



HARESH MEHTA & ASSOCIATES

CHARTERED ACCOUNTANTS

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FORM 5

[see Regulation 4]

(ON THE LETTER HEAD OF CHARTERED ACCOUNTANT(WHO IS ANNUAL AUDITOR OF THE PROMOTER'S COMPANY/FIRM)
ANNUAL REPORT ON STATEMENT OF ACCOUNTS
(CHARTERED ACCOUNTANTS CERTIFICATE)

To,
SHANTEE HOUSING
STERLING HEIGHTS A WING,
S.NO. 73 SECTOR III at Vasai Virar
City (M Corp), Vasai, Palghar, 401208

SUBJECT : Report on Statement of Accounts on project fund deposits, utilization and withdrawal by **SHANTEE HOUSING** for the period from **01-04-2022 TO 31-03-2023** with respect to Maha RERA Regn. Number **P99000018790**

- 1 This certificate is issued in accordance with the provisions of the Real Estate (Regulation and Development) Act, 2016 read alongwith 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 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 registers, books and documents, and the relevant records of **SHANTEE HOUSING** for the period ended **31st March 2023** and hereby certify that:

A Deposits:

SR. NO.	PATICULARS	FOR THIS FISCAL YEAR(2022-23)	TOTAL FOR THIS PROJECT TILL DATE 31-03-2023
1	Total amount collected from allottees	4,67,76,902	31,12,49,176
2	% of amount to be deposited	70%	70%
3	Amount to be deposited as per act(1*2)	3,27,43,831	21,78,74,423
4	Total amount deposited in the Designated Bank Account	3,48,84,596	21,62,02,936
5	% of Amount deposited in Designated Bank Account (4)/(1)*100	75%	69%
6	Shortfall/Excess deposit (3-4)	-21,40,765	16,71,487

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 spcified in the act, deposited in the Designated RERA Bank Account? (Yes / No) -YES

If No. Please mention the amount not deposited

	FOR THIS FISCAL YEAR(2022-23)	TOTAL FOR THIS PROJECT TILL DATE 31-03-2023
SHORTFALL	-	16,71,487



B Withdrawals:-

SR. NO.	PATICULARS	FOR THIS FISCAL YEAR(2022-23)	TOTAL FOR THIS PROJECT TILL DATE 31-03-2023
1	Opening Balance of Designated Bank Account	39,83,127.40	-
2	Total Deposits	3,48,84,595.90	21,62,02,936.32
3	Total amount withdrawn	3,88,67,723.30	21,62,02,936.32
4	Closing Balance	-	-

As specified in the Act, All the amounts withdrawn during the year from designated 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/No) - NO

If No, Please provide the below details:-

SR. NO.	Date of withdrawal	Anrout of Excess Withdrawals
1	FOR QUARTER 1	2,09,56,154
2	FOR QUARTER 2	3,32,83,043
3	FOR QUARTER 3	3,26,15,734
4	FOR QUARTER 4	3,23,39,593

Though the Promoter has withdrawn Rs 3,23,39,593/- in excess of amount eligible as per Form 3, as per our working based on books of accounts of FY 2022-23 there is NO excess withdrawal than eligible.

C Utilisation

We certify that, the **SHANTEE HOUSING** has utilized the amounts withdrawn from designated bank account towards project cost only. as specified in the act. **YES**

If No, Please provide the below details:-

SR. NO.	Date	Amount not utilised for Project Cost
NOT APPLICABLE		

D Any Qualifications / Observations of CA :-

SR. NO.	Qualifications / Observations
1	The Figures of Previous years were rearranged, regrouped wherever required.

Date: 31-10-2023

Agreed and Accepted by

Signature of Promoter

Name :-

Date: 31-10-2023

Yours Faithfully,

For Haresh Mehta & Associates
Chartered Accountants
FRN: 111828W

CA Haresh N. Mehta
(Partner)

Membership No. 044643
UDIN: 23044643BGYCZL8420