

CLIENT COPY

FINANCIAL STATEMENTS AND REPORT

ARIHANT GRUHNIRMAN PVT LTD

(STANDALONE FINANCIAL STATEMENTS)

FOR THE YEAR / PERIOD ENDED ON 31/03/2023

KAILASH CHAND JAIN & CO.


CHARTERED ACCOUNTANTS

'EDENA' 1st Floor, 97, Maharshi Karve Road, Near Income Tax Office,
MUMBAI - 400 020.

Phone : 2206 5373 / 2200 5373 / 2200 9131

Fax : (022) 2208 9978

Branches at Delhi ● Indore ● Raipur ●

INDIAN INCOME TAX RETURN ACKNOWLEDGEMENT				Assessment Year 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] (Please see Rule 12 of the Income-tax Rules, 1962)				
PAN	AAJCA0860C			
Name	ARIHANT GRUHNIRMAN PRIVATE LIMITED			
Address	25Th Floor, Arihant Aura, Opposite Turbe Railway Station, Plot No. 31/1, Ttc Industrial Area Turbe , Vashi , 19-Maharashtra, 91-INDIA, 400705			
Status	7-Private company	Form Number	ITR-6	
Filed u/s	139(1)-On or before due date	e-Filing Acknowledgement Number	343583781290923	
Taxable Income and Tax Details	Current Year business loss, if any	1	2,54,770	
	Total Income	2	0	
	Book Profit under MAT, where applicable	3	0	
	Adjusted Total Income under AMT, where applicable	4	0	
	Net tax payable	5	0	
	Interest and Fee Payable	6	0	
	Total tax, interest and Fee payable	7	0	
	Taxes Paid	8	0	
	(+) 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>ASHOKKUMAR BHANWARLAL CHHAJER</u> in the capacity of <u>Director</u> having PAN <u>AAAPC8632L</u> from IP address <u>114.143.164.230</u> on <u>29-Sep-2023 16:52:02</u> at <u>VASHI</u> (Place) DSC SI.No & Issuer <u>3048918</u> & <u>399334456096CN=XtraTrust Sub CA 2022,OU=Certifying Authority,O=XtraTrust DigiSign Private Limited,C=IN</u>				
System Generated	 AAJCA0860C06343583781290923c1c0df84a9f8868c20fe39a205626bec79d6ce2f			
Barcode/QR Code				
DO NOT SEND THIS ACKNOWLEDGEMENT TO CPC, BENGALURU				

ARIAHNT GRUHNIRMAN PRIVATE LMTIED

CIN : U45400MH2010PTC210844

STATUS-COMPANY

PAN- AAJCA0860C

Doi - 19-12-2010

F.Y - 2021-22

A.Y - 2022-23

COMPUTATION OF TOTAL INCOME

INCOME FROM BUSINESS & PROFESSION:

	Net Profit as per P & L Account	-2,54,770
Add :	Depreciation as per Companies Act, 2013	-
	<u>Disallowance U/s 37</u>	-
	Interest on TDS	-
	Income tax Paid under (Rates * Taxes)	-
	<u>Disallowance U/s 43B</u>	-
	Work Contract Tax	-
	Leave Encashment	-
		<u>(2,54,770)</u>
		(2,54,770)
Less :	Depreciation as per IT Act	-
		<u>(2,54,770)</u>
		(2,54,770)
Less :	Deduction Under Chapter VI A	-
Less :	Business Losses & UAD	-
		<u>(2,54,770)</u>
		<u>(2,54,770)</u>
	NET TOTAL INCOME ROUNDED OFF TO Rs.	(2,54,770)

COMPUTATION OF INCOME TAX

	Tax on above income @ 22 %	-
Add:	Surcharge @ 10%	-
Add:	Cess @4%	-
		<u>-</u>
Less : Prepaid Taxes		-
	TDS	-
	TCS	-
	Advance Tax	-
		<u>-</u>
Add : Interst to be paid		-
	234B	-
	234C	-
		<u>-</u>
	Self Assement tax to be paid / (Refundable)	-

Details of Losses

Asst. year	Nature of Looses	Amount	Set off	Loss C/f	Remarks
2015-16	Ordinary business loss	11,138	11,138	-	Lapsed
2016-17	Ordinary business loss	-	-	-	C/f
2017-18	Ordinary business loss	1,49,850	-	1,49,850	C/f
2018-19	Ordinary business loss	2,174	-	2,174	C/f
2019-20	Ordinary business loss	82,519	-	82,519	C/f
2020-21	Ordinary business loss	1,20,250	-	1,20,250	C/f
2021-22	Ordinary business loss	-	-	-	C/f
2022-23	Ordinary business loss	2,54,770	-	2,54,770	C/f
				<u>6,09,563</u>	

"Edena" 1st Floor,
97, Maharshi Karve Road,
Near Income Tax Office,
Mumbai - 400 020.

e-mail : mail@kcjainco.com, kcjainco@gmail.com

Independent Auditor's Report

To the Members of **Arihant Gruhnirman Private Limited**

Report on the Audit of the Standalone Financial Statements

Opinion

We have audited the accompanying standalone financial statements of Arihant Gruhnirman Private Limited ("the Company"), which comprise of the Balance sheet as at 31 March, 2023, the Statement of Profit and Loss, including the statement of Other Comprehensive Income, the Cash Flow Statement and the Statement of Changes in Equity for the year then ended, and notes to the standalone financial statements, including a summary of significant accounting policies and other explanatory information.

In our opinion and to the best of our information and according to the explanations given to us, the aforesaid standalone financial statements give the information required by the Companies Act, 2013, as amended ("the Act") in the manner so required and give a true and fair view in conformity with the Indian Accounting Standards prescribed under section 133 of the Act read with Companies (Indian Accounting Standards) Rules, 2015 as amended and other accounting principles generally accepted in India, of the state of affairs of the Company as at 31 March, 2023, its loss including other comprehensive income, its cash flows and the changes in equity for the year ended on that date.

Basis for Opinion

We conducted our audit of the standalone financial statements in accordance with the Standards on Auditing (SAs), as specified under Section 143(10) of the Act. Our responsibilities under those SAs are further described in the 'Auditor's Responsibilities for the Audit of the Standalone Financial Statements' section of our report. We are independent of the Company in accordance with the 'Code of Ethics' issued by the Institute of Chartered Accountants of India (ICAI) together with the ethical requirements that are relevant to our audit of the standalone financial statements under the provisions of the Act and the Rules thereunder, and we have fulfilled our other ethical responsibilities in accordance with these requirements and the Code of Ethics. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion on the standalone financial statements.

Other Information

The Company's Management and Board of Directors are responsible for the other information. The other information comprises the information included in the Company's annual report, but does not include the standalone financial statements and our auditors' report thereon.

Our opinion on the standalone financial statements does not cover the other information and we do not express any form of assurance conclusion thereon.

In connection with our audit of the standalone financial statements, our responsibility is to read the other information identified above when it becomes available and, in doing so, consider whether such other information is materially inconsistent with the financial statements or our knowledge obtained in the audit, or otherwise appears to be materially misstated. If, based on the work we have performed, we conclude that there is a material misstatement of this other information; we are required to report that fact. We have nothing to report in this regard.

Responsibilities of Management for the Standalone Financial Statements

The Company's Board of Directors is responsible for the matters stated in Section 134(5) of the Act with respect to the preparation of these standalone financial statements that give a true and fair view of the state of affairs (financial position), profit or loss (financial performance including Other Comprehensive Income), cash flows and changes in equity of the Company in accordance with the accounting principles generally accepted in India, including the Indian Accounting Standards (Ind AS) specified under Section 133 of the Act read with the Companies (Indian Accounting Standards) Rules, 2015, as amended. This responsibility also includes maintenance of adequate accounting records in accordance with the provisions of the Act for safeguarding of the assets of the Company and for preventing and detecting frauds and other irregularities; selection and application of appropriate accounting policies; making judgements and estimates that are reasonable and prudent; and the design, implementation and maintenance of adequate internal financial controls, that were operating effectively for ensuring the accuracy and completeness of the accounting records, relevant to the preparation and presentation of the standalone financial statements that give a true and fair view and are free from material misstatement, whether due to fraud or error.

