19(i): Cost of land and plots includes land (including development rights) acquisition cost, internal development costs and external development charges, which is charged to statement of profit and loss based on the actual cost incurred and the estmated expenses yet to be incurred after receipt of Project Completion Certificate upon completion of the specific project.

R. HARLALKA & CO. Chartered Accountants New Delhi

MAHAMANI PROPERTIES PVT. LTD.

Director

MAHAMANI PROPERTIES PVT. LTD.

Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes forming part of the financial statements

Note 20 Employee Benefit Expenses	As at 31.03.2024	As at 31.03.2023
	₹ In '00	₹ In '00
Salary Paid	40,792.20	39,443.37
Bonus Paid	1,666.90	1,281.90
Director Remuneration	-	20,000.00
ESI	27.80	19.99
Provident Fund	753.67	1,658.57
Staff Welfare	852.15	787.67
	44,092.72	63,191.50

Note 21 Finance Cost	As at 31.03.2024	As at 31.03.2023
	₹ In '00	₹ In '00
Interest on CC Account	75.05	349.29
Interest on Term Loan	3,089.23	3,427.32
Interest on Unsecured Loan	114,448.99	239,480.28
Interest on Current A/c	50,739.54	17,027.41
Interest on Car Loan	1,333.21	1,807.43
Interest on OD	75,496.18	-
Loan Processing Charges	-	2,693.27
	245,182.20	264,785.00

Note 22 Other Expenses	As at 31.03.2024	As at 31.03.2023
	₹ In '00	₹ In '00
Advertisement	135,968.03	137,987.42
Audit Fees	500.00	500.00
Bank Charges	142.00	1,193.31
Brokerage	-	826.32
Car Insurance	1,548.27	1,905.35
Car Running Expenses	1,046.88	5,212.77
Computer Maintainance	1,586.23	1,548.82
Donation	1,500.00	-
Office Expenses	488.30	2,773.49
Electricity Expenses	3,820.29	12,150.05
Interest on TDS	-	1.58
General Expenses	417.81	790.85
Printing & Stationery	264.73	664.23
Legal & Professional Fees	4,063.58	7,742.40
Professional Tax	25.00	25.00
Project Expenses	90,363.91	5,337.74
Filing Fees	18.00	8.00
Rent	12,000.00	12,670.00
Repair & Maintenance	31,340.02	55,252.23
Rates & Taxes	2,774.19	1,138.20
Security Charges	-	13,376.58
Sundry Balance Written Off	-	3,599.87
Subscription Charges	700.00	4,000.00
GST Expenses	3,611.59	75,489.89
Tea & Coffee Expenses	403.17	449.82
Telephone & Internet Charges	2,192.48	2,032.23
Travelling Expenses	1,657.86	4,187.54
	296,432.34	350,863.70

R. HARLALKA & CO. Chartered Accountants New Delhi

MAHAMANI PROPERTIES PVT. LTD.

Director

Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes forming part of the financial statements
Note 10 Property, Plant & Equipments

A.		Gross block						
		Balance as at 1 April, 2023	Additions	Disposals	Effect of foreign currency exchange differences	Revaluation	Other adjustments	Balance as at 31 March, 2024
		₹ In '00	₹ In '00	₹ In '00	₹ In '00	₹ In '00	₹ In '00	₹ In '00
	(a) Office Equipments	15,586.94	1,107.14	-	-	-	-	16,694.08
	(b) Furniture and Fixtures	5,380.17	186.50	-	-	-	-	5,566.67
	(d) Vehicle	118,891.65	-	-	-	-	-	118,891.65
	(e) Plant & Machinery	111,079.24	-	-	-	-	-	111,079.24
	Total	250,938.00	1,293.64	-	-	-	-	252,231.64
	Previous year	229,729.88	19,975.66	-	-	-	-	249,705.54

R. HARLALKA & CO. New Delhi Chartered Accountants

MAHAMANI PROPERTIES PVT. LTD.
Director

MAHAMANI PROPERTIES PVT. LTD.
Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190853
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes forming part of the financial statements

B		Accumulated depreciation and impairment					Net block	
		Balance as at 1 April, 2023	Depreciation / amortisation expense for the year	Eliminated on disposal of assets	Revaluation	Balance as at 31 March, 2024	Balance as at 31 March, 2024	Balance as at 31 March, 2023
		₹ In '00	₹ In '00	₹ In '00	₹ In '00	₹ In '00	₹ In '00	₹ In '00
	(a) Office Equipments	14,242.00	657.21	-	-	14,899.21	1,794.87	1,344.94
	(b) Furniture and Fixtures	3,464.41	538.49	-	-	4,002.90	1,563.77	1,915.76
	(d) Vehicle	89,181.08	9,296.18	-	-	98,477.26	20,414.39	29,710.57
	(e) Plant & Machinery	44,420.42	12,086.24	-	-	56,506.66	54,572.58	66,658.81
	Total	**151,307.91**	**22,578.12**	-	-	**173,886.03**	**78,346.61**	**99,630.07**
	Previous year	121,814.21	29,493.49	-	-	151,307.70	99,630.09	127,891.13

R. HARLALKA & CO.
New Delhi
Chartered Accountants

MAHAMANI PROPERTIES PVT.LTD.
Director

MAHAMANI PROPERTIES PVT.LTD.
Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes forming part of the financial statements
C. Depreciation and amortisation relating to continuing operations:

Particulars	For the year ended 31 March, 2024	For the year ended 31 March, 2023
	₹ In '00	₹ In '00
Depreciation and amortisation for the year on tangible assets as per Note 10 A	22,578.12	29,493.49
Less: Utilised from revaluation reserve		
Depreciation and amortisation relating to discontinuing operations		
Depreciation and amortisation relating to continuing operations	22,578.12	29,493.49

Note 10 (i): Property, Plant & Equipment are stated at cost, less accumulated depreciation. Direct costs are capitalized until Property, Plant & Equipment are ready for use.

Note 10 (ii): Depreciation on Property, Plant & Equipment have been provided on Written down Value Method at the rates and in the manner laid down in Schedule II of the Companies Act, 2013. Depreciation for assets purchased / sold during a period is proportionately charged.

Note 10 (iii): The title deeds, comprising all the immovable properties of land and buildings which are freehold, are held in the name of the Company as at the balance sheet date. In respect of immovable properties of land and building that have been taken on lease and disclosed as fixed assets in the financial statements, the lease agreements are in the name of the Company.

Note 10 (iv): The Company has not revalued its Property, Plant and Equipment (including Right-of-Use Asset)

Note 10 (v): There is no litigation against the company for benami property.

R. HARLALKA & CO. Chartered Accountants New Delhi

MAHAMANI PROPERTIES PVT. LTD. Director

MAHAMANI PROPERTIES PVT. LTD. Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes forming part of the financial statements
Note 11 Non- Current Investments

Particulars	As at 31 March, 2024		As at 31 March, 2023	
	Amount	Total	Amount	Total
	₹ In '00	₹ In '00	₹ In '00	₹ In '00
A. Long-term investments (At cost)	-		-	
(a) Investment in Properties	-		-	
Commercial Space Meena Icon	854,693.07	854,693.07	854,693.07	854,693.07
(b) Investment in Mutual Funds				
Aditya Birla Sun Life Savings Fund (11493.427 Units)	-	-	50,000.00	50,000.00
(c) Investment in Partnership Firms				
GMSS Infracon (Refer Note Below)	57,750.00	57,750.00	250.00	250.00
GMSS Realestate (Refer Note Below)	51,500.00	51,500.00	250.00	250.00
Mahamani Apartment (Refer Note Below)	168,500.00	168,500.00	123,500.00	123,500.00
Total	1,132,443.07	1,132,443.07	1,028,693.07	1,028,693.07

NOTE: Diminution in value of investments, if any, is considered to be temporary in nature. Therefore no diminution is recorded on closing value of investments.

R. HARLALKA & CO.
Chartered Accountants
New Delhi

MAHAMANI PROPERTIES PVT. LTD.

Director

Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes forming part of the financial statements

Note: Other details relating to investment in partnership firms

Name of the firm	As at 31 March, 2024			As at 31 March, 2023		
	Names of partners in the firm	Total capital (₹ in '00)	Share of each partner in the profits of the firm	Names of partners in the firm	Total capital (₹ in '00)	Share of each partner in the profits of the firm
GMSS Infracon	Sanjeeb Gupta	0.00	48%	Sanjeeb Gupta	0.00	48%
	Sujit Gupta	0.00	48%	Sujit Gupta	0.00	48%
	Mahamani Properties Private Limited	0.00	2%	Mahamani Properties Private Limited	250.00	2%
	G M Enclave Private Limited	0.00	2%	G M Enclave Private Limited	0.00	2%
GMSS Realestate	Sanjeeb Gupta	0.00	48%	Sanjeeb Gupta	0.00	48%
	Sujit Gupta	0.00	48%	Sujit Gupta	0.00	48%
	Mahamani Properties Private Limited	0.00	2%	Mahamani Properties Private Limited	250.00	2%
	G M Enclave Private Limited	0.00	2%	G M Enclave Private Limited	0.00	2%
Mahamani Apartment	Sanjeeb Gupta	0.00	48%	Sanjeeb Gupta	0.00	48%
	Sujit Gupta	0.00	48%	Sujit Gupta	0.00	48%
	Mahamani Properties Private Limited	0.00	2%	Mahamani Properties Private Limited	250.00	2%
	G M Enclave Private Limited	0.00	2%	G M Enclave Private Limited	0.00	2%

For and on behalf of the Board of Directors

R. HARLALKA & CO. Chartered Accountants New Delhi

Place : Kolkata
Date : 22.08.2024

MAHAMANI PROPERTIES PVT. LTD.
Sanjeeb Gupta
Din : 00332485
Director
Director

MAHAMANI PROPERTIES PVT. LTD.
Sujit Gupta
Din : 00332651
Director
Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Disclosures under Accounting Standards
Note : 24 AS 20 Disclousers of Earning Per Share

Particulars	For the year ended 31 March, 2024 ₹ in '00	For the year ended 31 March, 2023 ₹ in '00
Earnings per share		
Basic		
Continuing operations & Total operations		
Net profit / (loss) for the year from continuing operations	147,876.26	127,677.89
Less: Preference dividend and tax thereon		
Net profit / (loss) for the year from continuing operations attributable to the equity shareholders	147,876.26	127,677.89
Weighted average number of equity shares	167,860	167,860
Par value per share	10.00	10.00
Earnings per share, from continuing operations & total Operations - Basic	88.09	76.06
Diluted		
The diluted earnings per share has been computed by dividing the Net Profit After Tax available for Equity Shareholders by the weighted average number of equity shares, after giving dilutive effect of the outstanding Warrants, Stock Options and Convertible bonds for the respective periods. Since, the effect of the conversion of Preference shares was anti-dilutive, it has been ignored.		
Continuing operations & Total operations		
Net profit / (loss) for the year from continuing operations	147,876.26	127,677.89
Less: Preference dividend and tax thereon		
Net profit / (loss) for the year attributable to the equity shareholders from continuing operations	147,876.26	127,677.89
Add: Interest expense and exchange fluctuation on convertible bonds (net)	-	-
Profit / (loss) attributable to equity shareholders from continuing operations (on dilution)	147,876.26	127,677.89
Weighted average number of equity shares for Basic EPS	167,860	167,860
Add: Effect of warrants, ESOPs and Convertible bonds which are dilutive		
Weighted average number of equity shares - for diluted EPS	167,860	167,860
Par value per share	10.00	10.00
Earnings per share, from continuing operations & total Operations - Diluted	88.09	76.06

For and on behalf of the Board of Directors
MAHAMANI PROPERTIES PVT. LTD.

Place : Kolkata
Date : 22.08.2024

R. HARLALKA & CO.
New Delhi
Chartered Accountants

Sanjeeb Gupta
Din : 00932485
Director

MAHAMANI PROPERTIES PVT. LTD.
Director

Sujit Gupta
Din : 00932551
Director

Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Note 23 Related Party Disclosure

Particulars

Related party transactions
Details of related parties:

Description of relationship	Names of related parties
Associates	
Company & Firms in which KMP / Relatives of KMP can exercise significant influence	G.M Enclave Private Limited Trishna Properties Private Limited Kanyakumari Properties Pvt. Ltd. Sarvsakti Properties Private Limited Inox Agency Private Limited Rukmani Realtors Private Limited Shivdhara Projects Pvt. Ltd. Bhanupriya Marketing Private Limited Paramsukh Developers Private Limited
Key Management Personnel	Sanjeeb Gupta Sujit Gupta
Relatives of KMP	Padmini Gupta, Rajni Gupta, Sanjeeb Gupta (HUF), Sujit Gupta (HUF), Aditya Gupta

Note: Related parties have been identified by the Management.

Details of related party transactions during the year ended 31 March, 2024 and balances outstanding as at 31 March, 2024:

Particulars	Key Management Personnel	Relatives of KMP	Entities in which KMP / relatives of KMP have significant influence	Total
	₹ In '00	₹ In '00	₹ In '00	₹ In '00
Salary	- -	2,100.00 (2,000.00)	- -	2,100.00 (2,000.00)
Advance Refunded Against Land	- -	- -	- (81,400.00)	- (81,400.00)
Director Remuneration	- (4,833.80)	- -	- -	- (4,833.80)
Rent Paid	- -	12,000.00 (12,000.00)	- -	12,000.00 (12,000.00)
Purchase of Flats	-	-	520,820.00	520,820.00
Paid to Creditors	- -	- -	396,857.50 (4,669.10)	396,857.50 (4,669.10)
Loan & Liability	363,500.00 (518,400.00)	238,000.00 -	367,800.00 -	969,300.00 (518,400.00)
Loan & Liability Repaid	269,250.00 (538,772.77)	238,000.00 -	363,800.00 -	871,050.00 (538,772.77)
Balances outstanding at the end of the year 31.03.2024				- -
Loan & Liability	160,641.92 (60,791.92)	- -	- -	160,641.92 (60,791.92)
Director Remuneration Payable	18,833.80 (4,833.80)	- -	- -	18,833.80 (4,833.80)
Creditors Closing Balance	230.92 (230.92)	2,400.00 (200.00)	51,330.90 (148,935.92)	53,961.82 (149,366.84)

Place : Kolkata
Date : 22.08.2024

R. HARLALKA & CO. Chartered Accountants New Delhi

For and on behalf of the Board of Directors

MAHAMANI PROPERTIES PVT. LTD.

Sanjeeb Gupta
Din : 00932485 Director
Director

MAHAMANI PROPERTIES PVT. LTD.

Sujit Gupta
Din : 00932651
Director
Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190653
BA-17 Saltlake City, Sector 1,Kolkata-700064

Note : 25 Disclosure on Accounting of Taxes

Particulars	As at 31 March, 2024	As at 31 March, 2023
	₹ In '00	₹ In '00
Deferred tax (liability) / asset	-	
Tax effect of items constituting deferred tax liability		
On difference between book balance and tax balance of fixed assets	4,022.03	4,044.17
Tax effect of items constituting deferred tax liability	4,022.03	4,044.17
Tax effect of items constituting deferred tax assets		
Provision for compensated absences, gratuity and other employee benefits	-	-
Others	(8,469.78)	(12,513.95)
Tax effect of items constituting deferred tax assets	(8,469.78)	(12,513.95)
Net deferred tax (liability) / asset	(4,447.75)	(8,469.78)

Note 25(i): The Company has recognised deferred tax asset on unabsorbed depreciation to the extent of the corresponding deferred tax liability on the difference between the book balance and the written down value of fixed assets under Income Tax (or) The Company has recognised deferred tax asset on unabsorbed depreciation and brought forward business losses based on the Management's estimates of future profits considering the non-cancellable customer orders received by the Company.The Company offsets deferred tax assets and deferred tax liabilities if it has a legally enforceable right and these relate to taxes on income levied by the same governing taxation laws.

