



# CNGSN & ASSOCIATES LLP

CHARTERED ACCOUNTANTS

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**E.K. SRIVATSAN**  
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## INDEPENDENT AUDITOR'S REPORT

To the Partners of **CASA GRANDE ENTERPRISES LLP**

**Report on the Audit of the Financial Statements**

### Opinion

We have audited the accompanying Financial Statements of **CASA GRANDE ENTERPRISES LLP** ("the LLP"), which comprise the Balance Sheet as of March 31, 2022, the Statement of Profit and Loss and the Statement of Cash Flows for the year ended on that date, and notes to the 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 financial statements give a true and fair view in conformity with the accounting principles generally accepted in India including the Accounting Standards issued by Institute of Chartered Accountants of India (ICAI), of the state of affairs of the LLP as at March 31, 2022 and its Surplus and its cash flows for the year ended on that date.

### Basis for Opinion:

We conducted our audit in accordance with the Standards on Auditing (SAs) issued by ICAI. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are independent of the LLP in accordance with the Code of Ethics issued by the Institute of Chartered Accountants of India and we have fulfilled our other ethical responsibilities in accordance with the Code of Ethics. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion

### Management's Responsibility for the Financial Statement

Management is responsible for the preparation of the financial statement that give a true and fair view of the financial position, financial performance and cash flows of the Company in accordance with the accounting principles generally accepted in India, including the accounting Standards issued by ICAI pursuant to the Limited Liability Partnership Act, 2008 read with Limited Liability Partnership Rules, 2009. This responsibility also includes maintenance of adequate accounting records in accordance with the provisions of the Limited Liability Partnership Act, 2008 read with Limited Liability Partnership Rules and 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 financial statement that give a true and fair view and are free from material misstatement, whether due to fraud or error.





In preparing the financial statements, management is responsible for assessing the LLP'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 management either intends to liquidate the Company or to cease operations, or has no realistic alternative but to do so.

### **Auditor's responsibilities for the audit of the financial statements**

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error and to issue an auditor's 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 financial statements.

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

We also:

- (a) Identify and assess the risks of material misstatement of the 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.
- (b) Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on whether the LLP has in place an adequate internal financial controls system over financial reporting and operating effectiveness of such controls
- (c) Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by the management.
- (d) 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 LLP'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 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 LLP to cease to continue as a going concern.



- (e) Evaluate the overall presentation, structure, and content of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.
- (f) We communicate with management 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.

**Other Matter**

- The financial statements of the LLP for the year ended 31 March 2021 were audited by the predecessor auditors, NKM & Associates, Chartered Accountants, who have expressed an unmodified opinion on those financial statements vide their audit report dated 04 October 2021'

Place: Chennai

Date: 31.08.2022

**For CNGSN & ASSOCIATES LLP**  
Chartered Accountants  
(Firm Regn. No. -F.R.No.004915S)



A handwritten signature in black ink, appearing to read "C N Gangadaran".

C N GANGADARAN  
Partner

Membership No. - 011205  
UDIN: 22011205AZZ AHL4473

**Casa Grande Enterprises LLP****Balance Sheet as at 31 March 2022**

(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)

Particulars	Note	As at	
		March 31, 2022	March 31, 2021
<b>EQUITY AND LIABILITIES</b>			
<b>Partners' funds</b>			
Partners' capital	2	10.00	10.00
Partners' current account	3	2,914.54	2,797.44
		<b>2,924.54</b>	<b>2,807.44</b>
<b>CURRENT LIABILITIES</b>			
Short-term borrowings	4	-	5.23
Other current liabilities	5	510.43	371.25
		<b>510.43</b>	<b>376.48</b>
<b>Total</b>		<b>3,434.97</b>	<b>3,183.92</b>
<b>ASSETS</b>			
<b>NON-CURRENT ASSETS</b>			
Property, plant and equipment	6	3.62	4.25
Deferred tax assets	7	28.89	22.86
Long-term loans and advances	8	59.35	58.10
		<b>91.86</b>	<b>85.21</b>
<b>CURRENT ASSETS</b>			
Inventories	9	528.71	528.71
Trade receivables	10	2,267.72	1,799.51
Cash and cash equivalents	11	164.60	6.37
Short-term loans and advances	12	378.90	698.40
Other current assets	13	3.18	65.72
		<b>3,343.11</b>	<b>3,098.71</b>
<b>Total</b>		<b>3,434.97</b>	<b>3,183.92</b>
Summary of significant accounting policies	1		

The accompanying notes form an integral part of the financial statements  
As per our report of even date attached.

**For CNGSN & ASSOCIATES LLP**

Chartered Accountants

Firm's Registration No.: 004915S/S200036

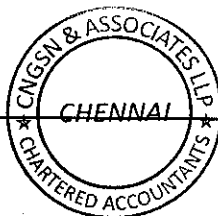
C.N. Gangadaran

Partner

Membership No: 011205

Place : Chennai

Date : 31.08.2022

For and on behalf of the Partners of  
**Casa Grande Enterprises LLP**

Firm's Registration No.: AAB-3828

Arun MN

Designated Partner

DIN: 00793551

Place : Chennai

Date : 31.08.2022

Dorothy Thomas

Designated Partner

DIN: 00729577

Place : Chennai

Date : 31.08.2022

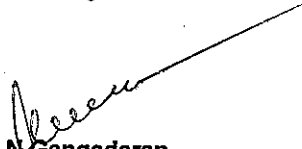
**Casa Grande Enterprises LLP**  
**Statement of Profit and Loss for the year ended 31 March 2022**  
*(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)*

Particulars	Note	For the year ended March 31, 2022	For the year ended March 31, 2021
<b>INCOME</b>			
Other income	14	2,382.54	2,050.44
<b>Total Income</b>		<b>2,382.54</b>	<b>2,050.44</b>
<b>EXPENSES</b>			
Change in inventories	15	-	-
Other expenses	16	2,330.71	2,000.93
Depreciation and amortization expenses	6	0.63	0.78
<b>Total Expenses</b>		<b>2,331.34</b>	<b>2,001.71</b>
<b>PROFIT BEFORE TAX</b>		<b>51.20</b>	<b>48.73</b>
Tax expenses			
Deferred tax liability / (asset)		-6.03	6.26
<b>PROFIT AFTER TAX</b>		<b>57.23</b>	<b>42.47</b>
Summary of significant accounting policies	1		

The accompanying notes form an integral part of the financial statements  
As per our report of even date attached.

