K. R. Dholu & Associates
Chartered Accountants
A-402, Kailas Esplanade, Opp. Shreyas Cinema, L.B.S. Marg, Ghatkopar (W),
Mumbai - 400 086. Tel.: + 91 22 2500 4190 E mail : cakrd2012@yahoo.co.in

Form 5

(see Regulation 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANT'S CERTIFICATE

Date: 13th May 2024

To,
D D INFRA
B-515, KANARA BUSINESS CENTRE,
OPP GHATKOPAR ANDHERI LINK ROAD
GHATKOPAR EAST, MUMBAI 400075

SUJECT: Report on statement of Accounts on project fund deposit, utilization and withdrawal by M/s D D Infra for the period from 01.04.2023 to 31.03.2024 with respect to MahaRERA Registration Number P51800052217

1 This certificate is issued in accordance with the provisions of the Real Estate (Regulation and Development) Act,2016 read along with the Maharastra Real Estate (Regulation and Development) (Registration of Real Estate Projects,Registration of Real Estate Agents, Rates of Interest and Disclosures on web- site) Rules,2017.

2 I have obtained all necessary information and explanation from the Promoter, during the course of our audit, which in my opinion are necessary for the purpose of this certificate.

3 I hereby confirm that I have examined the prescribed registers, books and documents, and the relevant records of M/s D D Infra for the period ended 31.03.2024 and hereby certifty that:

M/S. K. R. DHOLU & ASSOCIATES
MUMBAI
Chartered Accountants

A.Deposits:

		For this Fiscal Year	Total for this project till Date
1	Total amount collected from allottees	9,29,10,771	9,29,10,771
2	% of amount to be deposited as per act	70.00%	70.00%
3	Amount to be deposited as per act(1*2)	6,50,37,540	6,50,37,540
4	Total amount deposited in the designated Bank Account	7,35,84,887	7,35,84,887
5	% of amount deposited in Designated Bank Account [(4)/(1)*100]	79.20%	79.20%
6	Excess deposit (3-4)	85,47,347	85,47,347

Amount collected/deposited at Sr. No. 1& 2, shall not include pass throgh 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

If No, Please mention the amount not deposited

B. Withdrawals

		For this Fiscal Year	Total for this project till Date
1	Opening Balance of Designated Bank Account	-	-
2	Total Deposits	7,35,84,887	7,35,84,887
3	Total Amount Withdrawn	7,09,61,859	7,09,61,859
4	Closing Balance	26,23,028	26,23,028

As specified in the Act,all the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under relevent Form 1 , Form 2, and Form 3 issued during the reporting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

If No, Please provide the below details:-

M/S. K R DHOLU & ASSOCIATES MUMBAI Chartered Accountants

S.No.	Date of Withdrawal	Amount of Excess Withdrawals
1		

C. Utilisation

I certify that, the M/s D D Infra has utilized the amounts withdrawn from designated bank account towards project cost only (except given in the following table) as specified under the act.If No,please provide the below details:-

S.No.	Date	Amt. not utilise for Project Cost
1		
2		

D.Any Qualifications/ Observations of CA

1	During the year the total amount is received from allottees is transferred to AU Small Finance Bank-2221253346084480 (100%). Out of such amount the 30% is transferred to AU Small Finance Bank-2221253345848770 (Current)30 and 70% is transferred to AU Small Finance Bank - 2221253346126337 (70%).
2	Money Transferred in AU Small Finance Bank - 2221253346126337 (70%) account is again back transferred to AU Small Finance Bank-2221253345848770 (Current)30. Total amount deposited in AU Small Finance Bank-2221253345848770 (Current)30 is then transferred to ICICI Bank - A/c. No. 002605014847. we have considered AU Small Finance Bank - 2221253346126337 (70%) the purpose of reporting unde table B.
3	We pressume that non-allowable expenses like marketing expenses and also repayment of Capital, Loan given etc. are done out of 30% of total collections.
4	In Point B amount withdrawn from designated account represents the money transfer from Designated Bank account to 30% Bank account.
5	In Table A Total amount collected from Allottees is net off pass though charges.
6	In Table C "Project Cost" we assume it includes payments given to tenants towars rent and corpus etc.

Agreed and Accepted by:

For D D INFRA

Partner

(Signature of Promoter)
Name: Pratik Diwani
Date: 13/05/2024

Yours Faithfully,

Name: CA.Kavita Dholu
Mem No.: 123081
FRNo. : 127249W
Date : 13/05/2024
Place : Mumbai
UDIN: 24123081BKGOHD2746

M/S. K.R DHOLU & ASSOCIATES * Chartered Accountants * MUMBAI