



Madrecha & Co.
Chartered Accountants

Ground Floor, Bangalore No. 92, Malavika Phule Naka, Sarvarkar Nagar, Thane(W) - 400066.



022-25803097



ca@madrecha.com



www.madrecha.com/ca

FORM-4 (as required by)
ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANT'S CERTIFICATE

To:
One ABHANT CITY PHASE II - B3 BUILDING

Subject: Report on Statement of Accounts on project fund deposit, utilisation and withdrawal by the ABHANT CITY PHASE II - B3 Building from 01/04/2021 to 31/03/2022 with respect to Maharashtra Regn. Number PS2700023743.

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) C Regulations of Real Estate Projects, Registration of Real Estate Agents, Rules of Interest and Disclosure 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 we have examined the prescribed register, books and documents, and the relevant records of ABHANT CITY PHASE II - B3 BUILDING for the period ended 31/03/2022 and hereby certify that:

Sl. No.	Particulars	Amount Rs.	
		For this Fiscal Year	Total for this project till date
A.	<u>Deposits</u>		
	1. Total amount collected from Allottees	11,88,29,530.00	11,88,29,530.00
	2. % of amount to be deposited as per the Act	70%	70%
	3. Amount to be deposited as per the A/T (1*2)	8,31,80,671.00	8,31,80,671.00
	4. Total amount deposited in the designated bank Account	8,42,57,367.21	8,42,57,367.21
	5. % of amount deposited in the designated bank Account (A/T*100)	75.39	75.39
	6. Excess Deposit (3-4)	-1,13,12,714.29	-1,13,12,714.29



**Madrecha & Co.**

Chartered Accountants

Ground Floor, Bungalow No. 92, Mahatma Phule Naka, Saverkar Nagar, Thane(W) - 400606.



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Sl.No	Particulars	Amount Rs.	
		For this Time/ Fee	Total for this project till date
B	Withdrawals:		
	1 Opening Balance of designated bank account	0.00	0.00
	2 Total Deposits	9,40,57,367.23	32,80,88,013.41
	3 Total Amount withdrawn	9,40,57,367.23	32,80,88,013.41
	4 Closing Balance	0.00	0.00

C. Observation:

I certify that, the Savings Money Order and Payee/endorsement (as) has reflect the amount withdrawn from designated bank account/towards project cost only, as specified in the A/C.

D. Any qualification / observations by CA:

Sl. No.	Qualification / Observation

Team Certificate:

Name & Signature of the Chartered Accountant:

Anshul Kumar Khatriya

[Member/No. No. 004225]



[Stamp: 230442258MYVFN2308]

Full Address: 92 Bungalow Bungalow

Saverkar Nagar, Thane(W) - 400606

Contact No: 022-25802697

E-mail: madrecha@rediffmail.com

Agreed & Accepted by:

Name & Signature of the Promoter:

Ganeshji Shrinagar Shree

PARTNER

Gay
Anshul Khatri
ACCOUNTANT



Date:

22/09/2023

Place:

Thane