**For CNGSN & ASSOCIATES LLP**  
Chartered Accountants  
Firm's Registration No.:004915S/S200036

For and on behalf of the Partners of  
**Casa Grande Enterprises LLP**  
Firm's Registration No.: AAB-3828

  
**C.N. Gangadaran**  
Partner  
Membership No: 011205

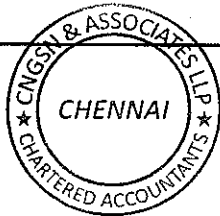
  
**Arun MN**  
Designated Partner  
DIN: 00793551

  
**Dorothy Thomas**  
Designated Partner  
DIN: 00729577

Place : Chennai  
Date : 31.08.2022

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Place : Chennai  
Date : 31.08.2022



**Casa Grande Enterprises LLP**

**Cash flow statement for the year ended 31 March 2022**

(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)

S.No.	Particulars	March 31, 2022	March 31, 2021
I.	<b>Cash flow from operating activities</b>		
	Profit (Loss) before tax	51.20	48.73
	Adjustments for:		
	Depreciation and amortisation expense	0.63	0.78
	Interest Income	(0.58)	
	Operating profit before working capital changes	<b>51.25</b>	<b>49.51</b>
	<b>Changes in working capital:</b>		
	(Increase) / Decrease in trade receivables	(468.21)	(1,073.01)
	Decrease/(increase) in loans and advances	279.50	(149.17)
	Decrease/(increase) in other current assets	63.06	(54.12)
	Increase/(decrease) in trade payables	-	(23.79)
	Increase/(decrease) other current liabilities and provisions	139.18	237.03
	<b>Cash generated from operations</b>		
	Taxes Paid	(1.25)	(2.81)
	<b>Net cash generated from operating activities</b>	<b>63.53</b>	<b>(1,016.36)</b>
II.	<b>[B] CASH FLOW FROM INVESTING ACTIVITIES</b>		
	Movement in other bank balances	(50.00)	-
	Interest received	0.06	
	<b>Net cash used in investing activities</b>	<b>(9.94)</b>	<b>-</b>
III.	<b>[C] CASH FLOW FROM FINANCING ACTIVITIES</b>		
	Increase/(decrease) Borrowings	(5.23)	(0.00)
	Contribution from partners	59.87	1,003.41
	<b>Net cash used in financing activities</b>	<b>54.64</b>	<b>1,003.41</b>
	<b>Net increase/(decrease) in cash and cash equivalents</b>	<b>108.23</b>	<b>(12.95)</b>
	<b>Cash and cash equivalents as at the beginning of the year</b>	<b>6.37</b>	<b>19.32</b>
	<b>Cash and cash equivalents as at the end of the year</b>	<b>114.60</b>	<b>6.37</b>


The accompanying notes form an integral part of the financial statements

As per our report of even date attached.

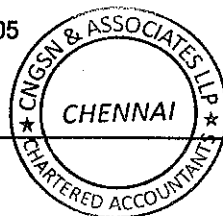
**For CNGSN & ASSOCIATES LLP**

Chartered Accountants

Firm's Registration No.:004915S/S200036

  
**C.N. Gangadaran**  
 Partner  
 Membership No: 011205

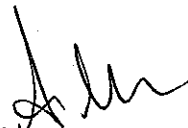
Place : Chennai  
 Date : 31.08.2022



For and on behalf of the Partners of

**Casa Grande Enterprises LLP**

Firm's Registration No.: AAB-3828

  
**Arun MN**  
 Designated Partner  
 DIN: 00793551

Place : Chennai  
 Date : 31.08.2022

  
**Dorothy Thomas**  
 Designated Partner  
 DIN: 00729577

Place : Chennai  
 Date : 31.08.2022



**Casa Grande Enterprises LLP**

**Summary of significant accounting policies and other explanatory information for the year ended 31 March 2022**  
(All amounts are in Indian Rupees Lakhs (₹), unless otherwise stated)

**1 General information**

**(a) Entity overview**

Casa Grande Enterprises LLP ('the entity') was incorporated on 03 November 2013. The entity is engaged in the business of real estate development.

**(b) Comparatives**

All amounts in the financial statements are presented in Indian Rupees (₹) except share data and as otherwise stated. Figures for the previous year have been regrouped/ re-arranged wherever considered necessary to conform to the figures presented in the current year.

**2 Significant accounting policies**

**(a) Basis of preparation of financial statements**

The financial statements are prepared under the historical cost convention and comply in all material respects with the accounting standards issued by the Institute of Chartered Accountants of India ('ICAI') and other generally accepted accounting principles in India (Indian GAAP), and the provisions of the Limited Liability Partnership Act,

**(b) Use of estimates**

The preparation of financial statements in conformity with Indian GAAP requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and the disclosure of contingent assets and liabilities on the date of the financial statements and the results of operations during the reporting periods. Significant estimates include income tax, and sufficiency of future taxable income for recognition of deferred tax assets. Although these estimates are based upon management's best knowledge of current events and actions, actual results could differ from those estimates and any revisions to accounting estimates is recognised prospectively in the current and future periods.