In preparing the standalone financial statements, the Company's Management and Board of Directors are responsible for assessing the company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless the Board of Directors either intends to liquidate the company or to cease operations, or has no realistic alternative but to do so.

The Board of Directors are also responsible for overseeing the company's financial reporting process.

Auditor's Responsibilities for the Audit of the Standalone Financial Statements

Our objectives are to obtain reasonable assurance about whether the standalone financial statements as a whole are free from material misstatement, whether due to fraud or error and to issue an auditors' report that includes our opinion. Reasonable assurance is a high level of assurance but is not a guarantee that an audit conducted in accordance with SAs will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these standalone financial statements.

As part of an audit in accordance with SAs, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the standalone financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances. Under Section 143(3)(i) of the Act, we are also responsible for expressing our opinion on whether the Company has adequate internal financial controls with reference to standalone financial statements in place and the operating effectiveness of such controls.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.



- Conclude on the appropriateness of management's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the Company's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the standalone financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Company to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the standalone financial statements, including the disclosures, and whether the standalone financial statements represent the underlying transactions and events in a manner that achieves fair presentation.
- Obtain sufficient appropriate audit evidence regarding the financial statements of the company to express an opinion on the financial statements.

Materiality is the magnitude of misstatements in the Financial Results that, individually or in aggregate, makes it probable that the economic decisions of a reasonably knowledgeable user of the Financial Results may be influenced. We consider quantitative materiality and qualitative factors in (i) planning the scope of our audit work and in evaluating the results of our work; and (ii) to evaluate the effect of any identified misstatements in the Financial Results.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

We also provide those charged with governance with a statement that we have complied with relevant ethical requirements regarding independence, and to communicate with them all relationships and other matters that may reasonably be thought to bear on our independence, and where applicable, related safeguards.

Report on Other Legal and Regulatory Requirements

1. As required by the Companies (Auditor's Report) Order, 2020 ('the Order'), issued by the Central Government of India in terms of Section 143 (11) of the Act, we give in the "**Annexure A**", a statement on the matters specified in paragraphs 3 and 4 of the Order.
2. As required by Section 143 (3) of the Act, we report that:
 - (a) We have sought and obtained all the information and explanations, which to the best of our knowledge and belief, were necessary for the purposes of our audit;
 - (b) In our opinion, proper books of account as required by law have been kept by the Company so far as it appears from our examination of those books;
 - (c) The Balance Sheet, the Statement of Profit and Loss including the Statement of Other Comprehensive Income, the Cash Flow Statement and Statement of Changes in Equity dealt with by this Report are in agreement with the books of account;
 - (d) In our opinion, the aforesaid standalone financial statements comply with the Indian Accounting Standards specified under Section 133 of the Act, read with Companies (Indian Accounting Standards) Rules, 2015, as amended;



- (e) On the basis of the written representations received from the directors as on March 31, 2023, taken on record by the Board of Directors, none of the directors are disqualified as on March 31, 2023, from being appointed as a director in terms of Section 164 (2) of the Act;
- (f) With respect to the adequacy of the internal financial controls with reference to these standalone financial statements of the Company and the operating effectiveness of such controls, refer to our separate Report in "**Annexure B**" to this report;
- (g) With respect to the other matters to be included in the Auditor's Report in accordance with Rule 11 of the Companies (Audit and Auditors) Rules, 2014, as amended, in our opinion and to the best of our information and according to the explanations given to us:
- i. The company has, to the extent ascertainable, disclosed the impact of pending litigations on its financial position in its standalone financial statements – Refer Note 23 to the standalone financial statements;
 - ii. The Company did not have any long-term contracts including derivative contracts for which there can be any material foreseeable losses;
 - iii. There were no amounts which were required to be transferred to Investor Education and Protection Fund by the company
 - (i) The Management has represented that, to the best of its knowledge and belief, no funds have been advanced or loaned or invested (either from borrowed funds or share premium or any other sources or kind of funds) by the company to or in any other person/entity, including foreign entities ('Intermediaries'), with the understanding, whether recorded in writing or otherwise, that the Intermediary has, whether 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 provide any guarantee, security or the like on behalf of the Ultimate Beneficiaries;
 - (ii) The Management has represented that, to the best of its knowledge and belief, no funds have been received by the Company from any person/entity, including foreign entities, with the understanding, whether recorded in writing or otherwise, as on the date of this audit report, that the company has 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; and
 - (iii) Based on our audit procedures which we have considered reasonable and appropriate in the circumstances and according to the information and explanations provided to us by the Management in this regard, nothing has come to the notice that has caused us to believe that the representations made by the Management under sub-clause (i) and (ii) contain any material misstatement.
 - iv. The company has neither declared nor paid any dividend during the year



- vi. Proviso to Rule 3(1) of the Companies (Accounts) Rules, 2014 for maintaining books of account using accounting software which has a feature of recording audit trail (edit log) facility is applicable to the Company with effect from April 1, 2023, and accordingly, reporting under Rule 11(g) of Companies (Audit and Auditors) Rules, 2014 is not applicable for the financial year ended March 31, 2023.
3. With respect to the matters to be included in the Auditor's Report under section 197(16) of the Act; as per the provision of section 197, the same is only applicable to the Public Limited Companies there-of Private limited Companies are out of the preview of this section. Hence, the same is not applicable to the company.

For Kailash Chand Jain & Co.

Chartered Accountants

Firm Registration No.: 112318W



Saurabh Chouhan

Partner

Membership No.: 167453

UDIN: 23167453BGRWCW6318

Place: Navi Mumbai

Date: May 22, 2023

Annexure - A to the Independent Auditors' Report

(Referred to in paragraph 1 under 'Report on Other Legal and Regulatory Requirements' section of our report to the members of Arihant Gruhnirman Private Limited of even date)

To the best of information and according to the explanation provided to us by the Company and the books of accounts and records examined by us in the normal course of audit, we report that:

- (i) (a) According to the information and explanations given to us and on the basis of our examination of the records of the Company, the company does not possess any Property, Plant and Equipment, Intangible asset and Investment Properties during the year. Accordingly, clause 3(i)(a) to clause 3(i)(d) of the Order is not applicable to the Company.
(b) According to the information and explanations given to us, no proceeding has been initiated or pending against the Company for holding benami property under the Benami Transactions (Prohibition) Act, 1988 and rules made thereunder. Accordingly, the provisions stated in clause 3(i) (e) of the Order are not applicable to the Company.
- (ii) (a) The company inventory includes construction work in progress accordingly the requirement under paragraph 3(ii)(a) of the Order is not applicable for construction work in progress.
(b) The Company does not have any sanctioned working capital limit, from any bank or financial institutions on the basis of security of current assets. Accordingly, clause 3(ii)(b) of the Order is not applicable to the Company.
- (iii) According to the information explanation provided to us, the Company has not granted any loans and advances in the nature of loans secured or unsecured, to companies, firms, Limited Liability Partnership or any other parties. Accordingly, clause 3(iii)(a) to clause 3(iii)(f) of the Order is not applicable to the Company.
- (iv) In our opinion and according to the information and explanations given to us, the Company has complied with the provisions of section 185 and 186 of the Act, in respect of loans, investments, guarantees and security made. Further, as the Company is engaged in the business of providing infrastructural facilities, the provisions of section 186 [except for sub-section (1)] are not applicable to it.
- (v) In our opinion and according to the information and, explanations given to us, the Company has not accepted any deposits from the public within the meaning of Sections 73, 74, 75 and 76 of the Act and the rules framed thereunder.
- (vi) The central government has not prescribed the maintenance of cost records under section 148(1) of the Act, for the Company. Hence the requirements of clause 3(vi) are not applicable.
- (vii) (a) According to the information and explanations given to us and the records of the Company examined by us, in our opinion, the Company is generally regular in depositing undisputed statutory dues in respect of provident fund, income tax, sales tax, value added tax, duty of customs, service tax, goods and service tax, cess and other material statutory dues though there has been a slight delay in few cases, with the appropriate authorities.

According to the information and explanations are given to us, no undisputed amounts payable in respect of provident fund, income tax, sales tax, value added tax, the duty of



customs, service tax, goods and service tax, cess, and other material statutory dues were in arrears as at March 31, 2023, for a period of more than six months from the date they became payable except as stated below.

(b) According to the information and explanations given to us and the records of the Company examined by us, the particulars of dues of income tax, sales tax, service tax, the duty of customs and duty of excise duty, value added tax as at March 31, 2023, which have not been deposited on account of a dispute, are as follows:

Name of the statute	Nature of dues	Amount (Rs. In Lakhs)	Period to which the amount relates	Forum where the dispute is pending
-----NIL-----				

(viii) According to the information and explanations given to us, there are no transactions which are not accounted for in the books of account which have been surrendered or disclosed as income during the year in the Tax Assessment of the Company. Also, there is no previously unrecorded income that has been now recorded in the books of account. Hence, the provision stated in clause 3(viii) of the Order is not applicable to the Company.

(ix) (a) In our opinion and according to the information and explanations given to us, the Company does not have any loans outstanding from banks, financial institutions, government, nor has issued any debenture as at the balance sheet date. Accordingly, clause 3(ix)(a) of the Order is not applicable to the company.

(b) According to the information and explanations given to us and on the basis of our audit procedures, we report that the Company has not been declared a wilful defaulter by any bank or financial institution or government or any government authority.

(c) In our opinion and according to the information explanation provided to us, the company has not obtained any term loan during the year. Accordingly, clause 3(ix)(c) of the Order is not applicable to the company.

(d) According to the information and explanations given to us, the procedures performed by us, and on an overall examination of the financial statements of the Company, we report that the company has not obtained any short term or long term long loan during the year. Accordingly, clause 3(ix)(d) of the Order is not applicable to the company

(e) According to the information explanation given to us and on an overall examination of the financial statements of the Company, we report that the Company has not taken any funds from any entity or person on account of or to meet the obligations of its subsidiaries, associates or joint ventures.

(f) According to the information and explanations given to us and procedures performed by us, we report that the Company has not raised loans during the year on the pledge of securities held in its subsidiaries, joint ventures, or associate companies.

(x) (a) The Company has not raised moneys by way of initial public offer or further public offer (including debt instruments) during the year and hence reporting under clause 3(x)(a) of the Order is not applicable.



- (b) According to the information and explanations given to us and based on our examination of the records of the Company, the Company has not raised any fund through Qualified Institutional Placements (QIP) during the year. Further, during the year, the Company did not make preferential allotment/ private placement of fully/ partly convertible debentures.
- (xi) (a) During the course of our audit, examination of the books and records of the Company, carried out in accordance with the generally accepted auditing practices in India, and according to the information and explanations given to us, we have neither come across any instance of material fraud by the Company or on the Company.
- (b) During the year, no report under sub-section (12) of section 143 of The Companies Act, 2013 has been filed in form ADT-4 as prescribed under Rule 13 of Companies (Audit and Auditors) Rules, 2014 with the Central Government. Accordingly, the provisions stated in clause 3(xi)(b) of the Order is not applicable to the Company.
- (c) No whistle blower complaints have been received by the Company during the year.
- (xii) In our opinion and according to the information and explanations given to us, the Company is not a Nidhi Company. Accordingly, the provisions stated in clause 3(xii) of the order are not applicable.
- (xiii) In our opinion and according to the information and explanations given to us and based on our examination of the records of the company, the transactions with related parties are in compliance with Sections 177 and 188 of the Companies Act, 2013, where applicable, and the details of the related party transactions have been disclosed in the financial statements as required by the applicable Indian Accounting Standards.
- (xiv) In our opinion the Company has an adequate internal audit system commensurate with the size and the nature of its business.
- (xv) According to the information and explanations given to us, in our opinion during the year the Company has not entered into any non-cash transactions with its directors or persons connected with its directors and hence, provisions of section 192 of the Companies Act, 2013 are not applicable to the Company.
- (xvi) (a) In our opinion, the Company is not required to be registered under section 45-IA of the Reserve Bank of India Act, 1934. Hence, reporting under clause 3(xvi)(a) and 3(xvi)(b) of the Order is not applicable.
- (b) The Company is not a Core Investment Company (CIC) as defined in the regulations made by the Reserve Bank of India. Accordingly, clause 3(xvi)(c) of the Order is not applicable.
- (c) According to the information and explanations provided to us during the course of the audit, the Group does not have any CIC. Accordingly, the requirements of clause 3(xvi)(d) are not applicable.
- (xvii) The Company has not incurred cash losses in the immediately preceding financial year. However, the company has incurred cash losses during the current financial year amounting to Rs. 2.55 lakhs
- (xviii) There has been no resignation of the statutory auditors during the year. Accordingly, clause 3(xviii) of the Order is not applicable.



- (xix) According to information and explanation given to us and on the basis of the financial ratios, aging and expected dates of realization of financial assets and payment of financial liabilities, other information accompanying the financial statements and our knowledge of the Board of Directors and Management plans and based on our examination of the evidence supporting the assumptions, nothing has come to our attention, which causes us to believe that any material uncertainty exists as on the date of the audit report indicating that Company is not capable of meeting its liabilities existing at the date of the balance sheet as and when they fall due within a period of one year from the balance sheet date. We, however, state that this is not an assurance as to the future viability of the Company. We further state that our reporting is based on the facts up to the date of the audit report and we neither give any guarantee nor any assurance that all liabilities falling due within a period of one year from the balance sheet date, will get discharged by the Company as and when they fall due.
- (xx) In our opinion and according to the information and explanations given to us and based on our examination of the records of the Company, the Company is not required to spend any amount on Corporate Social Responsibility (CSR) as per the provision of section 135 of the Act. Accordingly, reporting under clause 3(xx) of the Order is not applicable.
- (xxi) There have been no qualifications or adverse remarks by the respective auditors in the Companies (Auditor's Report) Order (CARO) reports of the companies included in the consolidated financial statements. Accordingly, clause 3(xxi) of the Order is not applicable.

For Kailash Chand Jain & co.

Chartered accountants

ICAI Firm registration no.: 112318W

Saurabh Chouhan

Partner

Membership No.: 167453

UDIN: 23167453BGRWCW6318

Place: Navi Mumbai

Date: May 22, 2023



Annexure - B to the Independent Auditors' Report of even date on the Financial statement of Arihant Gruhnirman Pvt. Ltd. for the year ended March 31, 2023.

Report on the Internal Financial Controls under Clause (i) of Sub-section 3 of Section 143 of the Companies Act, 2013 ("the Act") as referred to in paragraph 2(f) on "Report on Other Legal Regulatory requirement section.

We have audited the internal financial controls over financial reporting of **Arihant Gruhnirman Private Limited** ("the Company") as of March 31, 2023, in conjunction with our audit of the financial statements of the Company for the year ended on that date.

Management's Responsibility for Internal Financial Controls

The Company's management is responsible for establishing and maintaining internal financial controls based on the internal control over financial reporting criteria established by the Company considering the essential components of internal control stated in the Guidance Note on Audit of Internal Financial Controls over Financial Reporting issued by the Institute of Chartered Accountants of India ('ICAI'). These responsibilities include the design, implementation, and maintenance of adequate internal financial controls that were operating effectively for ensuring the orderly and efficient conduct of its business, including adherence to the company's policies, the safeguarding of its assets, the prevention and detection of frauds and errors, the accuracy and completeness of the accounting records, and the timely preparation of reliable financial information, as required under the Companies Act, 2013.

