



**Lathi & Tapdiya
Chartered Accountants**

Office No. 13, Gokuldharm Complex, Gajanan Mandir Road, Chatrapati Sambhaji Nagar (Aurangabad)-431001.
(M) 9823330901. Email : sachin.lathi.ca@gmail.com

Annexure F

FORM 5

(See Regulation 4)

ANNUAL REPORT STATEMENT OF ACCOUNTS

Date: - 19/10/2023

To,
Preetansh Developers,
Chatrapati Sambhajanagar.

Subject: Report on Statement of Accounts on Project Fund Deposit, Utilisation and Withdrawal by Preetansh Developers for the period from 1-April- 2022 to 31-March-2023 with respect to MahaRERA Number P51500045884.

1. This Certificate is issued in accordance with the provisions of 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 & 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 & Documents, and the relevant records of (Promoter) for the period ended **31-March-2023** and hereby certify that:

A. DEPOSITS

		For this Fiscal Year	Total for this Project till date
1	Total amount collected from allottees	77563700.00	77563700.00
2	% of amount to be deposited as per Act	70.00%	70.00%
3	Amount to be deposited as per Act (1*2)	54294590.00	54294590.00
4	Total amount deposited in the Designated Bank Account	77563700.00	77563700.00





Lathi & Tapdiya
Chartered Accountants

Office No. 13, Gokuldham Complex, Gajanan Mandir Road, Chatrapati Sambhaji Nagar (Aurangabad)-431001.
(M) 9823330901. Email : sachin.lathi.ca@gmail.com

5	% of Amount deposited in the Designated Bank Account [(4) / (1) * 100]	100%	100.00%
6	Shortfall / Excess Deposit (3-4)	23269110.00	23269110.00

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

Has the required proportion of the money collected from allottees of the project units, as specified in the Act, deposited in the Designated RERA Bank Account? (Yes / No)

If No, then please mention the amount not deposited _____.

B. WITHDRAWALS

		For this Fiscal Year	Total for this Project till date
1.	Opening balance of Designated Bank Account	-	-
2.	Total Deposits	77563700.00	77563700.00
3.	Total Amount Withdrawn	77563700.00	77563700.00
4.	Closing Balance	-	-

As specified in the Act, all the amounts 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)

If no please provide the below details -

S. No.	Date of withdrawal	Amount of Excess Withdrawals

C. UTILISATION

I/We certify that, the Preetansh Developers has utilised the amounts withdrawn from the Designated Bank Account towards Project Cost only, as specified in the Act.

If no please provide the below details-

S. No.	Date	Amount not utilised for Project Cost





**Lathi & Tapdiya
Chartered Accountants**

Office No. 13, Gokuldham Complex, Gajanan Mandir Road, Chatrapati Sambhaji Nagar (Aurangabad)-431001.
(M) 9823330901. Email : sachin.lathi.ca@gmail.com

D. ANY QUALIFICATIONS / OBSERVATIONS OF CA

1.	Details Regarding Receipts & Withdrawal of funds has been taken on the basis of information and explanation provided by the management
2.	
3.	
4.	

Agreed and accepted by:


Signature of Promoter
Name: Pritesh Dhanuka
Date: 19/10/2023



For, Lathi & Tapdiya,
Chartered Accountants
(ICAI FRN 127984W)





CA. Sachin Lathi,
Partner, M. No. 117980
Date: 19/10/2023
UDIN : 23117980BGUZW8122
Place : Chatrapati Sambhaji Nagar (Aurangabad)