Assets and liabilities are classified as current or non-current as per entity's normal operating cycle. Based on the nature of work, the entity has ascertained its operating cycle as upto twelve months for the purpose of current and non-current classification of assets and liabilities.

**(c) Income recognition (other income)**

**Agency commission from intermediary services**

Income is recognised to the extent that it is probable that the economic benefits will flow to the entity and the income can be reliably measured. Agency commission from intermediary services is recognised on the basis of net commission earned.

**Income from properties held for development**

Income from the sale of properties held for development is recognised once the title of property is transferred to the intended customer, which co-incides with the date of sale deed.

**(d) Inventories**

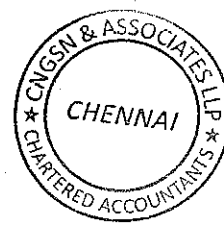
**Properties held for development**

Properties held for development represents land acquired for future development and construction, and is stated at cost including the cost of land, the related costs of acquisition, borrowing cost, where applicable and other costs incurred to get the properties ready for their intended use.

**(e) Property, plant and equipment**

**Tangible assets and depreciation**

Tangible assets are carried at cost of acquisition or construction less accumulated depreciation and impairment losses, if any. Cost of acquisition comprises the purchase price and any directly attributable cost of bringing the asset to its working condition for its intended use and is net of refundable duties and taxes as applicable. Cost of assets not ready for the intended use before such date is disclosed as capital work-in-progress.



**Casa Grande Enterprises LLP**

**Summary of significant accounting policies and other explanatory information for the year ended 31 March 2022**

*(All amounts are in Indian Rupees Lakhs (₹), unless otherwise stated)*

Subsequent expenditure incurred on an item of tangible asset is added to the book value of that asset only if this increases the future benefits from the existing asset beyond its previously assessed standard of performance. Borrowing cost directly attributable to acquisition of these tangible assets which necessarily take a substantial period of time to get ready for their intended use is capitalized.

Depreciation is provided on Written Down Value method at the rates specified as per Income Tax Act, 1961 or based on the useful life of the assets as estimated by the management, whichever is higher. Depreciation on additions is charged on full year basis, if the additions are more than 180 days and for the other assets half year depreciation has been applied.

Gains or losses that arise on disposal or retirement of an asset are measured as the difference between net disposal proceeds and the carrying value of an asset and are recognised in the statement of income and expenditure when the asset is derecognised.

**(f) Impairment of assets**

The entity assesses at each balance sheet date whether there is any indication that an asset may be impaired. If any such indication exists, the entity estimates the recoverable amount of the asset. An asset's recoverable amount is the higher of an asset's net selling price and its value in use. Value in use is the present value of estimated future cash flows expected to arise from the continuing use of an asset and from its disposal at the end of its useful life.

If such recoverable amount of the asset or the recoverable amount of the cash generating unit to which the asset belongs is less than its carrying amount, the carrying amount is reduced to its recoverable amount. The reduction is treated as an impairment loss and is recognized in the statement of income and expenditure. If at the balance sheet date there is an indication that if a previously assessed impairment loss no longer exists, the recoverable amount is reassessed and the asset is reflected at the recoverable amount subject to a maximum of depreciated historical cost and is accordingly reversed in the statement of income and expenditure.

**(g) Income taxation**

Tax expense for the year recognised in the statement of income and expenditure comprises current income tax and deferred income tax.

**Current income tax**

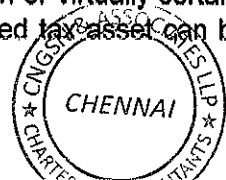
Current tax is payable on taxable profits, which differ from profit or loss in the financial statements. Current tax is computed based on tax rates and tax laws that have been enacted or substantially enacted by the end of the reporting period. Alternative Minimum TAX ("AMT") credit entitlement, paid in accordance with the tax laws, can be carried forward and utilised for a period of ten years from the year in which the same is availed. Accordingly, it is recognised as an asset in the balance sheet when it is probable that the future economic benefit associated with it will flow to the entity and the asset can be measured reliably.

**Deferred income tax**

Deferred income taxes reflect the impact of timing differences between taxable income and accounting income for the year and reversal of timing differences of earlier years. Deferred income tax is measured based on the tax rates and the tax laws enacted or substantively enacted at the reporting date.

Deferred tax liabilities are recognized for all taxable timing differences. Deferred tax assets are recognized for deductible timing differences only to the extent that there is reasonable certainty that sufficient future taxable income will be available against which such deferred tax assets can be realized. Deferred tax assets are recognized on carry forward of unabsorbed depreciation and tax losses only if there is virtual certainty that such deferred tax assets can be realized against future taxable profits.

The carrying amount of deferred tax assets are reviewed by the entity at each balance sheet date and the carrying amount of a deferred tax asset is written down to the extent that it is no longer reasonably certain or virtually certain, as the case may be, that sufficient future taxable income will be available against which deferred tax asset can be realized.





**Casa Grande Enterprises LLP**

**Summary of significant accounting policies and other explanatory information for the year ended 31 March 2022**

*(All amounts are in Indian Rupees Lakhs (₹), unless otherwise stated)*

Deferred tax assets and deferred tax liabilities have been offset wherever the entity has a legally enforceable right to set off current tax assets against current tax liabilities and where the deferred tax assets and deferred tax liabilities relate to income taxes levied by the same taxation authority.

