



V S C & ASSOCIATES CHARTERED ACCOUNTANTS

FORM-5 [see Regulation 4] ANNUAL REPORT ON STATEMENT OF ACCOUNTS CHARTERED ACCOUNTANTS CERTIFICATE

To,

M/s. Sanghvi Premises Private Limited

101, Sanjana Mansion, Near Nagina Hotel,
Dr B A Road, Byculla - E, Mumbai - 400027

Subject : Report on Statement of Accounts on the project fund deposit, utilization, and withdrawals by the Sanghavi Premises Private Limited for the period from 1st April 2019 to 31st March 2020 pertaining to Sanghavi S3 Ecocity Woods with respect to having MahaRERA Registration Number P51800006575.

Sir,

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 project, Registration of Real Estate Agents, Rates of Interest and Disclosures on Website) Rules, 2017.
2. I have obtained all necessary information and explanation from the Promoter, during the course of our audit, which in my opinion are necessary for the purpose of this certificate.
3. I hereby confirm that I have examined the prescribed register, books and documents, and the relevant records of promoter for the period ended 31st March 2020 and hereby certify that:

A - Deposits

Sr. No.	Particulars	For the Fiscal Year	Total for the project till date
1	Total amount collected from allottees	211,625,849	285,030,675
2	Percentage (%) of amount to be deposited as per the act	70%	70%
3	Amount to be deposited as per act (1*2)	148,138,094	199,521,473
4	Total amount deposited in the Designated Bank Account	211,625,849	285,030,675
5	Percentage (%) of amount deposited in the designated Bank Account $[(4)/(1)*100]$	100%	100%
6	Shortfall/Excess deposit (3-4)	-63,487,755	-85,509,203

Amount collected / deposited at Sr. No. 1 & 2, shall not include pass through charges and indirect taxes.

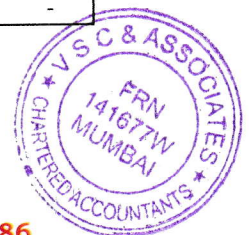
Has the required proportion of money collected from allottees of the project units, as specified in the act, deposited in the Designated RERA Bank Account? (YES /NO)

If No, Please mention the amount not deposited.

-63,487,755

B - Withdrawals

Sr. No.	Particulars	For the Fiscal Year	Total for the project till date
1	Opening Balance of Designated Bank Account	1,418,530	-
2	Total Deposites	211,625,849	285,030,675
3	Total amount withdrawn	213,044,379	285,030,675
4	Closing Balance	-	-



216, Bhaveshwar Complex, Near Station, Vidyavihar (West), Mumbai-400086

Tel. No.: +91-22-25091110; E-Mail Id: vscassociates.ca@gmail.com

As specified in the Act, All the amount withdrawn during the year from RERA Bank Account were within the withdrawals limit as certified under relevant Form 1, Form 2 and Form 3 issued during the reporting period ? (Yes/No)

If No, Please provide the below Details

Sr. No.	Date of withdrawals	Amount of Excess Withdrawals
1		

C. Utilisation

I certify that, the Sanghavi S3 Ecocity Woods has utilized the amounts withdrawn from designated bank account towards project cost only, as per specified in the act.

If No, Please provide the below details:-

Sr. No.	Date	Amount not utilised for the project Cost
1		

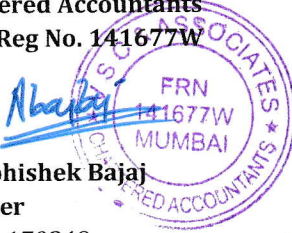
D. Any Qualifications/Observations of CA

1	
2	

This Certificate is being issued for RERA Compliance for Sanghavi Premises Private Limited (Sanghavi S3 Ecocity Woods) and is based on records and documents produced before us and Explanation provided to us by the management of the firm as on 31.03.2020.

Yours Faithfully,

For VSC & Associates
Chartered Accountants
Firm Reg No. 141677W



CA Abhishek Bajaj
Partner

M. No. 170249

UDIN: 23170249BGMTAD7399

Date: 08.05.2023