N. K. MITTAL & ASSOCIATES
CHARTERED ACCOUNTANTS

Office No. 620, 6th Floor, Pearl Plaza, Opp. Andheri Railway Station, Andheri (West), Mumbai – 400 058.
Tel : (+91-22) 2620 0030 ▪ Off : (+91) 72080 11789 ▪ Cell : (+91) 98926 40589
Email : nkmittalandassociates@gmail.com ▪ www.nkmittal.com

N. K. Mittal M.Com., FCA, L.L.B., e-M.B.A. Ankush Mittal B.Com., ACA, ACS, Grad CWA, L.L.B.

Annexure F
FORM 5

(See Regulation 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS

CHARTERED ACCOUNTANT'S CERTIFICATE

Date 31/12/2022.

To.

BHALANI & MEHTA (AOP)
1/B, Parvati Kunj CHSL.,
Daulat Nagar Road No.03,
Borivali (East),
Mumbai – 400 066

SUBJECT: Report on Statement of Accounts on project fund deposit, utilization and withdrawal by

BHALANI & MEHTA (AOP) for the period from to with respect to MAHARERA Regn Number **P51800021871**

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. I/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. I/We hereby confirm that I/We have examined the prescribed registers, books and documents, and the relevant records of BHALANI & MEHTA (AOP) for the period ended and hereby certify that:

N. K. Mittal & Associates ★ MUMBAI ★ F.R. No: 113281W ★ Chartered Accountants

A. DEPOSITS:

		For this Fiscal year	Total for this project till date
1	Total amount collected from allottees	3,27,20,760	5,72,37,704
2	% Of amount to he deposited as per act	70%	70%
3	Amount to be deposited as per act (1*2)	2,29,04,532	4,00,66,393
4	Total amount deposited in the Designated Bank Account	3,27,20,760	5,72,37,704
5	% Of Amount deposited in Designated Bank Account [(4)/(I)*100]	100%	100%
6	Shortfall/Excess deposit (3-4)	0	0

Amount collected/deposited at Sr. No. 1 & 2, 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? (Yes / No) - Yes

If No. Please mention the amount not deposited

N. K. Mittal & Associates
MUMBAI
F.R. No: 113281W
Chartered Accountants

B. WITHDRAWALS

		For this Fiscal year	Total for this project till date
1	Opening Balance or Designated Bank Account	24,20,059	0
2	Total Deposits	2,30,06,062	6,45,68,196
3	Total amount withdrawn	2,18,31,657	6,09,38,444
4	Closing Balance	35,94,464	36,29,751

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 I, Form 2 and Form 3 issued during the reporting period? (Yes / No) - Yes

If No, please provide the below details: -

Sr.no	Date of withdrawal	Amount of Excess Withdrawals

C. UTILISATION

I/We certify that, the BHALANI & MEHTA (AOP) has utilized the amounts withdrawn from designated bank account towards project cost only, as specified in the act.

If No, please provide the below details: -

Sr.no	Date of withdrawal	Amount not utilised for the project

N. K. Mittal & Associates
MUMBAI
F.R. No: 113281W
Chartered Accountants

D. ANY QUALIFICATIONS / OBSERVATIONS OF CA

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2	
3	
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For N K Mittal & Associates
Chartered Accountants
Firm Registration Number: 113281W

N K Mittal
Partner
Membership Number: 046785
UDIN: 23046785BGWLTY7076

Place: MUMBAI
Date: 31.12.2022

Agreed and accepted by
Signature of Promoter

Bhalani & Mehta AOP

Name: Samir N. Bhalani
Date: