G Gunjan & Associates
Chartered Accountants
FRN-029128C

NO ADVANCE CERTIFICATE

(Issued under Section 3 of the
Real Estate (Regulation and Development) Act, 2016)
The details of the project and the promoter are as follows:

Name of the Promoter / Company	M/s Shrishty Comtrade Private Limited
CIN	U45200BR2009PTC014969
Registered Office	Murlichak, P.O- B V College, Jagdeo Path, Patna-800014
Name of the Project	Shiv Shankar Enclave
Project Site Address	Abhimanyu Nagar, Jalalpur, AIIMS-Digha Nahar Road, Abhimanyu Nagar, Patna-801503
Directors	1. Mr. Birendra Kumar (DIN: 02779424) 2. Mrs. Sangeeta Singh (DIN: 02779578)

This is to certify that we have examined the books of accounts, bank statements, cash books, ledger accounts, and other relevant financial records of **M/s Shrishty Comtrade Private Limited** (CIN: U45200BR2009PTC014969), having its Registered Office at Murlichak, P.O- B V College, Jagdeo Path, Patna-800014, in connection with the real estate project namely **"Shiv Shankar Enclave"** situated at Abhimanyu Nagar, Jalalpur, AIIMS-Digha Nahar Road, Abhimanyu Nagar, Patna-801503.

Based on our examination of the aforesaid records and the information and explanations given to us by the management, we hereby certify that:

1. No advance, booking amount, deposit, or any other payment by whatever name called, has been received or collected by the promoter, **M/s Shrishty Comtrade Private Limited**, from any buyer, allottee, investor, or any other person in respect of the project **"Shiv Shankar Enclave"** prior to registration of the said project under the Real Estate (Regulation and Development) Act, 2016.

Add- F-102, 1st Floor, Chandrakanta Apartment, Subhjeet Path
Pandooi Kothi, Boring Road, Patna-800001
Mo-8804726438, Email:-cagauravgunjan@hotmail.com, caggunjanasso@gmail.com

2. No agreement for sale, allotment letter, booking form, or any other document evidencing any sale or commitment to sell any unit, apartment, plot, or any part of the said project has been executed with any buyer or allottee prior to the application for RERA registration.

3. No advertisement, marketing, or invitation to the public for booking or sale of any unit in the said project has been made by the promoter before making the application for registration under RERA.

4. The promoter is in compliance with the provisions of Section 3 of the Real Estate (Regulation and Development) Act, 2016, which prohibits the promoter from advertising, marketing, booking, selling, or offering for sale, or inviting persons to purchase any plot, apartment, or building in any real estate project without prior registration with RERA.

5. This certificate is issued on the basis of the books of accounts and records maintained by the company and the information and explanations provided to us. Our responsibility is limited to the certification based on the records examined by us.

This certificate is issued for submission before the Real Estate Regulatory Authority (RERA), Bihar for the purpose of registration of the project and/or for any other lawful purpose as may be required.

For M/s G Gunjan & Associates
Chartered Accountants
FRN: 029128C

G Gunjan & Associates ★ Chartered Accountants ★ CA PATNA

CA Gaurav Gunjan
Partner
Membership No.: 446918
UDIN: 26446918RZMIAW9881

Place: Patna
Date: 04-04-2026