



JOSHI CHHADVA & CO LLP

CHARTERED ACCOUNTANTS

FORM 5
[see Regulation 4]

ANNUAL REPORT ON STATEMENT OF ACCOUNTS

To,
M/s. Anushka Developers,
Arya Group, Shop No. 5, 8, Randhir Vihar Society
Lalashet Compound, Near Syndicate Bank,
Bhandup (W), Mumbai – 400 078

SUBJECT: Report on Statement of Accounts on project fund utilization and withdrawal by **M/s. ANUSHKA DEVELOPERS** for the period from **26th April, 2019** (date of actual start of construction - Commencement Certificate date is 2nd April, 2019) to **31st March, 2021** with respect to Maha RERA Project

Registration Number	P51800020573
Name of Project	ARYA GREENS
Address of Project	CTS 78, 78/1 to 6 Village KURLA, Taluka KURLA, District MUMBAI 400 078.

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 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. ANUSHKA DEVELOPERS** for the period ended **31st March, 2021**
4. and hereby certify that:

- i. **M/s. Anushka Developers** have completed **13.49%** (as per Certificate from Engineer in Form 2 of Maha RERA) of the project titled **Arya Greens** Maha RERA Registration Number **P51800020573** located at **CTS 78, 78/1 to 6, Bhandup West, Village Kurla, Taluka Kurla, District Mumbai 400 078.**
- ii. Amount collected during the year for this project (from 26th April, 2019 i.e. Project Registration date) is **Rs.94,87,057.24/-** and amounts collected till date (31-03-2021) is **Rs. 3,35,33,825.90/-**.
- iii. Amount withdrawn during the year for this project (from 26th April, 2019 i.e. Project Registration date) is **Rs. 92,96,789/-** and amount withdrawn till date (31-03-2021) is **Rs. 3,33,08,374/-**.

We certify that the **M/s. Anushka Developers** has utilized the amounts collected for **Arya Greens** project only for that project and the 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.

For Joshi Chhadva & Co LLP
Chartered Accountant

C.H. CHHADVA



CA Chandresh Chhadva
Partner
M.No. 600449
FRN No. W100840
UDIN: 24600449BKFSME2540
Date:- 17.01.2024

Agreed and accepted by:
For M/s. Anushka Developers

[Signature]

Partner
Name:
Date:17.01.2024

