

Sanjay Rane & Associates

CHARTERED ACCOUNTANTS

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FORM 5 (UT)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS

To,
Puranik Builders Limited
Puraniks One, Kanchan Pushp,
Kavesar, G.B. Road, Thane-400615

SUBJECT: Report on Statement of Accounts on project fund utilization and withdrawal by Puranik Builders Limited for the period from 01.04.2019 to 31.03.2020 with respect to MahaRERA Regn. Number P51700000912.

1. This certificate is issued in accordance with the provisions of the Real Estate (Regulation and Development) Act, 2016
2. We have obtained all the necessary information and explanation from the Company, 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 Puranik Builders Limited for the period ended and hereby certify that :
 - i. M/S. M/s Puranik Builders Limited have completed 17% of the project titled "Puranik City Reserva Phase 1" MahaRERA Regn.No. P51700000912 located at Plot Bearing / CTS / Survey / Final Plot No.: 6 7/1pt 67/1pt 1/127pt,1/115pt, 1/412pt, 55/1Apt 55/1Bpt 54/4pt 54/3pt 53/2pt, 3pt, 4pt, 5, 52/1pt at Thane (M Corp.), Thane, Thane, 400615.
 - ii. Amount collected during the year for this project is Rs. 43,91,14,229/- and, amounts collected till date is Rs. 1,49,08,57,870/-.
 - iii. Amount withdrawn during the year for this project is Rs. 31,22,23,295/- withdrawn till date is Rs. 1,15,75,82,774/-



4. We certify, that the Puranik Builders Limited has utilized the amounts collected for Puranik City Reserva Phase 1 only for that project and the withdrawal from the designated bank account(s) of the said project has been in accordance with the proportion to the percentage of completion of the project.

For Sanjay Rane & Associates
Chartered Accountants
FRN: 121089W


CA. Abhijeet Deshmukh
Partner
Membership No. 129145



Place: Mumbai
Date : 16.09.2021

UDIN: 21129145AAABAW7849

Disclaimer:

1. As per management policy agreement for sale with customers indicates the following area
 - a. Carpet Area as per RERA
 - b. Other area which are attached to the apartments as per approved plan.
The ASR value has been arrived at by taking into consideration entire area as mentioned in agreement for sale. This is because stamp duty valuation done by competent authority also takes into account total area mention into sale agreement.
2. The Estimated cost of the project is provided by the management and we have relied upon the same.
3. Since identification of covered parking to be purchased by individual allottee has not been done as the apartment are unsold, we have calculated ASR value of cover parking on the basis of valuation done by competent authority.
4. Project completion percentage is the percentage of Estimated Cost of Construction as certified by Engineer to the Actual Cost of construction incurred as per the books of accounts as verified and certified by the CA in Form 3 as on 31.03.2020.

For the purpose of RERA Audit we have verified Bank Statement provided by the management of the Company.