NILESH G. AGRAWAL & CO.

CHARTERED ACCOUNTANTS

CA Nilesh G. Agrawal
B.Com., F.C.A., D.I.S.A.

5/6/7, Krishna Kamal Complex, Ground Floor, Below Hotel Pritam Palace,
Near Shivaji High School, Sakri Road, DHULE 424001 (M.S.)
Tel. (02562) 233220 Cell. 9822117173 Email : ca_nga@yahoo.com

Annexure – F
FORM 5
[*see* Regulation 4]

Date : / /202

ON THE LETTER HEAD OF CHARTERED ACCOUNTANT
(WHO IS STATUTORY AUDITOR OF THE PROMOTER'S COMPANY/FIRM)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS CHARTERED ACCOUNTAT'S CERTIFICATE
(On Letter Head)

Date: 16/06/2025

To,
The Parag Subhash Ahire,
Plot No. 103, Suprabhat, Near Patil Nagar, Nakane Road, Dhule- 424002

SUBJECT: Report on Statement of Accounts on project fund deposit, utilization and withdrawal by Mr. Parag Subhash Ahire for the period from Apr – 22 to March – 23 with respect to Maha-RERA Registration Number P49800024286.

1. This certificate is issued in accordance with the provisions of the Real Estate (Regulation and Development) Act, 2016 read along with the Maharashtra Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of Real Estate Agents, Rates of Interest and Disclosures on Website) Rules, 2017.
2. I/We have obtained all necessary information and explanation from the Promoter, during the course of our audit, which in my/our opinion are necessary for the purpose of this certificate.
3. I/We hereby confirm that I/We have examined the prescribed registers, books and documents, and the relevant records of Mr. Parag Subhash Ahire for the period ended Apr- 22 to March – 23 and hereby certify that:

   A. Deposits:

Sr. No.		For This Fiscal Year	Total for this project till date
1.	Total Amount Collected from Allottees	42,00,000	42,00,000
2.	% of amount to be deposited as per act	70%	70%
3.	Amount to be deposited as per act (1 * 2)	29,40,000	29,40,000
4.	Total amount deposited in the Designated RERA Bank Account	42,00,000	42,00,000
5.	% of amount deposited in the Designated RERA Bank Account [(4) / (1) * 100]	100%	100%
6.	~~Shortfall~~ / Excess deposit (3 - 4)	12,60,000	12,60,000

FOR NILESH G. AGRAWAL & CO
CHARTERED ACCOUNTANTS

NILESH G. AGRAWAL & CO. CHARTERED ACCOUNTANTS M.No. 116241

NILESH G. AGRAWAL
Proprietor
Mem.No. 116241

Amount collected / deposited at Sr. No. 1 & 2, shall not include pass through charges and indirect taxes.

Has the required proportion of money collected from allottees of the project units, as specified in the act, deposited in the Designated RERA Bank Account? (YES / ~~NO~~) : - --YES--

If No, Please mention the amount not deposited in the Designated RERA Bank Account, and Shortfall of Rs. _____ and further withdrawals are restricted, till the Shortfall. --NA--

B. Withdrawals:

Sr. No.		For This Fiscal Year	Total for this project till date
1.	Opening Balance of Designated RERA Bank Account	55,97,683	55,97,683
2.	Total Deposits	1,72,18,184	1,72,18,184
3.	Total Amount Withdrawn	1,69,94,261	1,69,94,261
4.	Closing Balance in the Designated RERA Bank Account	58,21,606	58,21,606

As specified in the Act, All the amount withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form – 1, Form – 2 and Form – 3 issued during the reporting period? (YES / ~~NO~~) --YES--

If No, Please provide the below details: -

Sr. No.	Date of Withdrawal	Amount of Excess Withdrawal
1.	--NA--	--NA--
2.	--NA--	--NA--
3.	--NA--	--NA--
4.	--NA--	--NA--

C. Utilizations:

I / We certify that, the Mr. Parag Subhash Ahire has utilized the amount withdrawn from the designated RERA Bank Account towards project cost only, as specified in the act.

If No, Please provide the below details: -

Sr. No.	Date	Amount not utilized for Project Cost
1.	--NA--	--NA--
2.	--NA--	--NA--
3.	--NA--	--NA--
4.	--NA--	--NA--

NILESH G. AGRAWAL & CO. M.No. 116241 CHARTERED ACCOUNTANTS

FOR NILESH G. AGRAWAL & CO
CHARTERED ACCOUNTANTS

NILESH G. AGRAWAL
Proprietor
Mem.No. 116241

D. Any Qualification / Observation of CA :

1.	
2.	
3.	
4.	

Yours Faithfully,

Agreed and Accepted by:

Eng.PARAG S.AHIRE

Signature of Promoter

Name: Parag Subhash Ahire

Date : 16/06/2025

UDIN : 25116241BMJMRR7905

NILESH G. AGRAWAL & CO. CHARTERED ACCOUNTANTS M.No. 116241

FOR NILESH G. AGRAWAL & CO
CHARTERED ACCOUNTANTS

NILESH G. AGRAWAL
Proprietor
Mem.No. 116241