B.K.C. & CO.
CHARTERED ACCOUNTANTS

K.C.Bhoir
B.Com., F.C.A, DISA

F-19, 20, Zojwalla Shopping Centre, Agra Road, Kalyan (W) 421 301. Tel: 2304111, 9773302000, Mail ID : cakrantibhoir@gmail.com

FORM 5 [see Regulation 4]

ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANT'S CERTIFICATE

Date – 26/03/2026

To,
M/s. SAGAR ENTERPRISES
01, Apana Ghar Hsg. Society,
Nr. St. Thomas School, Karnik Road,
Kalyan-W-421301.

SUBJECT: Report on Statement of Accounts on project fund utilization and withdrawal by **M/s. SAGAR ENTERPRISES** for the period from **01/04/2024 to 31/03/2025** with respect to MahaRERA Regn. Number **P51700077392**

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. We have obtained all necessary information and explanation from the firm, during the course of our audit, which in 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. SAGAR ENTERPRISES** for the year ended **31/03/2025** and hereby certify that:

A. Deposits:

Sr. No.	Particulars	For this Fiscal Year (FY 2024-25)	Total for this project till date (Till 31/03/2025)
1	Total amount collected from allottees	1,21,99,703/-	1,21,99,703/-
2	% of amount to be deposited as per Act	70%	70%
3	Amount to be deposited as per Act (1*2)	85,39,792/-	85,39,792/-
4	Total amount deposited in the designated Bank Account	85,39,792/-	85,39,792/-
5	% of Amount deposited in Designated Bank Account [(4)/(1)*100]	70%	70%
6	Shortfall/(Excess) Deposit (3-4)	NIL	NIL

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?

Ans: Yes

B.K.C. & CO. MEMB. No. 134652 CHARTERED ACCOUNTANTS

B. Withdrawals:

Sr. No.	Particulars	For this Fiscal Year	Total for this project till date
1	Opening Balance of Designated Bank Account	4,900/-	4,900/-
2	Total Deposits	1,21,99,703/-	1,21,99,703/-
3	Total amount withdrawn	1,21,99,443/-	1,21,99,443/-
4	Closing Balance	5,160/-	5,160/-

As specified in the Act, All the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting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?

Ans: Yes.

C. Utilisation:

We certify that, **M/s. SAGAR ENTERPRISES** has utilized the amounts withdrawn from designated bank account towards project cost only, as specified in the act.

D. Any Qualification /Observation:

No additional Qualification/observations

Agreed and Accepted by:

For **M/s. SAGAR ENTERPRISES**

Mr. Moiz Zojwalla
(Partner)
Date: 26/03/2026

For, **B. K. C. & Company**
(Chartered Accountants)

B K C & CO
MEMB. No. 134692
CHARTERED ACCOUNTANTS

CA. Kranti C. Bhoir
(Proprietor)
Mem. No.: 134692
Date: 26/03/2026
Place: Kalyan
UDIN: 26134692WTULGIR2897