**(h) Cash flow statement**

Cash flows are reported using the indirect method, whereby surplus / deficit before extraordinary items and tax is adjusted for the effects of transactions of a non-cash nature and any deferrals or accruals of past or future cash receipts or payments, and items of income or expense associated with investing or financing cash flows. The cash flows from operating, financing and investing activities of the entity are segregated based on the available information. Cash comprises of cash on hand and demand deposits with banks. Cash equivalents are short-term balances (with an original maturity of three months or less from the date of acquisition), highly liquid investments that are readily convertible into known amounts of cash and which are subject to an insignificant risk of changes in value.

**(j) Segment reporting**

The entity operates in only one segment and does not operate in geographies with significantly differing risks and returns. Hence, there are no reportable business or geographical segments under Accounting Standard 17, 'Segment Reporting'.

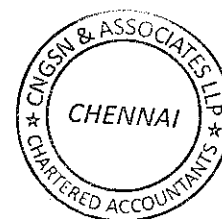
**(k) Provisions, contingent liabilities and contingent assets**

A provision is recognized when the entity has a present obligation as a result of past event i.e., it is probable that an outflow of resources will be required to settle the obligation in respect of which a reliable estimate can be made. Provisions are not discounted to its present value and are determined based on best estimate required to settle the obligation at the balance sheet date.

A disclosure for a contingent liability is made when there is possible obligation or a present obligation that may, but probably will not, require an outflow of resources. Where there is a possible obligation or a present obligation in respect of which the likelihood of outflow of resources is remote, no provision or disclosure is made.

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

There were no capital commitments as at the year end. Other commitments are cancellable at the option of the entity and hence not disclosed.



**Casa Grande Enterprises LLP****Summary of significant accounting policies and other explanatory information***(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)*

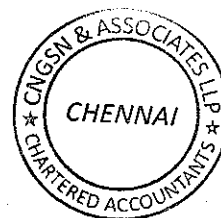
<b>2 Partners' capital</b>	<b>% of holding*</b>	<b>As at 31 March 2022</b>	<b>% of holding*</b>	<b>As at 31 March 2021</b>
<b>Name of the partners</b>				
Casagrاند Builder Private Limited (Casagrاند)	99%	9.90	98%	9.80
K.R. Anerudan	-	-	2%	0.20
Dorothy Thomas	1%	0.10	-	-
	<b>100%</b>	<b>10.00</b>	<b>100%</b>	<b>10.00</b>

\* Share of profit/ loss will be in proportion to % of holding by each partner.

**3 Partners' current account**

	<b>Casagrاند</b>	<b>Dorothy Thomas</b>	<b>K.R. Anerudan</b>
<b>Balance as at 01 April 2020</b>	<b>1,743.76</b>	-	<b>7.79</b>
Contribution during the year	1,003.42	-	-
Profit for the year	41.62	-	0.85
<b>Balance as at 31 March 2021</b>	<b>2,788.80</b>	-	<b>8.64</b>
Contribution/withdrawal during the year	68.51	-	-8.64
Profit for the year	56.66	0.57	-
<b>Balance as at 31 March 2022</b>	<b>2,913.97</b>	<b>0.57</b>	-

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**Casa Grande Enterprises LLP****Summary of significant accounting policies and other explanatory information***(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)*

	As at March 31, 2022	As at March 31, 2021
<b>4 Short-term borrowings</b>		
<b>Unsecured</b>		
Borrowings		
- From Related parties	-	5.23
	-	5.23

**Notes:**

Short term Loan taken from Group company which is payable on demand

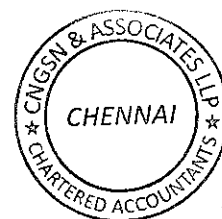
<b>5 Other current liabilities</b>		
Advance from customers	14.31	14.31
Payable for land acquisition	0.50	-
Statutory Dues	6.55	5.70
Outstanding expenses	18.80	3.25
Other liabilities	470.27	347.99
	<b>510.43</b>	<b>371.25</b>

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**Casa Grande Enterprises LLP****Summary of significant accounting policies and other explanatory information***(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)***6 Property, plant and equipment and Intangible assets**

Particulars	Property, plant and equipment				
	Furniture & fittings	Computers	Office equipments	Vehicle	Total
<b>Gross Block</b>					
As at 01 April 2020	0.70	1.73	11.98	0.46	14.87
Additions	-	-	-	-	-
Adjustments	-	-	-	-	-
Disposals	-	-	-	-	-
As at 31 March 2021	0.70	1.73	11.98	0.46	14.87
Additions	-	-	-	-	-
Adjustments	-	-	-	-	-
Disposals	-	-	-	-	-
As at 31 March 2022	0.70	1.73	11.98	0.46	14.87
<b>Depreciation</b>					
As at 01 April 2020	0.30	1.68	7.58	0.28	9.84
For the year	0.04	0.02	0.69	0.03	0.78
Adjustments	-	-	-	-	-
On Disposals	-	-	-	-	-
As at 31 March 2021	0.34	1.70	8.27	0.31	10.62
For the year	0.04	0.01	0.56	0.02	0.63
Adjustments	-	-	-	-	-
On Disposals	-	-	-	-	-
As at 31 March 2022	0.38	1.71	8.83	0.33	11.25
<b>Net Block</b>					
As at 31 March 2021	0.36	0.03	3.71	0.15	4.25
As at 31 March 2022	0.32	0.02	3.15	0.13	3.62





**Casa Grande Enterprises LLP****Summary of significant accounting policies and other explanatory information***(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)*

	As at March 31, 2022	As at March 31, 2021
<b>7 Deferred tax asset</b>		
Deferred tax asset arising on account of:		
- Impact of carried forward business loss	28.89	22.86
	<b>28.89</b>	<b>22.86</b>
<b>8 Long Term loans and advances</b>		
Unsecured considered good		
Advance tax & TDS receivable	59.35	58.10
	<b>59.35</b>	<b>58.10</b>
<b>9 Inventories</b>		
Work-in-progress	528.71	528.71
	<b>528.71</b>	<b>528.71</b>
<b>10 Trade Receivable</b>		
Unsecured considered good		
Aggregate amount of outstanding for a period exceeding six months from the date they are due	-	-
	-	-
Related party (Net)	2,267.72	1,799.51
	<b>2,267.72</b>	<b>1,799.51</b>

**Note**

Trade Receivables (At Amortised Cost)	March 31, 2022	March 31, 2021
(i) Undisputed Trade Receivables – considered good		
- Less than 6 months	610.22	1,010.94
- 6 months - 1 year	381.15	556.37
- 1-2 years	1,044.15	232.19
- 2-3 years	232.19	-
- More than 3 years	-	-

	As at March 31, 2022	As at March 31, 2021
<b>11 Cash and cash equivalents</b>		
Cash on hand	2.22	2.22
- In current accounts	112.38	4.14
	<b>114.60</b>	<b>6.37</b>
<b>Other bank balances</b>		
- Balances held as margin money or security against borrowings	50.00	-
	<b>50.00</b>	<b>-</b>
	<b>164.60</b>	<b>6.37</b>



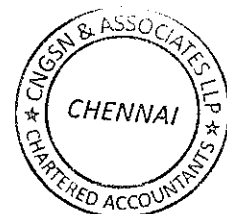
**Casa Grande Enterprises LLP****Summary of significant accounting policies and other explanatory information***(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)*

	As at March 31, 2022	As at March 31, 2021
<b>12 Short-term loans and advances</b>		
<b>Unsecured</b>		
Advances for purchase of land	105.00	105.00
Advances to suppliers	273.90	547.45
Advances to related party	0.00	40.00
Balances with government authorities - input credit	-	5.95
	<b>378.90</b>	<b>698.40</b>

**LOANS AND ADVANCES RELATED PARTY**

Type of borrower	March 31, 2022	March 31, 2021
Amount of loan or advance in the nature of loan outstanding	Repayable on demand	Repayable on demand
Percentage to the total loans and advances in the nature of loans	100%	100%
Promoters	-	-
Directors	-	-
KMPs	-	-
Related parties	0.00	40.00

	As at March 31, 2022	As at March 31, 2021
<b>13 Other current assets</b>		
Revenue yet to be billed - property development	-	63.06
Interest receivable	3.18	2.66
	<b>3.18</b>	<b>65.72</b>



**Casa Grande Enterprises LLP****Summary of significant accounting policies and other explanatory information***(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)*

	Year ended March 31, 2022	Year ended March 31, 2021
<b>14 Other income</b>		
Interest income	0.58	-
Advertising Income	2,381.96	2,050.44
	<b>2,382.54</b>	<b>2,050.44</b>
<b>15 Change in inventories</b>		
Inventories at the beginning of the year:		
Work-in-progress	528.71	528.71
<b>Sub Total (A)</b>	<b>528.71</b>	<b>528.71</b>
Inventories at the end of the year		
Work-in-progress	528.71	528.71
<b>Sub - Total (B)</b>	<b>528.71</b>	<b>528.71</b>
<b>(Increase)/ Decrease in inventories (A - B)</b>	<b>-</b>	<b>-</b>
<b>16 Other expenses</b>		
Rates and taxes	0.03	0.14
Payments to auditor (Refer Note 16A)	0.65	0.75
Professional fees	3.38	0.02
Selling and distribution expenses	2,326.63	1,999.93
Other expenses	-	0.02
Bank charges	0.02	0.07
	<b>2,330.71</b>	<b>2,000.93</b>
<b>16A Payment to Auditors</b>		
For statutory audit	0.50	0.50
For tax audit	0.15	0.25
	<b>0.65</b>	<b>0.75</b>



**Casa Grande Enterprises LLP****Summary of significant accounting policies and other explanatory information***(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)***17 Related party disclosure****a) Names of related parties and nature of relationship**

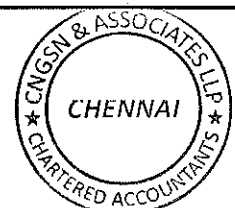
<b>Relationship</b>	<b>As at 31st March, 2022</b>	<b>As at 31st March, 2021</b>
Key management personnel	Arun MN Dorothy Thomas Siva Sankar Reddy Nagella Rajneesh Jain Raghunathan Sumanth Krishna KR Anerudan (Till 23/042021) R.Ashok Kumar	Arun MN Dorothy Thomas Siva Sankar Reddy Nagella Rajneesh Jain Raghunathan Sumanth Krishna KR Anerudan R.Ashok Kumar
Holding Company	Casagrاند Builder Private Limited	Casagrاند Builder Private Limited
Fellow Subsidiaries	Casa Grande Zest Private Limited Casa Grande Grace Private Limited Casa Grande Garden City Builders Private Limited Casa Grande Milestone Private Limited Casa Grande Homes Private Limited Casa Grande Civil Engineering Private Limited Casa Grande Prop Care Private Limited (Till 31/01/2022) Casagrاند Horizons Private Limited Casa Grande Axiom Private Limited Casagrاند Staylogy Private Limited Casagrاند Vistaaz Private Limited Casagrاند Magick Rufy Private Limited Casagrاند Samrt Value Homes Private Limited Casagrاند Bizpark Private Limited Casagrاند Regale Private Limited Casagrاند Spaceintell Private Limited Gazy mag Private Limited Casagrاند Aesthetic Private Limited Casagrاند Bright Kids Private Limited Casagrاند Milleniaa Private Limited Arun Hope Foundation Blitzkrieg Technology Private Limited Casa Interior Studio Private Limited (Till 31/01/2022) Danub Homes Private Limited Nobilitas Home Search LLP Blue Sea Homes Search LLP Arun Family Trusteeship LLP	Casa Grande Zest Private Limited Casa Grande Grace Private Limited Casa Grande Garden City Builders Private Limited Casa Grande Milestone Private Limited Casa Grande Homes Private Limited Casa Grande Civil Engineering Private Limited Casa Grande Prop Care Private Limited Casagrاند Horizons Private Limited Casa Grande Axiom Private Limited Casagrاند Staylogy Private Limited Casagrاند Vistaaz Private Limited Casagrاند Magick Rufy Private Limited Casagrاند Samrt Value Homes Private Limited Casagrاند Bizpark Private Limited Casagrاند Regale Private Limited Casagrاند Spaceintell Private Limited Gazy mag Private Limited Casagrاند Aesthetic Private Limited Casagrاند Bright Kids Private Limited Casagrاند Milleniaa Private Limited Arun Hope Foundation Blitzkrieg Technology Private Limited Casa Interior Studio Private Limited Danub Homes Private Limited Nobilitas Home Search LLP Blue Sea Homes Search LLP Arun Family Trusteeship LLP





**Casa Grande Enterprises LLP****Summary of significant accounting policies and other explanatory information***(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)***17 Related party disclosure**

<b>Relationship</b>	<b>As at 31st March, 2022</b>	<b>As at 31st March, 2021</b>
Fellow Subsidiaries	Casagrاند Supreme Home LLP Sky Magna LLP Solace Gated Community LLP Venerate Homes LLP Sea View Home Search LLP Zest Home Search LLP Iris Development LLP AAK Realty Services LLP Gallante Promoter LLP Casa Grande Coimbatore LLP Casa Grande Shelter LLP Casa Grande Realtors LLP Casa Grande Vallam LLP Dawning Developers LLP Grace Gated Community LLP Propel Holdings LLP Casagrاند Arun Mn Academy Foundation (from 13/09/2021) Casagrاند Fresh Private Limited (from 14/04/2021) Upstay Builder Private Limited (from 22/10/2021) Spacio Premier Global Park Private Limited (from 01/11/2021) Casagrاند Anchor Private Limited (from 26/10/2021) Casagrاند Zingo Private Limited (from 28/10/2021) Casagrاند Vivacity Private Limited (from 3/11/2021) Casagrاند Everta Private Limited (from 10/11/2021) Casagrاند Exotia Private Limited (from 10/11/2021) Casagrاند Vivaace Private Limited (from 07/12/2021) Casagrاند Hyderwise Private Limited (from 31/12/2021)	Casagrاند Supreme Home LLP Sky Magna LLP Solace Gated Community LLP Venerate Homes LLP Sea View Home Search LLP Zest Home Search LLP Iris Development LLP AAK Realty Services LLP Gallante Promoter LLP Casa Grande Coimbatore LLP Casa Grande Shelter LLP Casa Grande Realtors LLP Casa Grande Vallam LLP Dawning Developers LLP Grace Gated Community LLP Propel Holdings LLP
Entities under common control	Casa Grande Prop Care Private Limited (Till 01/02/2022) Casa Interior Studio Private Limited (Till 01/02/2022)	

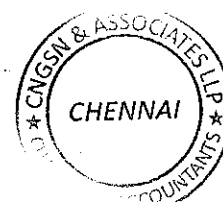


**Casa Grande Enterprises LLP****Summary of significant accounting policies and other explanatory information***(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)***17 Related party disclosure****(b) Transactions with related parties during the year\***

Nature of Transactions	Year ended 31 March 2022	Year ended 31 March 2021
<b>Advertising income</b>		
Casagrاند Builder Private Limited	921.33	708.58
Casa Grande Civil Engineering Private Limited	-	9.88
AAK Realty Services LLP	68.75	-
Casa Grande Hyderwise Pvt Ltd	3.49	-
Casa Grande Garden City Builders Pvt Ltd	352.03	-
Casa Grande Milestone Pvt Ltd	1.06	-
Casagrاند Millenia Pvt Ltd	34.34	-
Casa Grande Grace Pvt Ltd	103.34	-
Dawning Developers LLP	-	-
Casa Grande Coimbatore LLP	36.79	123.66
<b>Advertising income</b>		
Casa Grande Homes Pvt Ltd	82.42	56.55
Casa Grande Axiom Private Limited	-	10.30
Casagrاند Millenia Private Limited	-	139.71
Casa Grande Realtors LLP	2.61	2.92
Casa Grande Milestone Private Limited	-	60.55
Casa Grande Smart Value Homes Pvt Ltd	158.45	213.33
Gazy Mag Private Limited	76.32	81.87
Casa Grande Magick Ruffy Private Limited	276.67	191.34
Danub Homes Pvt Ltd	327.43	395.24
<b>Loan Received</b>		
Casa Grande Milestone Private Limited	-	111.30
CGD Satharai Pvt Ltd	1.50	-
Casagrاند Builder Private Limited CA	1,049.86	-
<b>Loan Given</b>		
Casagrاند Builder Private Limited	-	1,915.61
Casagrاند Millenia Private Limited	-	201.27
Casa Grande Shelter LLP	5.00	-
Casa Grande Vallam-LLP	0.23	-
Casa Grande Coimbatore LLP	-	57.34
<b>Current Account contribution received</b>		
Casagrاند Builder Private Limited	-125.17	41.62

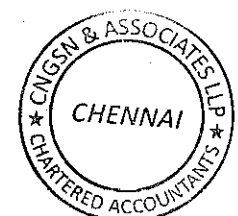
**(c) Balances outstanding with related parties at the year end\***

Particulars	Year ended 31 March 2022	Year ended 31 March 2021
<b>Trade payables</b>		
Casa Grande Prop Care Private Limited	2.32	20.15
CGD Satharai Pvt Ltd	1.50	-
Casa Interior Studio Private Limited	0.44	0.44
<b>Interest receivable</b>		
Propel Holdings LLP	-	16.80



