FORM-5
[See Regulation 4]

ANNUAL REPORT ON STATEMENT OF ACCOUNTS

Date: 22/11/2022.

To,
Mr. Chandresh R. Gala,
M/S. Density Realty Pvt. Ltd.,
Office No. 06, Ground Floor,
Anand Shopping Center Premises Co-op. Soc. Ltd.,
Daftary Road, Gaushala Lane, Malad (East), 400 097.

Subject: Report On Statement of Accounts on project fund utilization and withdrawal by M/S. Density Realty Pvt. Ltd for the period from 01-04-2021 to 31-03-2022 with respect to MahaRERA Registration Number: P51800019791, Dated: 05/03/2019.

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) Rule, 2017.

2. We have obtained all necessary information and explanation from the company, 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. Density Realty Pvt. Ltd for the period ended 31/03/2022 and hereby certify that:

   i. M/S. Density Realty Pvt. Ltd have completed 75% of the project titled Magic Square 01 No. Of building (s) / 01 Wing (s) of the 01 MahaRERA Registration Number: P51800019791, Dated: 05/03/2019. Located on the plot bearing C.T.S. No. 328 & 329, Village Malad (E), Taluka Borivali, demarcated by its boundaries Existing Road Adjoining C.T.S. No. 340 To The East, Railway Boundary To The West, C.T.S. No. 327 To The North, C.T.S. No. 330 To The South of Division Mumbai Suburban, Village Malad (East), Taluka Borivali, District Mumbai, Pin 400 097.

   ii. Amount collected during the year F.Y. 2021-22 for this project is Rs. 14,63,05,459/- and amount collected till date (From 5th March, 2019 to 31stMarch, 2022) is Rs. 24,88,19,409/-.

   iii. Amount withdrawn during the year F.Y. 2021-22 for this project is Rs. 12,89,83,604/- and amount withdrawn till date (From 5th March, 2019 to 31st March, 2022) is Rs. 20,68,39,716/-.

Note on Expenses Incurred towards the Project:

Particulars	Amount (In Rs.)
Opening Expense Incurred towards the Project	25,29,60,659/-
Add: Expenses Incurred during the year 2021-22 towards the Project	11,62,63,936/-
Total Expense Incurred towards the Project	36,92,24,595/-

Expenses incurred towards the Project includes expenses incurred through Promoters owned funds and Borrowings.

B-204, Mrud Kishor CHS Ltd., Behind Gokul Shopping Centre, Near Dattapada Road Subway, Borivali (West), Mumbai-400 092.
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4. We certify that the M/S. Density Realty Pvt. Ltd has utilized the amounts collected for Magic Square 01 No. Of building (s) / 01 Wing (s) of the 01 Phase, project only for that project and withdrawal from the designated bank account (s) of the said project has been in accordance with the proportion to the percentage of completion of the project.

Note: The Bank account number 0461001011547 maintained with The Cosmos Co-op Bank Limited, Malad East branch is considered as RERA Designated account.



For Nitin Gada & Co
Chartered Accountants

N H Gada
Partner (M No: 103784)
UDIN: 22103784BDUUCA5850

Date: 22/11/2022
Place: Mumbai.