



M/S. B A & COMPANY
(Formerly Agrawal Karwa & Bangad)
Chartered Accountants

CA. Vishnudas Bangad
Partner
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(See Regulation 4)
ANNUAL REPORT ON STATEMENT OF ACCOUNTS

16th May 2022

To,
Vivanta Realty
Sr. No.1333,134
Pimple Saudagar, Pune-411027

SUB: Report on statement of Accounts on project fund utilization & withdrawal by Vivanta Realty for the period from 01/04/2020 to 31/03/2021 with respect to Project "**Vantage Twenty One**" RERA Regn. Number P52100022932

- 1 This certificate is issued in accordance with the provisions of the Real Estate (Regulation & Development) act, 2016 read along with the Maharashtra Real Estate, (Regulation & Development) (Registration of Real Estate Projects, Registration of Real Estate Agents, Rates of Interest & Disclosure on Website) Rules, 2017.
- 2 We have obtained all the necessary information and explanation from the Company, during the course of our audit, which in my/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 Vivanta Realty for the period ended 31/03/2021 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	17,90,42,306	18,08,92,306
2	allottees % of amount to be deposited as per act	70.00%	70.00%
3	Amount to be deposited as per act (1*2)	12,53,29,614	12,66,24,614
4	Total amount deposited in the Designated Bank Account	11,43,86,981	11,67,31,981
5	% of Amount deposited in Designated Bank Account (4)/(1)*100	63.89%	64.53%
6	Shortfall/Excess deposit (3-4)	1,09,42,633	98,92,633

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
If No please mention the amount not deposited - N.A



B. Withdrawals

Sr No	Particulars	For this Fiscal year	Total for this project till date
1	Opening Balance of Designated Bank Account	-	
2	Total Deposits	11,43,86,981	11,67,31,981
3	Total amount withdrawn	10,60,97,495	10,84,42,495
4	Closing Balance	82,89,486	82,89,486

As specified in the Act, All the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1.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 :-

S.No.	Date of withdrawal	Amount of Excess Withdrawals
1	NIL	NIL

C. Utilisation

We certify that the M/S Vivanta Realty has utilized the amounts collected for "Vantage Twntety One" only for that project and the withdrawal from the designated bank account(s) 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	NIL	NIL

Note:

1	During the audit period, some cheque has been credited/deposited in 30% Bank account instead of 100% (designated) Bank account.
2	Amount received from the prospective customer and subsequently cancelled the booking are not considered under "For this Fiscal year" as well as "Total for this project till date".

Agreed and Accepted by
For and on behalf
M/s. Vivanta Realty

For and on behalf of Assessee Firm
M/s. B A & Company
Chartered Accountants



Vibangad

CA V.N. Bangad
Partner
M.No.105104
UDIN:-22105104AJAYJH8810

Suryakant
Suryakant Jadhav
Partner
Dt. 16/05/2022