CA PRATIK KABRA
Chartered Accountant,
2nd Floor,Centre Point
Shivaji Nagar, Nanded – 431 602
(Maharashtra)

Annexure F

FORM 5

(See Regulation 4)

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

ANNUAL REPORT OF STATEMENT OF ACCOUNTS.

CHARTERED ACCOUNTANT'S CERTIFICATE

Date: 28.09.2026

To,
The **Pharande Developers,**
Nanded, Nanded, MAHARASHTRA, 431605,

SUBJECT: Report on Statement of Accounts on project fund deposit, utilization, and withdrawal by **Pharande Developers** for the period from **01/04/2025** to **31/03/2026** with respect to MahaRERA Registration Number **P51100078002.**

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 explanations 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 **Pharande Developers** for the period ended **31/03/2026** and hereby certify that:

CA PRATIK KABRA
Chartered Accountant,
2nd Floor, Centre Point
Shivaji Nagar, Nanded 431 602
(Maharashtra)

A. Deposits:

		For this Fiscal year	Total for this project till date
1.	Total amount collected from allottees	26200000.00	37800000.00
2.	% of Amount to be deposited as per act	70.00	70.00
3.	Amount to be deposited as per act (1 * 2)	18340000.00	26460000.00
4.	Total amount deposited in the Designated Bank Account	17955000.00	26006398.00
5.	% of Amount deposited in Designated Bank Account ((4)/(1)*100)	68.53	68.80
6.	Shortfall/Excess deposit (3-4)	385000.00	453602.00

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, been deposited in the Designated RERA Bank Account? : **Yes**

B. Withdrawals:

		For this Fiscal year	Total for this project till date
1.	Opening Balance of Designated Bank Account	756400.00	0.00
2.	Total Deposits	17955000.00	26006398.00
3.	Total amount withdrawn	13846612.00	21373011.00
4.	Closing Balance	4864788.00	4633387.00

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As specified in the Act, all the amounts withdrawn during the year from RERA Bank Account werewithin the withdrawal limit as certified under the relevant Form 1, Form 2, and Form 3 issued during the reporting period? : **Yes**

C. Utilization:

We certify that **Pharande Developers** has utilized the amounts withdrawn from designated bank account towards project cost only, as specified in the act. : **Yes**

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(Maharashtra)

D. Any Qualifications / Observations of CA

1.	The Shortfall in deposit in the designated Bank account during the year was due to the fact that 1 customer inadvertently deposited the complete amount in the Normal Promoter Operative account.

FOR, ROHIT R MANTRI & CO
CHARTERED ACCOUNTANTS
FIRM REG. NO. 140079W

Pratik

CA PRATIK PRAVIN KABRA
PARTNER
M.NO..194684

Yours faithfully,

Signature of Chartered Accountant
UDIN: 26194684PGPRHY1149
Membership Number: 194684
Name: Pratik Pravinkumar Kabra

Agreed and Accepted by

Signature of Promoter
Name: **Pharande Developers**
Date: 28.09.2026

PHARANDE DEVELOPERS

PARTNER