Auditors' Responsibility

Our responsibility is to express an opinion on the Company's internal financial controls over financial reporting based on our audit.

We conducted our audit in accordance with the Guidance Note on Audit of Internal Financial Controls over Financial Reporting (the "Guidance Note") and the Standards on Auditing, issued by ICAI and deemed to be prescribed under section 143(10) of the Companies Act, 2013, to the extent applicable to an audit of internal financial controls, both applicable to an audit of Internal Financial Controls and, both issued by the Institute of Chartered Accountants of India. Those Standards and the Guidance Note require that we comply with ethical requirements and plan and perform the audit to obtain reasonable assurance about whether adequate internal financial controls over financial reporting was established and maintained and if such controls operated effectively in all material respects.

Our audit involves performing procedures to obtain audit evidence about the adequacy of the internal financial controls system over financial reporting and their operating effectiveness.

Our audit of internal financial controls over financial reporting included obtaining an understanding of internal financial controls over financial reporting, assessing the risk that a material weakness exists, and testing and evaluating the design and operating effectiveness of internal control based on the assessed risk. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion on the Company's internal financial controls system over financial reporting.



Meaning of Internal Financial Controls over Financial Reporting

A company's internal financial control over financial reporting is a process designed to provide reasonable assurance regarding the reliability of financial reporting and the preparation of financial statements for external purposes in accordance with generally accepted accounting principles. A company's internal financial control over financial reporting includes those policies and procedures that

(a) Pertain to the maintenance of records that, in reasonable detail, accurately and fairly reflect the transactions and dispositions of the assets of the company;

(b) Provide reasonable assurance that transactions are recorded as necessary to permit the preparation of financial statements in accordance with generally accepted accounting principles, and that receipts and expenditures of the company are being made only in accordance with authorizations of management and directors of the company; and

(c) Provide reasonable assurance regarding the prevention or timely detection of unauthorized acquisition, use, or disposition of the company's assets that could have a material effect on the financial statements.

Inherent Limitations of Internal Financial Controls over Financial Reporting

Because of the inherent limitations of internal financial controls over financial reporting, including the possibility of collusion or improper management override of controls, material misstatements due to error or fraud may occur and not be detected. Also, projections of any evaluation of the internal financial controls over financial reporting to future periods are subject to the risk that the internal financial control over financial reporting may become inadequate because of changes in conditions, or that the degree of compliance with the policies or procedures may deteriorate.

Opinion

In our opinion, the Company has, in all material respects, an adequate internal financial controls system over financial reporting and such internal financial controls over financial reporting were operating effectively as at March 31, 2023 based on the internal control over financial reporting criteria established by the Company considering the essential components of internal control stated in the Guidance Note on Audit of Internal Financial Controls Over Financial Reporting issued by the Institute of Chartered Accountants of India.

For Kailash Chand Jain & Co.

Chartered Accountants

ICAI Firm Reg. No: 112318W



Saurabh Chouhan

Partner

Membership Number: 167453

UDIN: 23167453BGRWCW6318

Place: Navi Mumbai

Date: May 22, 2023

Arihant Gruhnirman Private Limited

CIN : U45400MH2010PTC210844

Balance Sheet as at March 31, 2023

(All amounts in INR Lakhs except as stated otherwise)

Particulars	Notes	As at March 31, 2023	As at March 31, 2022
A ASSETS			
Non Current Assets			
Property, Plant & Equipment			
Tangible Assets		-	-
Intangible Assets		-	-
Financial Assets			
Investments		-	-
Loans		-	-
Other Financial Assets		-	-
Total Non Current Assets		-	-
Current Assets			
Inventories	3	60.82	60.82
Financial Assets			
Cash & Cash Equivalents	4	3.64	9.12
Trade Receivable	5	-	-
Other Current Assets	6	1,414.72	1,414.72
Current Tax Assets	7	-	0.24
Total Current Assets		1,479.18	1,484.90
TOTAL ASSETS		1,479.18	1,484.90
B EQUITY AND LIABILITIES			
EQUITY			
Equity Share Capital	8	1.00	1.00
Other Equity	9	(19.71)	(17.16)
Total Equity		(18.71)	(16.16)
Liabilities			
Non Current Liabilities			
Financial Liabilities			
Borrowings	10	1,165.64	1,146.67
Deferred Tax Liabilities (net)			
Total Non Current Liabilities		1,165.64	1,146.67
Current Liabilities			
Financial Liabilities			
Borrowings	10	330.61	353.60
Trade Payables		-	-
Other Financial Liabilities		-	-
Other Current Liabilities	11	1.19	0.79
Provisions	12	0.45	-
Total Current Liabilities		332.25	354.39
TOTAL EQUITY AND LIABILITIES		1,479.18	1,484.90
See accompanying Notes forming part of the Financial Statements	1-29		

As per our attached report of even date

For Kailash Chand Jain & Co.

Chartered Accountants

Firm Registration Number: 112318W


Saurabh Chouhan

Partner

Membership Number: 167453

Place: Navi Mumbai

Date: May 22, 2023

**For and on behalf of the Board of Directors of
Arihant Gruhnirman Private Limited**
Ashok Chhajjer

Director

DIN- 01965094

Akshay A. Agarwal

Director

DIN- 00664101

Arihant Gruhnirman Private Limited

CIN : U45400MH2010PTC210844

Statement of Profit and Loss for the year ended March 31, 2023

(All amounts in INR Lakhs except as stated otherwise)

Particulars		Notes	For the year ended March 31, 2023	For the year ended March 31, 2022
1	Income			
	Revenue from Operations	13	-	3.50
	Other Income	14	0.03	-
	Total Income		0.03	3.50
2	Expenses			
	Cost of Construction, Land and Development Expenses	15	-	-
	Changes in Inventories of Finished Goods, Work-in-Progress and Stock-in-Trade	16	-	-
	Other expenses	17	2.58	1.75
	Total expenses		2.58	1.75
3	Profit / (Loss) before exceptional items and tax (1 - 2)		(2.55)	1.75
4	Exceptional Items (net)		-	-
5	Profit / (Loss) before tax (3 + 4)		(2.55)	1.75
6	Tax expense:			
	Current Tax Expense		-	0.45
	Deferred Tax		-	-
7	Profit / (Loss) after tax (5 - 6)		(2.55)	1.30
8	Other Comprehensive Income			
	A. Items that will not be classified to profit & loss Remeasurement gain / (loss) on Defined Benefit Plans Income Tax on Items that will not be reclassified to Profit or Loss			
	B. Items that will be reclassified to Statement of Profit and Loss (b) Items that will be reclassified to Profit & Loss			
	Other Comprehensive Income		-	-
9	Total Comprehensive Income for the period (7 +8)		(2.55)	1.30
10	Earnings per share (of Rs.10/- each)	21		
	Basic		(25.45)	12.98
	Diluted		(25.45)	12.98
See accompanying Notes forming part of the Financial Statements		1-29		

As per our attached report of even date

For Kailash Chand Jain & Co.

Chartered Accountants

Firm Registration Number: 112318W

Saurabh Chouhan

Partner

Membership Number: 167453

Place: Navi Mumbai

Date: May 22, 2023


**For and on behalf of the Board of Directors of
Arihant Gruhnirman Private Limited**
Ashok Chhajer

Director

DIN- 01965094

Akshay A. Agarwal

Director

DIN- 00664101

Arihant Gruhnirman Private Limited

CIN : U45400MH2010PTC210844

Statement of Changes in Equity for the year ended March 31, 2023

(All amounts in INR Lakhs except as stated otherwise)

Particulars	Equity Share Capital	Other Equity		Toal Equity Attributable to Equity Holders of the Company
		Reserves & Surplus		
		Security Premium Reserve	Retained Earnings	
Balance as at April 01, 2021	1.00	-	(18.45)	(17.45)
Changes in equity during the year	-	-	-	-
Profit / (Loss) during the year	-	-	1.29	1.29
Other Comprehensive Income	-	-	-	-
Balance as at March 31, 2022	1.00	-	(17.16)	(16.16)

Particulars	Equity Share Capital	Other Equity		Toal Equity Attributable to Equity Holders of the Company
		Reserves & Surplus		
		Security Premium Reserve	Retained Earnings	
Balance as at April 01, 2022	1.00	-	(17.16)	(16.16)
Changes in equity share during the year	-	-	-	-
Profit / (Loss) during period ended	-	-	(2.55)	(2.55)
Other Comprehensive Income	-	-	-	-
Balance as at March 31, 2023	1.00	-	(19.71)	(18.71)

In terms of our Report attached.

For Kailash Chand Jain & Co.

Chartered Accountants

Firm Registration Number: 112318W

Saurabh Chouhan

Partner

Membership Number: 167453

Place: Navi Mumbai

Date: May 22, 2023

**For and on behalf of the Board of Directors****Arihant Gruhnirman Private Limited****Ashok Chhajjer**

Director

DIN- 01965094

Akshay A. Agarwal

Director

DIN- 00664101

Arihant Gruhnirman Private Limited

CIN : U45400MH2010PTC210844

Cash Flow Statement for the year ended March 31, 2023

(All amounts in INR Lakhs except as stated otherwise)

Particulars	For the year ended March 31, 2023	For the year ended March 31, 2022
A. CASH FLOW FROM OPERATING ACTIVITIES		
Net Profit before Tax and before Extra ordinary Items :	(2.55)	1.75
Adjustment for Non Cash Items		
Depreciation & Amortization	-	-
Less :- Non Operating Income		
Sundry Balance Written off	-	0.13
Interest Received	-	-
	(2.55)	1.88
Changes in Working Capital		
(Increase)/ Decrease in Financial assets	-	4.63
Increase/ (Decrease) in Current Liabilities & Provision	0.40	0.24
Increase/ (Decrease) in Provisions	0.45	-
Increase/ (Decrease) in Current Tax	0.24	-
Cash flow from Operating Activities before Tax	(1.46)	6.75
Income Tax paid	-	(0.35)
Cash Generated from Operating Activities	(1.46)	6.40
B. CASH FLOW FROM INVESTING ACTIVITIES		
Purchase of Fixed Assets (Net)	-	-
Profit on Sale of Investment	-	-
Cash Generated from Investment Activities		
C. CASH FLOW FROM FINANCING ACTIVITIES		
Increase/(Decrease) in Long Term Borrowing	18.97	-
Increase/(Decrease) in Short term Borrowing	(22.99)	-
Cash Generated from Financing Activities	(4.02)	
Net Increase in Cash & Cash Equivalents	(5.48)	6.41
Opening Balance of Cash & Cash Equivalents (Net of Book o/d)	9.12	2.71
Closing Balance of Cash & Cash Equivalents	3.64	9.12
(i) Cash in Hand	1.49	1.50
(ii) Balance with Bank (Net of Book O/D)	2.15	7.62
Closing Balance of Cash & Cash Equivalents	3.64	9.12

Notes:

- Cash flow statements have been prepared using indirect method as set out in Ind AS 7 specified under section 133 of Companies Act,
- Reconciliation of liabilities arising from financing activities under Ind AS 7:

Particulars	As at March 31, 2023	As at March 31, 2022
Borrowings		
Balance at the beginning of the year	1,500.27	1,500.27
Cash Flow	(4.02)	-
Non cash changes	-	-
Balance at the end of the year	1,496.25	1,500.27

In terms of our Report attached.

For Kailash Chand Jain & Co.

Chartered Accountants

Firm Registration Number: 112318W

Saurabh Chouhan

Partner

Membership Number: 167453

Place: Navi Mumbai

Date: May 22, 2023


**For and on behalf of the Board of Directors
Arihant Gruhnirman Private Limited**
Ashok Chhajjer
Director
DIN- 01965094

Akshay A. Agarwal
Director
DIN- 00664101

Arihant Gruhnirman Private Limited

CIN : U45400MH2010PTC210844

Notes Forming Part of the Financial Statements

(All amounts in INR Lakhs except as stated otherwise)

Note 3 : Inventories

Particulars	As at March 31, 2023	As at March 31, 2022
Work in Progress	60.82	60.82
Total	60.82	60.82

Note 4 : Cash and Cash Equivalents

Particulars	As at March 31, 2023	As at March 31, 2022
(a) Cash in hand	1.49	1.50
(b) Balances with banks		
(i) In current accounts	2.15	7.62
Total	3.64	9.12

Note 5 : Trade Receivables

Particulars	As at March 31, 2023	As at March 31, 2022
Trade Receivables	-	-
Total	-	-

Note 6 : Other Current Assets

Particulars	As at March 31, 2023	As at March 31, 2022
Other Current Assets		
Advances For Land	1,414.72	1,414.72
Total	1,414.72	1,414.72

Note 7 : Current Tax Assets

Particulars	As at March 31, 2023	As at March 31, 2022
Income Tax Refundable	-	0.24
Total	-	0.24



Note 8 : Equity Share Capital

Particulars	As at March 31, 2023		As at March 31, 2022	
	Number of shares	Rs.	Number of shares	Rs.
Authorized Capital 10,000 Equity shares of Rs10 each.	10,000	1.00	10,000	1.00
Issued, Subscribed & Fully paid up 10,000 Equity shares of Rs10 each.	10,000	1.00	10,000	1.00
Total	10,000	1.00	10,000	1.00

Notes:

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

Particulars	Opening Balance	Changes	Closing Balance
Equity shares with voting rights			
Year ended March 31, 2023			
- Number of shares	10,000	-	10,000
- Amount (Rs)	1.00	-	1.00
Year ended March 31, 2022			
- Number of shares	10,000	-	10,000
- Amount (Rs)	1.00	-	1.00

(ii) Terms/rights attached to equity shares

The Company has only one class of equity shares having par value of Rs 10 per share. Each shareholder of equity shares is entitled to one vote per share. The Company declares dividends in Indian Rupees. The dividend proposed by the Board of Directors is subject to the approval of the shareholders in the ensuing Annual General Meeting.

In the event of liquidation of the Company, the holders of equity shares will be entitled to receive remaining assets of the Company, after distribution of all preferential amounts. The distribution will be in proportion to the number of equity shares held by the shareholders.

Shareholders holding more than 5% shares in the Company

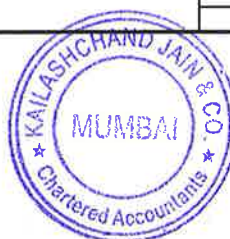
Class of shares / Name of shareholder	As at March 31, 2023		As at March 31, 2022	
	Number of shares held	% holding in that class of shares	Number of shares held	% holding in that class of shares
Equity shares with voting rights				
Arihant Superstructure Ltd.	6,000	60.00%	6,000	60.00%
Sujata Agarwal	920	9.20%	920	9.20%
Akshay Agarwal	1,150	11.50%	1,150	11.50%
Parth Chhajera	650	6.50%	650	6.50%

Shareholders held by Promoters as at March 31, 2023

Particulars	Number of shares	% Holding	% change during the year
Equity shares with voting rights			
Sujata Agarwal	920	9.20%	0.00%
Akshay Agarwal	1,150	11.50%	0.00%
Parth Chhajera	650	6.50%	0.00%

Note 9 : Other Equity

Particulars	Other Equity	Total Equity Attributable to Equity Holders of the Company
	General Reserves	
Balance as of April 1, 2021	(18.45)	(18.45)
Changes in Equity for the year ended March 31, 2022		
Profit/(Loss) for the Year	1.29	1.29
Excess Provision of Earlier year Income tax	-	-
Other Comprehensive Income	-	-
Balance as of March 31, 2022	(17.16)	(17.16)
Balance as of April 1, 2022	(17.16)	(17.16)
Changes in Equity for the Year Ended March 31, 2023		
Profit/(Loss) for the period	(2.55)	(2.55)
Excess Provision of Earlier year Income tax	-	-
Other Comprehensive Income	-	-
Balance as of March 31, 2023	(19.71)	(19.71)



