



J.K.SONEE & ASSOCIATES
(Chartered Accountants)

Ref No: JKS/23-24/451

Date: 01/08/2023

Annexure F

FORM 5

(See Regulation 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS

CHARTERED ACCOUNTANT'S CERTIFICATE

To,

Vaishnavi Developers

Shop no.1, Vaishnavi Plaza, Chinchpada gaon,

Near Shankar mandir, Kalyan East 421306

SUBJECT: Report on Statement of Accounts on project fund deposit, utilization and withdrawal by M/s. Vaishnavi Developers for the period from April 2022 to March 2023 with respect to VAISHNAVI PRIDE MahaRERA registration number P51700046405

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 Vaishnavi Developers for the period ended March 2023 and hereby

Office Add: - 404/405, Vardhaman CHS Ltd., Manpada Rd., Behind Shivsena Office, Dombivli-East
Thane-421201, Mobile No.9820384501/9372131991/8879433458
Email: cajksassociates.office@gmail.com



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certify that:

A. Deposits :

		For this Fiscal year April 2022 to March 2023 INR	Total for the project till date March 2023 INR
1.	Total amount collected from allotted	3,09,30,206	3,09,30,206
2.	% of amount to be deposited as per act	60%	60%
3.	Amount to be deposited as per act (1*2)	1,85,58,123	1,85,58,123
4.	Total amount deposited in the Designated bank account	2,14,33,022	2,14,33,022
5.	% of Amount deposited in Designated Bank Account $[(4)/(1)*100]$	69.29%	69.29%
6.	Excess deposit (3-4)	28,74,899	28,74,899

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 allotted 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 : Not applicable

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B. Withdrawals

		For this Fiscal year April 2022 to March 2023 INR	Total for the project till date March 2023 INR
1.	Opening balance of the Designated Bank Account	-	-
2.	Total Deposits	2,14,33,022	2,14,33,022
3.	Total Amount withdrawn	2,13,52,023	2,13,52,023
4.	Closing balance	80,999	80,999

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 1, Form 2 and Form 3 issued during the reporting period? YES

If No, please provide the below details: Not applicable

S.No.	Period of withdrawal	Amount of excess withdrawals
1.		

C. Utilization

I/We certify that, M/s. VAISHNAVI DEVELOPERS 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: Not applicable

S.No.	Date	Amount not utilized for Project Cost

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D. Any Qualifications / Observations of CA : Not Applicable

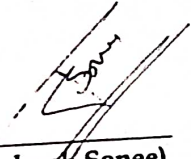
Yours faithfully,

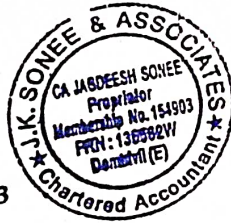
Signature and stamp of Chartered Accountant

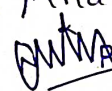
UDIN: 23154903BGXUSH8536

Membership Number: 154903

For M/s. J. K. Sonee & Associates
Chartered Accountants


(Jagdeesh Sonee)
Membership No: 154903



For VAISHNAVI DEVELOPERS
Navin Mhatre
 PARTNER

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