Form 5

[See Regulation 4]

Annual Report on Statement of Accounts
CHARTERED ACCOUNTANT CERTIFICATE

To,
M/s. OYSTER SAKET INFRASTRUCTURE,
S.N.36,
Dwarli Post Office
Village - Dwarli, Haji Malang Road,
Taluka Ambernath,
Kalyan – 421306.

Subject: Annual Report on Statement of Accounts on project fund deposit, utilization and withdrawal by **M/s Oyster Saket Infrastructure** for the period beginning from **1st April, 2023** to **31st March , 2024** with respect to **MahaRERA Regn Number P51700052551. MahaRERA Regn** Number P51700052551 for real estate project **"*Nature Vista - Building 1*"** being constructed on portion of the project land".

1. This certificate is issued in accordance with the provisions of the Real Estate. (Regulation and Development) Act, 2016 ('the Act); 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, ("the Rules"), as amended from time to time; along with the Maharashtra Real Estate Regulatory Authority (General) Regulations 2017, as amended from time to time ("the Regulations"), real along with various circulars, orders, etc. issued by the Maharashtra Real Estate Regulatory Authority ("the MahaRERA Authority").
2. 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. We hereby confirm that We have examined the prescribed registers, books and documents, and the relevant records of **M/s Oyster Saket Infrastructure** for the period ended **31st March, 2024** and hereby certify that:

A. Deposits:

Sr. No.	Particulars	For this Fiscal year	Total for this project till 31/03/2024
1.	Total amount collected from allottees	0	0
2.	% of amount to be deposited as per act	0 %	0 %
3.	Amount to be deposited as per act (1*2)	0	0
4.	Total amount deposited in the Designated Bank Account	0	0
5.	% of Amount deposited in Designated Bank Account [(4)/(1)*100]	0 %	0%
6.	Shortfall/Excess Deposit (3-4)	0	0

Amount collected/deposited at Sr. No. 1 & 4, 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? :- No

Attar & Associates
CA. S.G. GANGAL
M. No. 037699
CHARTERED ACCOUNTANTS

B. Withdrawals

Sr. No.	Particulars	For the Fiscal year	Total for this project till 31/03/2024
1.	Opening Balance of Designated Bank Account	0	0
2.	Total Deposits	0	0
3.	Total amount withdrawn	0	0
4.	Closing Balance	0	0

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 by the Promoter.

C. Utilisation

We certify that, the Promoter **M/s Oyster Saket Infrastructure** has utilized the amounts withdrawn from designated bank account towards project cost only. As specified in the act and in pursuance to circular no.7/2017 dated July 4,2017, issued by MahaRERA.

D. Any Qualifications/ Observations of CA

1.	N.A.
2.	N.A.

This certificate has been issued on the request of the Partners of the said Firm "**Oyster Saket Infrastructure**" for Annual Report on Statement of Accounts on the Project fund deposit, utilization and withdrawal as specified within the Act.

For Attar & Associates
Chartered Accountants
Firm Reg. No:-116443W

Attar & Associates ★ CHARTERED ACCOUNTANTS ★ CA. S.G. GANGAL M. No. 037699

S.G.Gangal
Partner
Membership No:- 037699
UDIN: 24037699BKFCSY3237
Date :1st October,2024

OYSTER SAKET INFRASTRUCTURE ★ DWARLI

Agreed & Accepted by
Oyster Saket Infrastructure
Project Name: Nature Vista, Building No. 1
MAHA RERA No. **P51700052551**
Date : 1st October,2024