**Casa Grande Enterprises LLP****Summary of significant accounting policies and other explanatory information***(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)***17 Related party disclosure**

<b>Particulars</b>	<b>Year ended 31 March 2022</b>	<b>Year ended 31 March 2021</b>
<b>Trade Receivables</b>		
Casa Grande Grace Pvt Ltd	140.11	30.79
Dawning Developers LLP	5.67	5.67
Casa Grande Civil Engineering Pvt Ltd	10.52	20.78
Casa Grande Coimbatore LLP	166.16	136.15
AAK Realty Services LLP	72.64	-
Casa Grande Hyderwise Pvt Ltd	3.67	-
Casa Grande Axiom Pvt Ltd	16.93	-
Casa Grande Garden City Builders Pvt Ltd	372.19	-
Casa Grande Homes Pvt Ltd	11.05	400.19
Casa Grande Axiom Private Limited	-	16.93
Casagrand Millenia Private Limited	-	62.78
Casa Grande Magick Ruffy Private Limited	495.11	202.41
Danub Homes Pvt Ltd	148.12	429.51
Casa Grande Milestone Pvt Ltd	176.40	175.15
Casa Grande Smart Value Homes Pvt Ltd	396.52	228.78
<b>Particulars</b>		
	<b>Year ended 31 March 2022</b>	<b>Year ended 31 March 2021</b>
<b>Trade Receivables</b>		
Gazy Mag Private Limited	169.63	86.94
Casa Grande Realtors LLP	6.18	3.43
Casagrand Millenia Pvt Ltd	76.82	-
<b>Short term Borrowings</b>		
Casagrand Shelter LLP	-	5.00
Casa Grande Vallam LLP	-	0.23
<b>Loan Given</b>		
Propel Holdings LLP	-	210.00
<b>Advance to suppliers</b>		
Casa Grande Prop Care Pvt Ltd	40.00	40.00
<b>Current account</b>		
Casagrand Builders Private Limited	2,913.97	2,788.80
KR Anerudan	-	8.63
<b>Share Capital</b>		
Casagrand Builders Private Limited	9.80	9.80
Dorothy Thomas	0.20	-
KR Anerudan	-	0.20



**Casa Grande Enterprises LLP****Summary of significant accounting policies and other explanatory information***(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)***18 Additional Disclosure under Schedule III of the Companies act, 2013****A Relationship with Struckoff Companies**

The Group does not have any transactions with Companies struck off under Section 248 of Companies Act, 2013 or Section 560 of Companies Act, 1956 considering the information available with the Group.

**B CSR**

CSR provisions not applicable during the year (PY Nil)

**C Benami Property**

The Group does not have any Benami property, where any proceeding has been initiated or pending against the Group for holding any Benami property.

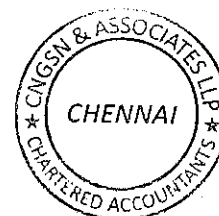
**D Information Regarding Funds Received / Lent as Intermediary**

<b>FUNDS RECEIVED FROM INTERMEDIARY</b>	<b>March 31, 2022</b>	<b>March 31, 2021</b>
(i) date and amount of fund advanced or loaned or invested in Intermediaries with complete details of each Intermediary.	-	-
(ii) date and amount of fund further advanced or loaned or invested by such Intermediaries to other intermediaries or Ultimate Beneficiaries alongwith complete details of the ultimate beneficiaries.	-	-
(iii) date and amount of guarantee, security or the like provided to or on behalf of the Ultimate Beneficiaries	-	-
(iv) declaration that relevant provisions of the Foreign Exchange Management Act, 1999 (42 of 1999) and Companies Act has been complied with for such transactions and the transactions are not violative of the Prevention of Money-Laundering act, 2002 (15 of 2003).;	-	-

<b>FUNDS LENT AS INTERMEDIARY</b>	<b>March 31, 2022</b>	<b>March 31, 2021</b>
(i) date and amount of fund received from Funding parties with complete details of each Funding party.	-	-
(ii) date and amount of fund further advanced or loaned or invested other intermediaries or Ultimate Beneficiaries along with complete details of the other intermediaries' or ultimate beneficiaries.	-	-
(iii) date and amount of guarantee, security or the like provided to or on behalf of the Ultimate Beneficiaries	-	-
(iv) declaration that relevant provisions of the Foreign Exchange Management Act, 1999 (42 of 1999) and Companies Act has been complied with for such transactions and the transactions are not violative of the Prevention of Money-Laundering act, 2002 (15 of 2003).;	-	-

**E Crypto currency or Virtual Currency**

The Company has not traded or invested in Crypto currency or Virtual Currency during the financial year.





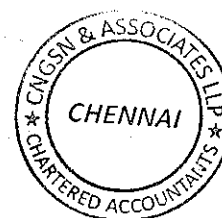
**Casa Grande Enterprises LLP**  
**Summary of significant accounting policies and other explanatory information**  
*(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)*

**18 Additional Disclosure under Schedule III of the Companies act, 2013**

**F Ratio Analysis**

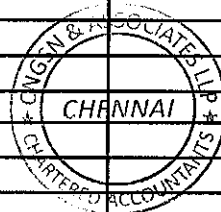
Particulars	March 31, 2022	March 31, 2021	Variance	Reason for more than 25% change
a) Current ratio	6.55	8.23	-25.67%	Due to increase in current liabilities
b) Debt-Equity ratio	-	0.00	0.00%	
c) Debt service coverage ratio	-	-	0.00%	
d) Return on equity ratio	2.00%	1.86%	6.90%	
e) Inventory turnover ratio	-	-	0.00%	
f) Trade receivables turnover ratio	-	-	0.00%	
g) Trade payables turnover ratio	-	4.16	0.00%	
h) Net capital turnover ratio	-	-	0.00%	
i) Net profit ratio	2.40%	2.07%	13.77%	
j) Return on capital employed	1.75%	1.74%	0.85%	
k) Return on investment	0%	0%	0.00%	

