H. P. Jadeja & Associates

Chartered Accountants
Add.: B-31, 3rd Floor, Mini Nagar CHS Ltd., S. N. Dubey Road,
Rawalpada, Dahisar (East), Mumbai - 400068.
Email: cahemantjadeja@gmail.com, Mobile: +91 90826 64362.

Annexure F

FORM 5

(See Regulation 4)

CHARTERED ACCOUNTANT'S CERTIFICATE

Date: 24th September, 2026

To,
M/s Maharashtra Police Coop Housing Federation Ltd.
"Galaxy Heights, Tower-III, Wing L to P"
Bldg. 6, NRU-3 CTS No. 3525 (pt) Survey No. 263 (pt)
Dadasaheb Gaikwad Nagar, Opp. Kala Vidyalaya, Gate No. 8
Malwani, Malad West, Mumbai 400 095.

SUBJECT: Report on Statement of Accounts on project fund deposit, utilization and withdrawal by **M/s Maharashtra Police Coop Housing Federation Ltd.** for the period from **01/04/202025 to 31/03/2026** with respect to MahaRERA Regn Number **P51800052922**.

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 explanations from the Promoter, 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 Maharashtra Police Coop Housing Federation Ltd Project "Galaxy Heights, Tower-III, Wing L to P"** for the period ended on **31st March, 2026** and hereby certify that:

A. Deposits:

		For this Fiscal year	Total for this project till date
1.	The total amount collected from allottees	56,73,54,470	131,87,45,645
2.	% of the amount to be deposited as per the act	70%	70%
3.	Amount to be deposited as per act (1*2)	39,71,48,129	92,31,21,952
4.	Total amount deposited in the Designated Bank Account	39,82,96,650	94,89,46,096
5.	% of Amount deposited in Designated Bank Account [(4)/(1)*100]	70%	72%
6.	Shortfall/Excess deposit (3-4)	-11,48,521	-2,58,24,145

Maharashtra Police Co-op Housing Federation (Ltd) Reg. No. HSH (OH) / BOL / 03 / 98 Dated 16-3-1998 MPCHF Mumbai

H. P. JADEJA & ASSOCIATES MEM. NO. 152374 CHARTERED ACCOUNTANTS

H. P. Jadeja & Associates

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Amount collected/deposited at Sr. No. 1 & 2, shall not include pass-through charges and indirect taxes and In Fiscal year amount not includes flat cancelled during the year.
Has the required proportion of money collected from allottees of the project units, as specified in the act, been 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	64,32,051	Nil
2.	Total Deposits	50,37,56,296	105,44,05,742
3.	Total amount withdrawn	50,33,25,313	104,75,42,708
4.	Closing Balance	68,63,034	68,63,034

As specified in the Act, all the amounts withdrawn during the year from the 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. **Yes**

If No, Please provide the below details:

S. No.	Date of withdrawal	Amount of Excess Withdrawals
1	Not Applicable	

C. Utilization:

We certify that, the **M/s. Maharashtra Police Coop Housing Federation Ltd.** has utilized the amounts withdrawn from the designated bank account towards project cost only, as specified in the act. **Yes**

If No, please provide the below details:

S. No.	Date	Amount not utilised for Project Cost
1	Not Applicable	

D. Any Qualifications / Observations of CA

1.	Table D of Form 3 (Q4-2025-26) shows Sales Receipts to be deposited as 100% in the Designated Bank account, whereas actually it should be 70% since the Balance Cost to be incurred is lesser than the total receivables.
2.	The difference in total deposited amount with respect to the amount to be deposited needs to be reconciled with all the auto-transferred amounts by the IDBI Bank and further to confirm the deposit of Membership Fees of the Federation.

Maharashtra Police Co-op. Housing Federation (Ltd.) Reg. No. HSG/(HO)/BOL/03/98 Dated 16-3-1998 MPCHF Mumbai

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3.	The Developer being a registered Cooperative Housing Federation (Society), had collected some amount as a Membership Deposit / Unsecured Loan, which was collected in a Bank account other than the Designated Bank Account and those membership deposits have been converted into the Sales Receipts by allotting the Flats/Shops to such members.
4.	Difference of Deposit table is due to Opening and Closing unclear balance collection not deposited, Rs. 10,54,59,646/- Amount Received from Secured Loan from Aditya Birla Capital Limited, (all Amount are 70% of Actual Amount)
5	Total Withdrawal of Rs. 50,33,25,313/- for current year and actual withdrawal for Project is Rs. 121,08,17,067/-

H. P. JADEJA & ASSOCIATES MEM. NO. 152374 CHARTERED ACCOUNTANTS

Yours Faithfully,

Jadeja H. P.

Signature of Chartered Accountant
(UDIN: 26152374BQPZZC3294 and Membership Number 152374)
Name: Hemantsinh Jadeja

Agreed and Accepted by:
For MS MAHARASHTRA POLICE CO OPERATIVE HOUSING FEDERATION LTD

Signature of Promoter

Director

Name: Sandeep_Hardikar

Date: 24/09/2026

Maharashtra Police Co-op. Housing Federation (Ltd) Regd. No. MSH (HO) / BOL / 03 / 98 Dated 31.3.1998 MPCHF Mumbai