For and on behalf of the Board of Directors

MAHAMANI PROPERTIES PVT. LTD.

Director

Sanjeeb Gupta
Din : 00932485
Director

MAHAMANI PROPERTIES PVT. LTD.

Director

Sujit Gupta
Din : 00932551
Director

R. HARLALKA & CO. New Delhi Chartered Accountants

Place : Kolkata
Date : 22.08.2024

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190683
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes to financial statements for the year ended March 31, 2023

Note 26 Disclosure As Required By Revised Accounting Standard – 15 (Employee Benefits)

Defined Contribution Plans:

Company's contribution paid/payable during the year to Provident Fund, and ESIC are recognized in the profit and loss account:

Particulars	As at 31 March, 2024	As at 31 March, 2023
Employer's Contribution to Employees Provident Fund	754	1,859
Employer's Contribution to ESIC	28	20
Total	781	1,879

Defined Benefit Plans:

The Company does not have any full time employee on its roll who are eligible for gratuity.

Note 27 A . Operating lease transactions:

i. The Company has given a Commercial Space under leave and license agreement in the state of West bengal, for a period of 9 years. Lease given is on cancellable and renewable basis at the option of the company.

ii. The future minimum lease rent receipts for non-cancellable operating lease for factory shed is as follows:

Particulars	As at 31 March, 2024	As at 31 March, 2023
Not later than one year	134,705	134,705.19
Later than one year and not later than three years	283,676	283,675.68
Payable Later than three Years	310,625	310,624.90
Total	729,006	729,006

iii Lease rent receipts of INR 1,34,70,519/- is recognised as an income in the statement of profit and loss for the year ended March 31, 2024.

B . Operating lease transactions:

i. The Company has taken a Office Space under leave and license agreement in the state of West bengal. Lease given is on cancellable and renewable basis at the option of the company.

ii. The future minimum lease rent payments for non-cancellable operating lease for factory shed is as follows:

Particulars	As at 31 March, 2024	As at 31 March, 2023
Not later than one year	1,200	1,200
Later than one year and not later than three years	-	-
Payable Later than three Years	-	-
Total	1,200	1,200

iii Lease rent payments of INR 12,00,000/- is recognised as an income in the statement of profit and loss for the year ended March 31, 2024.

Note 28 Micro Small and Medium Enterprises ("MSME") Disclosure

Sr No	Particulars	As at 31 March, 2024	As at 31 March, 2023
1	Principal amount and the interest due thereon remaining unpaid to each supplier at the end of each accounting year (but within due date as per the MSMED Act) Principal amount due to micro and small enterprise Interest due	-	-
2	Interest paid by the Company in terms of Section 16 of the Micro, Small and Medium Enterprises Development Act, 2006, along-with the amount of the payment made to the supplier beyond the appointed day during the period	-	-
3	Interest due and payable for the period of delay in making payment (which have been paid but beyond the appointed day during the period) but without adding interest specified under the Micro, Small and Medium Enterprises Act, 2006	-	-
4	The amount of interest accrued and remaining unpaid at the end of each accounting year	-	-
5	Interest remaining due and payable even in the succeeding years, until such date when the interest dues as above are actually paid to the small enterprises	-	-

Note 29 The Company has granted the following Interest Bearing short term loans or advances in the nature of loans to promoters, directors, KMPs and other related parties that are repayable on demand or without specifying any terms or period of repayment

Type of Borrower	Amount of loan or advance in the nature of loan outstanding			Percentage to the total Loans and Advances in the nature of loans
	Non Current	Current	Total	
Promoters				
Directors				
KMPs	-	-	-	0.00%
Other related parties	-	-	-	
Subsidiaries				
Associates				
Joint ventures				

HARLALKA & CO. Chartered Accountants New Delhi

MAHAMANI PROPERTIES PVT. LTD.

Director

MAHAMANI PROPERTIES PVT. LTD.

Director

MAHAMANI PROPERTIES PRIVATE LIMITED
CIN : U45400WB2013PTC190853
BA-17 Saltlake City, Sector 1,Kolkata-700064

Notes to financial statements for the year ended March 31, 2023

Note 33 **Financial Ratios**

Particulars	As at 31 March, 2024	As at 31 March, 2023	Variance	Reason For Variance
Current Ratio	0.96	0.96	0.25%	
Debt-Equity Ratio	328.26	350.46	-6.34%	N.A.
Debt Service Coverage Ratio	1.77	1.61	9.41%	N.A.
Return on Equity Ratio	21.64%	23.40%	-7.53%	N.A.
Inventory Turnover Ratio	0.40	0.37	9.00%	N.A.
Trade Receivables Turnover Ratio	140.25	178.14	-21.27%	N.A.
Trade Payables Turnover Ratio	N.A	N.A	N.A	
Net Capital Turnover Ratio	-9.63	-7.51	28.21%	Decrease in Working Capital
Net Profit Ratio	4.01%	3.92%	2.45%	N.A.
Return on Capital Employed	6.90%	6.57%	5.00%	N.A.
Return on Investment	163.62%	148.79%	9.97%	N.A.

Formula adopted for above Ratios:

1 Current Ratio = Current Assets / (Total Current Liabilities – Security Deposits payable on Demand – Current maturities of Long Term Debt)
2 Debt-Equity Ratio = Total Debt / Total Equity
3 Debt Service Coverage Ratio = (EBITDA – Current Tax) / (Principal Repayment + Gross Interest on term loans)
4 Return on Equity Ratio = Total Comprehensive Income / Average Total Equity
5 Inventory Turnover Ratio (Average Inventory days) = 365 / (Net Revenue / Average Inventories)
6 Trade receivables Turnover Ratio (Average Receivables days) = 365 / (Net Revenue / Average Trade receivables)
7 Trade Payables Turnover Ratio (Average Payable days) = 365 / (Net Revenue / Average Trade payables)
8 Net Capital Turnover Ratio = (Inventory Turnover Ratio + Trade receivables turnover ratio – Trade payables turnover ratio)
9 Net Profit Ratio = Net Profit / Net Revenue
10 Return on Capital employed = (Total Comprehensive Income + Interest) / (Total Assets- Total Current Liabilities))
11 Return on Investment (Assets) = Total Comprehensive Income / Average Total Assets

Note 34 Contingent Liability

Note 35 Operating Cycle
The companies operating cycle is of 12 Months 12 Months

Note 36 There is no litigation against the company for benami property.

Note 37 The Company has no relationship with Struck off Companies.

Note 38 The Company is not eligible for CSR activities.

Note 39 **Advance or loan or investment to intermediaries and receipt of funds from intermediaries**

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) to any other person(s) or entity(ies), including foreign entities (Intermediaries) with the understanding (whether recorded in writing or otherwise) that the Intermediary shall (i) directly or indirectly lend or invest in other persons or entities identified in any manner whatsoever by or on behalf of the company (Ultimate Beneficiaries) or (ii) provide any guarantee, security or the like to or on behalf of the Ultimate Beneficiaries.

b) The company has also 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 (i) 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 (ii) provide any guarantee, security or the like on behalf of the Ultimate Beneficiaries.

Note 40 **Undisclosed Income**
The Company do not have any transaction which are not recorded in the books of accounts that has been surrendered or disclosed as income in the tax assessments under the Income Tax Act, 1961 during any of the years.

Note 41 Balances in Sundry Creditors, Sundry Debtors and Loans & Advances are subject to confirmation. The management however does not expect any material variation therein. In the opinion of the Board, the current assets, loans and advances, other receivable and liabilities are approximately of the value stated, if realized in the ordinary course of business.

Note 42 The company has not been declared as a wilful defaulter by any bank or financial institution or other lender.

Note 43 **Previous year comparatives:**
Previous year's figures have been regrouped / reclassified wherever necessary to correspond with the current year's classification / disclosure.

For and on behalf of the Board of Directors

MAHAMANI PROPERTIES PVT. LTD. MAHAMANI PROPERTIES PVT. LTD.

R. HARLALKA & CO. Chartered Accountants New Delhi

Place : Kolkata
Date : 22.08.2024

Sanjeeb Gupta
DIN : 00932486
Director
Director

Sujit Gupta
DIN : 0093258[illegible]
Director
Director

Note 30 Ageing of Trade Payables

As at 31st March 2024 (₹ In '00)

Particulars	Outstanding for following periods from due date of payment					Total
	Not Due	less than 1 year	1-2 years	2-3 years	More than 3 years	
(A) MSME	250.00	-	-	-	-	250.00
(B) Others		400,052.06	68,070.19	15,000.00	275,144.78	758,267.03
(C) Disputed dues - MSME		-	-		-	-
(D) Disputed dues - Others		-	-		-	-
(E) Unbilled dues		-	-		-	-

As at 31st March 2023 (₹ In '00)

Particulars	Outstanding for following periods from due date of payment					Total
	Not Due	less than 1 year	1-2 years	2-3 years	More than 3 years	
(A) MSME	250	-	-		-	250.00
(B) Others		617,590.34	10,091.92	22,069.74	265,817.82	915,569.82
(C) Disputed dues - MSME		-	-		-	-
(D) Disputed dues - Others		-	-		-	-
(E) Unbilled dues		-	-		-	-

Note 31 Ageing of Trade Receivables

As at 31st March 2024 (₹ In '00)

Particulars	Outstanding for following periods from date of payment						
	Not Due	Less than 6 months	6 month to 1 year	1 year to 2 year	2 year to 3 year	More than 3 year	Total
Undisputed Trade Receivable considered good		20,817.71	4,470.77	3,343.10	379.43	2,575.85	31,586.86
Undisputed Trade Receivable considered doubtful		-	-	-	-	-	-
Disputed Trade Receivable considered good		-	-	-	-	-	-
Disputed Trade Receivable considered doubtful		-	-	-	-	-	-

As at 31st March 2023 (₹ In '00)

Particulars	Outstanding for following periods from date of payment						
	Not Due	Less than 6 months	6 month to 1 year	1 year to 2 year	2 year to 3 year	More than 3 year	Total
Undisputed Trade Receivable considered good		17,365.92	621.77	379.43	-	2,575.85	20,942.97
Undisputed Trade Receivable considered doubtful		-	-	-	-	-	-
Disputed Trade Receivable considered good		-	-	-	-	-	-
Disputed Trade Receivable considered doubtful		-	-	-	-	-	-

Note 32 Ageing Schedule of Intangibles under development (IUD)

(₹ In '00)

Particulars	Amount in IUD for a period of 31.03.2024				Total
	Less than 1 year	1-2 years	2-3 years	More than 3 years	
(i) Projects in Progress (ii) Projects temporarily suspended	2,655,558.77	1,626,422.10	1,073,307.11	690,973.47	6,046,261.45

(₹ In '00)

Particulars	Amount in IUD for a period of 31.03.2023				Total
	Less than 1 year	1-2 years	2-3 years	More than 3 years	
(i) Projects in Progress (ii) Projects temporarily suspended	4,413,735.21	1,077,731.52	485,755.48	750,091.13	6,727,313.35

Note: The Company do not have any projects whose activity has been completely suspended.

R. Harlalka & Co. Chartered Accountants New Delhi

MAHAMANI PROPERTIES PVT. LTD.
Director

MAHAMANI PROPERTIES PVT. LTD.
Director