Arihant Gruhnirman Private Limited

CIN : U45400MH2010PTC210844

Notes Forming Part of the Financial Statements

(All amounts in INR Lakhs except as stated otherwise)

Note 10 : Borrowings

Particulars	As at March 31, 2023	As at March 31, 2022
Non Current borrowings		
a) Unsecured Loan		
- Related Parties	1,165.64	1,146.67
- Others		
	1,165.64	1,146.67
Current borrowings		
a) Unsecured Loan		
- Related Parties	330.61	353.60
	330.61	353.60
Total	1,496.25	1,500.27

Note 11 : Other Current Liabilities

Particulars	As at March 31, 2023	As at March 31, 2022
(a) Other Payables		
Other Payable	1.19	0.79
Total	1.19	0.79

Note 12 : Provisions

Particulars	As at March 31, 2023	As at March 31, 2022
Current		
Provision for Expenses	0.45	
Total	0.45	



Note 13 : Revenue From Operations

Particulars	For the year ended March 31, 2023	For the year ended March 31, 2022
Other Operating Income		
Professional fee	-	3.50
Total	-	3.50

Note 14 : Other Income

Particulars	For the year ended March 31, 2023	For the year ended March 31, 2022
Other Non-Operating Income		
Interest on Income Tax Refund	0.03	-
Total	0.03	-

Note 15 : Cost of Construction, Land and Development Expenses

Particulars	For the year ended March 31, 2023	For the year ended March 31, 2022
Direct Purchase	-	-
Direct Expenses	-	-
Total	-	-

Note 16 : Changes in Inventories of Finished Goods, Work-in-Progress and Stock-in-Trade

Particulars	For the year ended March 31, 2023	For the year ended March 31, 2022
(i) Inventories at the end of the year :		
Incomplete projects (WIP)	60.82	60.82
	60.82	60.82
(ii) Inventories at the beginning of the year:		
Incomplete projects (WIP)	60.82	60.82
	60.82	60.82
Change During the period	-	-

Note 17 : Other Expenses

Particulars	For the year ended March 31, 2023	For the year ended March 31, 2022
Auditors Remuneration	0.50	0.25
Legal and Professional Fees	1.53	1.10
Rent , Rates & Taxes	0.55	0.40
Total	2.58	1.75

Notes:

Particulars	For the year ended March 31, 2023	For the year ended March 31, 2022
Payments to the auditors		
Statutory Audit Fees (Including limited review fees)	0.50	0.25
Total	0.50	0.25



Arihant Gruhnirman Private Limited

CIN : U45400MH2010PTC210844

Notes Forming Part of the Financial Statements

(All amounts in currency INR Lakhs except as stated otherwise)

Note 18 : Financial Instruments : Accounting classifications and fair value measurements**(i) Accounting classifications**

The fair values of the financial assets and liabilities are determined at the amount at which the instrument could be exchanged in a current transaction between willing parties, other than in a forced or liquidation sale.

The following methods and assumptions were used to estimate the fair values:

The carrying amounts of trade receivables, cash and cash equivalents, bank balances, short term deposits, trade payables, payables for acquisition of property, plant and equipment, short term loans from banks, financial institutions and other current financial assets and liabilities are considered to be the same as their fair values, due to their short-term nature.

(ii) Fair value measurements

The Company uses the following hierarchy for determining and disclosing the fair value of financial instruments by valuation technique:

Level 1 — Quoted (unadjusted) market prices in active markets for identical assets or liabilities.

Level 2 — Valuation techniques for which the lowest level input that is significant to the fair value measurement is directly or indirectly observable.

Level 3 — Valuation techniques for which the lowest level input that is significant to the fair value measurement is unobservable.

The following table presents carrying value and fair value of financial instruments by categories and also fair value hierarchy of assets and liabilities measured at fair

As at March 31, 2023

Particulars	Note	Non-Current	Current	Carrying Value -Total	Classification			Fair Value		
					FVTPL	FVTOCI	Amortized Cost	Level-1	Level-2	Level-3
Financial Assets										
Current										
Cash & Cash Equivalents	4	-	3.64	3.64	3.64	-	-	-	-	3.64
Trade Receivable	5	-	-	-	-	-	-	-	-	-
Total		-	3.64	3.64	3.64	-	-	-	-	3.64
Financial Liabilities										
Borrowings	10	1,165.64	330.61	1,496.25	-	-	1,496.25	-	-	1,496.25
Other Financial Liability		-	-	-	-	-	-	-	-	-
Total		1,165.64	330.61	1,496.25	-	-	1,496.25	-	-	1,496.25

As at March 31, 2022

Particulars	Note	Non-Current	Current	Carrying Value -Total	Classification			Fair Value		
					FVTPL	FVTOCI	Amortized Cost	Level-1	Level-2	Level-3
Financial Assets										
Current										
Cash & Cash Equivalents	4	-	9.12	9.12	-	-	9.12	-	-	9.12
Trade Receivable	5	-	-	-	-	-	-	-	-	-
Total		-	9.12	9.12	-	-	9.12	-	-	9.12
Financial Liabilities										
Borrowings	10	1,146.67	353.60	1,500.27	-	-	1,500.27	-	-	1,500.27
Other financial liability		-	-	-	-	-	-	-	-	-
Total		1,146.67	353.61	1,500.27	-	-	1,500.27	-	-	1,500.27



Arihant Gruhnirman Private Limited

CIN : U45400MH2010PTC210844

Notes Forming Part of the Financial Statements

(All amounts in currency INR Lakhs except as stated otherwise)

Note 19: Financial Risk Management

The Company is exposed to financial risks arising from its operations and the use of financial instruments. The Company has identified financial risks and categorized them in three parts viz.

- (i) Credit Risk,
- (ii) Liquidity Risk and
- (iii) Market Risk.

Risk management framework

The Company's board of directors has overall responsibility for the establishment and oversight of the Company's risk management framework. The board of directors are responsible for developing and monitoring the Company's risk management.

The Company's risk management framework, are established to identify and analyses the risks faced by the Company, to set appropriate risk limits and controls and to monitor risks and adherence to limits. Risk management policies and systems are reviewed regularly to reflect changes in market conditions and the Company's activities. The Company, through its training and management standards and procedures, aims to maintain a disciplined and constructive control environment in which all employees understand their roles and obligations.

(i) Credit Risk

Credit risk refers to the possibility of a customer and other counterparties not meeting their obligations and terms and conditions which would result into financial losses. Such risk arises mainly from trade receivables, other receivables, loans and investments.

The Company considers the probability of default upon initial recognition of asset and whether there has been a significant increase in credit risk on an ongoing basis through each reporting period. To assess whether there is a significant increase in credit risk the Company compares the risk of default occurring on asset as at the reporting date with the risk of default as at the date of initial recognition. It considers reasonable and supportive forwarding-looking information such as:

- i) Actual or expected significant adverse changes in business,
- ii) Actual or expected significant changes in the operating results of the counterparty,
- iii) Financial or economic conditions that are expected to cause a significant change to the counterparty's ability to meet its obligations,
- iv) Significant increase in credit risk on other financial instruments of the same counterparty,
- v) Significant changes in the value of the collateral supporting the obligation or in the quality of the third-party guarantees or credit enhancements

Financial assets are written off when there is no reasonable expectation of recovery, such as a debtor failing to engage in a repayment plan with the Company. Where loans or receivables have been written off, the Company continues to engage in enforcement activity to attempt to recover the receivable due. Where recoveries are made, these are recognized as income in the statement of profit and loss. The Company establishes an allowance for doubtful debts and impairment that represents its estimate of incurred losses in respect of trade and other receivables, loans and advances. The maximum exposure to credit risk in case of all the financial instruments covered below is restricted to their respective carrying amount.



Arihant Gruhnirman Private Limited

CIN : U45400MH2010PTC210844

Notes Forming Part of the Financial Statements

(All amounts in currency INR Lakhs except as stated otherwise)

a) Trade Receivables

i) As at March 31, 2023, the ageing of trade receivables that were not impaired was as follows:

Particulars	As at March 31, 2023	As at March 31, 2022
Not due	-	-
0-3 months	-	-
3-6 months	-	-
6-12 months	-	-
Total	-	-

Note -

The Management believes that the unimpaired amounts which are past due are fully collectible.

Financial Assets are considered to be of good quality and there is no significant increase in credit risk.

i) The movement in Provision for Doubtful Debts is as follows:

Particulars	As at March 31, 2023	As at March 31, 2022
Opening provision	-	-
Add: Provision made during the year	-	-
Less: Provision written back	-	-
Less: Provision reversed	-	-
Closing provision	-	-

ii) Bad debts:

Particulars	As at March 31, 2023	As at March 31, 2022
Bad-debts recognized in statement of Profit and Loss a/c	-	-
Total	-	-

Cash and cash equivalents

Credit risk from cash and bank balances is managed by the Company's treasury department in accordance with the Company's policy

(ii) Liquidity risk

Liquidity risk is the risk that the Company will encounter difficulty in meeting the obligations associated with its financial liabilities that are settled by delivering cash or another financial asset. The Company's approach to managing liquidity is to ensure, as far as possible, that it will have sufficient liquidity to meet its liabilities when they are due, under both normal and stressed conditions, without incurring unacceptable losses or risking damage to the Company's reputation.

The Management monitors rolling forecasts of the Company's liquidity position and cash and cash equivalents on the basis of expected cash flows. The Company takes into account the liquidity of the market in which the Company operates.

a) Financing arrangements

The Company has access to funds from debt markets through loan from banks. The Company invests its surplus funds in bank fixed deposits.

b) Maturities of financial liabilities

The amounts disclosed in the table are the contractual undiscounted cash flows



Arihant Gruhnirman Private Limited

CIN : U45400MH2010PTC210844

Notes Forming Part of the Financial Statements

(All amounts in currency INR Lakhs except as stated otherwise)

As at March 31, 2023

Particulars	Less than 1 year	1 - 5 years	More than 5 year	Gross carrying amount (INR)
Borrowings	330.61	1,165.64	-	1,496.25
Total	330.61	1,165.64	-	1,496.25

As at March 31, 2022

Particulars	Less than 1 year	1 - 5 years	More than 5 year	Gross carrying amount (INR)
Borrowings	353.60	1,146.67	-	1,500.27
Total	353.61	1,146.67	-	1,500.27

(iii) Market Risk

The risk that the fair value or future cash flows of financial instruments will fluctuate because of changes in market price. Market risk further comprises of

- (a) Currency risk;
- (b) Interest rate risk; and
- (c) Commodity risk.

a) Currency risk

The Company is not exposed to any currency risk as the Company does not have any import payables, short term payables, short term borrowings and export receivables in foreign currency.

b) Interest rate risk

Interest rate risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate because of changes in market interest rates. Interest rate risk can be either fair value interest rate risk or cash flow interest rate risk. Fair value interest rate risk is the risk of changes in fair values of fixed interest bearing investments because of fluctuations in the interest rates. Cash flow interest rate risk is the risk that the future cash flows of floating interest bearing investments will fluctuate because of fluctuations in the interest rates.

The Management is responsible for the monitoring of the Company's interest rate position. Various variables are considered by the Management in structuring the Company's borrowings to achieve a reasonable, competitive, cost of funding.

- Exposure to interest rate risk

The Company's interest rate risk arises from borrowings. The interest rate profile of the Company's interest bearing financial instruments as reported to the Management of the Company is as follows:

Particulars	As at March 31, 2023	As at March 31, 2022
Fixed rate borrowings	1,496.25	1,500.27
Variable rate borrowings	-	-
Total	1,496.25	1,500.27

- Fair value sensitivity analysis for fixed-rate instruments

The Company does not account for any fixed-rate financial assets or financial liabilities at fair value through profit or loss. Therefore, a change in interest rates at the reporting date would not affect profit or loss.

- Fair value sensitivity analysis for variable-rate instruments

Particulars	As at March 31, 2023	As at March 31, 2022
Interest sensitivity		
Interest rate increase by 50 basis points	-	-
Interest rate decrease by 50 basis points	-	-



Arihant Gruhnirman Private Limited

CIN : U45400MH2010PTC210844

Notes Forming Part of the Financial Statements

(All amounts in currency INR Lakhs except as stated otherwise)

- Capital Management

The Company's capital management objectives are:

- to ensure the Company's ability to continue as a going concern
- to provide an adequate return to shareholders

The Company monitors capital on the basis of the carrying amount of equity less cash and cash equivalents as presented on the face of balance sheet.

The Management assesses the Company's capital requirements in order to maintain an efficient overall financing structure while avoiding excessive leverage. This takes into account the subordination levels of the Company's various classes of debt. The Company manages the capital structure and makes adjustments to it in the light of changes in economic conditions and the risk characteristics of the underlying assets. In order to maintain or adjust the capital structure, the Company may adjust the amount of dividends paid to shareholders, return capital to shareholders, issue new shares, or sell assets to reduce debt.

a) Debt Equity Ratio

The Company monitors capital using debt equity ratio. The Company's debt to equity ratios are as follows:

Particulars	As at March 31, 2023	As at March 31, 2022
Long term borrowings	1,165.64	1,146.66
Short term borrowings	330.61	353.60
Total Borrowing	1,496.25	1,500.26
Less: Cash and cash equivalents	3.64	9.12
Net Debt	1,492.62	1,491.15
Total Equity	(18.71)	(16.16)
Debt to Equity Ratio	(79.78)	(92.27)

b) Dividends**Dividends paid during the year**

Particulars	For the year ended March 31, 2023	For the year ended March 31, 2022
- Interim Dividend	NIL	NIL
Rate per Share	NIL	NIL
Amount in INR	NIL	NIL
- Final Dividend	NIL	NIL
Rate per Share	NIL	NIL
Amount in INR	NIL	NIL



Arihant Gruhnirman Private Limited

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Notes Forming Part of the Financial Statements

(All amounts in currency INR Lakhs except as stated otherwise)

Note 20 : Related Party Transactions

Related parties and transactions with them as specified in the Ind-AS 24 on "Related Parties Disclosures" prescribed under Companies (Accounting Standards) Rules, 2015 has been identified and given below on the basis of information available with the company and the same has been relied upon by the auditors.

Details of related parties:

Description of relationship	Names of related parties
Holding Company	Arihant Superstructures Ltd
Key Management Personnel (KMP)	Ashok B. Chhajjer Akshay Agarwal
Relatives of KMP	Sangeeta A. Chhajjer Sujata Agarwal
Company in which KMP / Relatives of KMP can exercise significant influence	Marnite Shoppe Pvt. Ltd

Note: Related parties have been identified by the Management.

