R. C. BANKAR & CO.
CHARTERED ACCOUNTANTS

Annexure F
Form 5
(See Regulation 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANT'S CERTIFICATE

Date: 28/11/2024

To
M/s Gruh Chhaya Builders and Developers (Project Name: Sparsh-7)
Address: Plot No. 39, KH. No. 10/A-1, Mouza: Hudkeshwar, Janki Nagar, Manewada Ring Road BESA, Nagpur

Subject: Report on Statement of Accounts on project fund deposit, utilization and withdrawal by **M/s Gruh Chhaya Builders and Developers (Project Name: Sparsh-7)** for the period from 01/04/2023 to 31/03/2024 with MahaRera Registration Number P50500049032.

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 Promoter, during the course of our audit, which in our opinion are necessary for the purpose of this certificate.
3. We hereby confirm that I/We have examined the prescribed registers, books and documents, and the relevant records of M/s Gruh Chhaya Builders and Developers (Project Name: Sparsh-7) for the period ended 31/03/2024 and hereby certify that

A. Deposits

Sr. No.	Particulars	For this Fiscal Year	Total for this Project till Date
1	Total amount collected from allottees	87,49,102	87,49,102
2	% of amount to be deposited as per act	70%	70%
3	Amount to be deposited as per act (1*2)	61,24,371	61,24,371
4	Total amount deposited in the Designated Bank Account	36,57,000	36,57,000
5	% of Amount deposited in Designated Bank Account [(4)/(1)* 100]	42%	42%
6	Shortfall/Excess deposit (3-4)	24,67,371	24,67,371

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? **No**

If No, Please mention the amount not deposited. **Rs. 24,67,371/-.**

R. C. BANKAR & CO. NAGPUR CHARTERED ACCOUNTANTS

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+91 8788292875
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102, ORCHID, PLOT NO. 48, ADARSH COLONY, TRIMURTY NAGAR, NAGPUR-440022

B. Withdrawls

Sr. No.	Particulars	For this Fiscal Year	Total for this Project till Date
1.	Opening Balance of Designated Bank Account	-	-
2.	Total Deposits	36,57,000	36,57,000
3.	Total Amount Withdrawn	36,57,000	36,57,000
4.	Closing Balance	-	-

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**

If No, Please provide the below details:

Sr. No.	Date of Withdrawl	Amount of Excess Withdrawl
1.		

C. Utilisation

Sr. No.	Date	Amount not Utilized for Project Cost
1.		

D. Any Qualifications / Obeservations of CA

Sr. No.	Qualification / Observation
1.	As on the date of certificate, the designated bank account is opened and the amount deposits is as per the statement provided. The information and figures are based on the documents and information produced before us as on the date of certificate.

Yours Faithfully,

R. C. BANKAR & CO. NAGPUR CHARTERED ACCOUNTANTS

CA Rohit C Bankar
Proprietor
Mem. No.: 162672
UDIN: 24162672BKDAQF9900
For & On Behalf of
R. C. BANKAR & Co.
Chartered Accountants
FRN: 139943W
Nagpur
Date: 28/11/2024

Agreed & Accepted by

For Gruhchhaya Builders & Devlopers

Partner

Name:

Date: 28/11/2024