Particulars	Formula
a) Current ratio	$\frac{\text{Current Assets}}{\text{Current Liabilities}}$
b) Debt-Equity ratio	$\frac{\text{Total Debt \{Current Borrowings + Non Current Borrowings\}}}{\text{Shareholder's Equity \{Total Equity\}}}$
c) Debt service coverage ratio	$\frac{\text{Earnings available for debt service \{Profit/(loss) before tax + Finance cost included in Cost of Sales + Depreciation and amortisation expense\}}}{\text{Finance Cost (excludes interest accounted on customer advance as per EIR Principal) + Principal Payment due to Non-Current Borrowing repayable within}}$
d) Return on equity ratio	$\frac{\text{Profit/(loss) for the year}}{\text{Average Shareholder's Equity \{Total Equity\}}}$
e) Inventory turnover ratio	$\frac{\text{COGS \{Cost of Material Consumed + Changes in inventories of finished goods and construction work-in-progress\}}}{\text{Average Inventories}}$
f) Trade receivables turnover ratio	$\frac{\text{Revenue from Operations}}{\text{Average Trade Receivables}}$
g) Trade payables turnover ratio	$\frac{\text{Profit/(loss) before tax + Finance cost + Depreciation and amortisation expense}}{\text{Average Trade Payables}}$
h) Net capital turnover ratio	$\frac{\text{Revenue from Operations}}{\text{Average Working Capital \{Current Assets - Current Liabilities\}}}$
i) Net profit ratio	$\frac{\text{Profit/(loss) for the year}}{\text{Total Income}}$
j) Return on capital employed	$\frac{\text{Earnings before Interest and Tax \{Profit / (Loss) before tax + Finance cost + Finance cost included in Cost of Sales\}}}{\text{Shareholder's Equity \{Total Equity\} + Non Current Liabilities}}$
k) Return on investment	$\frac{\text{Interest Income}}{\text{Total Investments (Investments + Inter corporate Deposit + Fixed Deposit)}}$



**Casa Grande Enterprises LLP****Summary of significant accounting policies and other explanatory information***(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)***18 Additional Disclosure under Schedule III of the Companies act, 2013**

<b>Annexure</b>	<b>March 31, 2022</b>	<b>March 31, 2021</b>
<b>a) Current ratio (A)/(B)</b>		
Current Assets (A)	3,343.11	3,098.71
Current Liabilities (B)	510.43	376.48
<b>b) Debt-Equity ratio (C)/(D)</b>		
Total Borrowings (C)	-	5.23
Shareholder's Equity (D)	2,924.54	2,807.44
<b>c) Debt service coverage ratio</b>		
Net profit before depreciation, interest and taxes	51.83	49.51
Finance Cost + Current maturity	-	-
<b>d) Return on equity ratio</b>		
Net Profit after taxes	57.23	42.47
Average Shareholders equity	2,865.99	2,284.49
Closing Shareholders equity	2,924.54	2,807.44
Opening Shareholders equity	2,807.44	1,761.55
<b>e) Inventory turnover ratio</b>		
Cost of Goods sold	-	-
Average Inventory	528.71	528.71
Closing inventory	528.71	528.71
Opening Inventory	528.71	528.71
<b>f) Trade receivables turnover ratio</b>		
Revenue from Operations	-	-
Average Trade Receivable	2,033.62	1,263.00
Closing Trade receivable	2,267.72	1,799.51
Opening Trade receivable	1,799.51	726.50
<b>g) Trade payables turnover ratio</b>		
Net profit before depreciation, interest and taxes	51.83	49.51
Average Trade payables	-	11.90
Closing Trade payables	-	-
Opening Trade payables	-	23.79
<b>h) Net capital turnover ratio</b>		
Revenue from Operations	-	-
Working Capital (Current Assets - Current Liabilities)	2,832.68	2,722.23
<b>i) Net profit ratio</b>		
Net Profit after taxes	57.23	42.47
Total Income	2,382.54	2,050.44
<b>j) Return on capital employed</b>		
Net profit before Interest and taxes	51.20	48.73
Shareholder's Equity (Total Equity) + Non Current Liabilities	2,924.54	2,807.44
<b>k) Return on investment</b>		
Interest Income	0.58	-
Total Investments (Investments + Inter corporate Deposit + FD)	0.00	40.00



**Casa Grande Enterprises LLP**

**Summary of significant accounting policies and other explanatory information**

*(All amounts are in Indian Rupees Lakhs (₹), except share data or otherwise stated)*

19 Figures are rounded off to the nearest lakhs. Previous year figures have been regrouped and/or reclassified wherever necessary, to conform to the current year classification.

As per our review report of even date attached

**For CNGSN & ASSOCIATES LLP**

Chartered Accountants

Firm's Registration No.:004915S/S200036

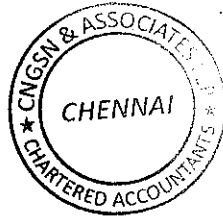
  
**C.N. Gangadaran**

Partner

Membership No: 011205

Place : Chennai

Date : 31.08.2022



For and on behalf of the Board of Directors of  
**Casa Grande Enterprises LLP**

Firm's Registration No.: AAB-3828

  
**Arun MN**

Designated Partner

Place : Chennai

Date : 31.08.2022

  
**Dorothy Thomas**

Designated Partner

Place : Chennai

Date : 31.08.2022