Details of Related Party Transactions for the year ended March 31, 2023 & March 31, 2022

Particulars	Holding Company	KMP	Relatives of KMP	Entities in which KMP / relatives of KMP have significant influence	Total
<u>Loan Taken</u>					
Current Year	-	-	-	-	-
Previous Year	-	-	-	-	-
<u>Loan Repayment</u>					
Current Year	-	4.00	-	-	4.00
Previous Year	-	-	-	-	-
<u>Interest Paid (Gross)</u>					
Current Year	-	-	-	-	-
Previous Year	-	-	-	-	-
<u>Outstanding Loans</u>					
Current Year	-	1,285.41	70.57	140.27	1,496.25
Previous Year	-	1,289.41	70.57	140.27	1,500.25



Arihant Gruhnirman Private Limited

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Notes Forming Part of the Financial Statements

(All amounts in currency INR Lakhs except as stated otherwise)

Note 21 : Disclosures under Ind-AS 33 on "Earnings Per Share"

Particulars	For the year ended March 31, 2023	For the year ended March 31, 2022
Earnings per share		
Basic		
Continuing operations		
Net profit for the year from continuing operations attributable to the equity shareholders (Rs. In Lakhs)	(2.55)	1.30
Weighted average number of equity shares	10,000	10,000
Par value per share (Rs.)	10	10
Earnings per share from continuing operations		
Basic (Rs.)	(25.45)	12.98
Diluted (Rs.)	(25.45)	12.98

Note 22 : Details of dues to Micro, Small and Medium Enterprises :

Particulars	As at March 31, 2023	As at March 31, 2022
(a) The principal amount remaining unpaid to any supplier as at the end of the accounting year;	Nil	Nil
(b) The interest due thereon remaining unpaid to any supplier as at the end of the accounting year;	Nil	Nil
(c) The amount of interest paid by the buyer under MSMED Act, 2006 along with the amounts of the payment made to the supplier beyond the appointed day during each accounting year	Nil	Nil
(d) the amount of interest due and payable for the period of delay in making payment (which	Nil	Nil
(e) The amount of interest accrued and remaining unpaid at the end of accounting year	Nil	Nil
(f) The amount of further interest due and payable even in the succeeding year, until such date when the interest dues as above are actually paid to the small enterprise, for the purpose of disallowance as a deductible expenditure under section 23.	Nil	Nil

Disclosure of outstanding dues of Micro and Small Enterprise under Trade Payables is based on the information available with the Company regarding the status of the suppliers as defined under the Micro, Small and Medium Enterprises Development Act, 2006. There is no undisputed amount overdue during the years ended and as at March 31, 2023 and March 31, 2022 to Micro, Small and Medium Enterprises on account of principal or interest.

Note 23 : Contingent Liabilities and Commitments

There were no contingent liability and commitments in the hands of Company at the end of the year.

Note 24 : Segment Information

In accordance with Indian Accounting Standard 108 "Operating Segments" prescribed by Companies (Accounting Standards) Rules, 2015, the company has determined its primary business segment as a single segment of Real Estate Business. Since there are no other business segments in which the company operates, there are no other primary reportable segments. Therefore, the Segment Revenue, Segment Results, Segment Assets, Segment Liabilities, total cost incurred to acquire Segment Assets, depreciation charge are all as is reflected in the financial statements.

Note 25 : Corporate Social Responsibility

As the company does not possess the eligibility for CSR expenditure, hence no CSR expenditure were made by the company.



Arihant Gruhnirman Private Limited

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Notes Forming Part of the Financial Statements

(All amounts in currency INR Lakhs except as stated otherwise)

Note 26 : Ratio Analysis and its element

Sr. No.	Particulars	March 31, 2023		March 31, 2022		% Change	Remarks for variance more than 25%
		Numerator	Denominator	Ratio	Numerator	Denominator	Ratio
1	Current Ratio - (Current Assets / Current Liabilities)	1,479.18	332.25	4.45	1,484.90	354.40	4.19
2	Debt-Equity Ratio - (Paid-up Debt / Total Equity [Share Capital + Applicable Reserves])	1,496.25	-18.71	-79.97	1,500.27	-16.16	-92.84
3	Debt Service Coverage Ratio - [Earnings before Interest Expenses, Depreciation and Tax (excludes Exceptional Item) / (Interest Expenses + Principal Repayment (excluding refinancing, prepayment and group debt)]	-2.55	1,496.25	-0.002	1.75	1,500.27	0.001
4	Return on Equity Ratio - (Profit after tax / Average of total Equity)	-2.55	-17.44	0.15	1.30	-16.81	-0.08
5	Inventory Turnover Ratio - (Cost of Sales / Average Finished Inventory)	NA	NA	NA	NA	NA	NA
6	Trade Receivables Turnover Ratio - (Revenue from operations) / Average Trade receivables)	NA	NA	NA	NA	NA	NA
7	Trade Payables Turnover Ratio - (Cost of project / Average Trade payables)	NA	NA	NA	NA	NA	NA
8	Net Capital Turnover Ratio - (Revenue from operations / Working Capital)	NA	NA	NA	NA	NA	NA
9	Net Profit Ratio - (Profit after tax / Total Income)	-2.55	0.03	-84.84	1.30	3.50	0.37
10	Return on Capital Employed - ((Profit before tax (+) finance costs) / (Total Equity (+) Borrowings (-) Deferred Tax Asset/Liability))	-2.55	1,477.54	-0.002	1.75	1,484.10	0.001
11	Return on Investment - (EBIT/ Average Total Assets)	-2.55	1,484.13	-0.002	1.75	1,484.13	0.001



Arihant Gruhnirman Private Limited

CIN : U45400MH2010PTC210844

Notes Forming Part of the Financial Statements

(All amounts in currency INR Lakhs except as stated otherwise)

Note 27 : General Information

The Company has maintained proper books of account as prescribed under Section 128(1) of the Companies Act, 2013 (as amended). The books of accounts are maintained in electronic mode as required under Section 128 (1) of the Companies Act, 2013 read with the Companies (Accounts) Rules, 2014 (as amended). Back-ups of books of account and other relevant books and papers maintained in electronic mode is kept as per the policy of the Company effective August 5, 2022. The back-up of the principal accounting system is kept in a server physically located in India and is done on a daily basis. However, there were a few instances where back-ups were not completed on the same date but were subsequently taken. Further, there are a few systems whose servers are physically located outside India, though daily back-ups of the same are taken.

Note 28 : Other Statutory Information

- 1 The Company does not have any Benami property, where any proceeding has been initiated or pending against the Company for holding any Benami property.
- 2 The Company does not have any transactions with companies struck off.
- 3 The Company has not traded or invested in Crypto currency or Virtual Currency during the year.
- 4 The Company has not advanced or loaned or invested funds to any other person(s) or entity(ies), including foreign entities (Intermediaries) with the understanding that the Intermediary shall:
 - (a) 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
 - (b) provide any guarantee, security or the like to or on behalf of the Ultimate Beneficiaries.
- 5 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:
 - (a) 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
 - (b) provide any guarantee, security or the like on behalf of the Ultimate Beneficiaries.
- 6 The Company does not have any transaction which is not recorded in the books of account that has been surrendered or disclosed as income during the year in the tax assessments under the Income Tax Act, 1961 (such as, search or survey or any other relevant provisions of the Income Tax Act, 1961).
- 7 The Company does not have any charges or satisfaction which is yet to be registered with ROC beyond the statutory period.
- 8 No Scheme of Arrangements have been approved by the Competent Authority in terms of sections 230 to 237 of the Companies Act, 2013.
- 9 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.
- 10 The company is not declared wilful defaulter by any bank or financial institution or lender during the year.
- 11 The company is not required to submit quarterly return or statement of current assets to Bank or financial institution.
- 12 All the immovable properties are duly held and registered in the name of the company.
- 13 The Company has not revalued its Property, Plant and Equipment, thus valuation by a registered valuer as defined under rule 2 of the Companies (Registered Valuers and Valuation) Rules, 2017 is not applicable.
- 14 The company does not have any amount representing Capital work-in-progress.
- 15 No Significant Events which could affect after the Financial position as at March 31, 2023 to a material extent have been reported by the company, after the balance sheet date till the signing of Report.

Note 29 : Previous Year Figure's regrouping:

Previous year figures have been regrouped, re-arranged and re-classified wherever necessary to conform to current year's classification.

In terms of our report attached as on the even date.

For Kailash Chand Jain & Co.

Chartered Accountants

Firm Reg. No.: 112318W



Saurabh Chouhan

Partner

Membership Number: 167453

Place: Navi Mumbai

Date: May 22, 2023

**For and on behalf of the Board of Directors
Arihant Gruhnirman Private Limited**

Ashok Chhajera

Director

DIN- 01965094

Akshay A. Agarwal

Director

DIN- 00664101