

P H P & ASSOCIATES

CHARTERED ACCOUNTANTS

Email : caphpatcl2210@gmail.com, (M). 87806 47767F-1002, Aaryan City,
New S G Road, Gota,
Ahmedabad, Gujarat -382481.**Annexure F**
FORM 5[see Regulation 4]
ANNUAL REPORT ON STATEMENT OF ACCOUNTS

To

The M/s Vision Creative InfraOffice No. 03, Shubh Complex,
Above Axis Bank, Plot No. SDC-6,
Sector No. 02, Indrayani Nagar,
Bhosari, Pune 411039

Subject: Report on Statement of Accounts on project fund deposit, utilization and withdrawal by M/s **Vision Creative Infra** for the period from 01/04/2022 to 31/03/2023 with respect to Maha RERA Reg Number **P52100024346** for the Project: **VISION STARWEST PHASE 1**, Survey no. : 126/127/5 at Tathawade, Mulshi, Pune, 411033;

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 Projects, Registration of Real Estate Agents, Rates 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 registers, books and documents, and the relevant records of M/s **Vision Creative Infra** for the period ended 31st March, 2023 and hereby certify that:

A. Deposits:

Sr. No.	Detail	For this Fiscal year	Total for this Projects till date
1	Total amount collected from allottees	6,03,58,614	55,40,99,400
2	% of amount to be deposited as per act	70%	70%
3	Amount to be deposited as per act (1 * 2)	4,22,51,030	38,78,69,580
4	Total amount deposited in the Designated Bank Account	4,22,51,030	38,78,69,580
5	% of Amount deposited in Designated Bank Account [(4)/(1) * 100]	70%	70%
6	Shortfall / Excess deposit (3-4)	-	-

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



P H P & ASSOCIATES

CHARTERED ACCOUNTANTS

Email : caphpatcl2210@gmail.com, (M). 87806 47767F-1002, Aaryan City,
New S G Road, Gota,
Ahmedabad, Gujarat -382481.

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): Yes

If No. Please mention the amount not deposited: _____

B. Withdrawals

Sr. No.	Detail	For this Fiscal year	Total for this project till date
1	Opening Balance of Designated bank Account	30,11,680	-
2	Total Deposits	4,22,51,030	38,78,69,580
3	Total Amount Withdrawn	4,51,23,700	38,77,30,570
4	Closing Balance	1,39,010	1,39,010

As specified in the Act, All the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under relevant Form No.1, Form No.2 and Form No.3 issued during the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

If No, please provide the below details: -

Sr. No.	Date of withdrawal	Amount of Excess Withdrawals
1		0

C. Utilization

We certify that, the **M/s Vision Creative Infra** has utilized the amounts withdrawn from designated bank accounts towards project cost only, as specified in the act.

If No, please provide the below details: -

Sr. No.	Date	Amount not utilized for Project Cost
1		0



P H P & ASSOCIATES

CHARTERED ACCOUNTANTS

Email : caphpatel2210@gmail.com, (M). 87806 47767

F-1002, Aaryan City,
New S G Road, Gota,
Ahmedabad, Gujarat -382481.

D. Any Qualifications / Observations of CA

Sr. No.	Observation
1	
2	
3	

Yours Faithfully,
For P H P & Associates
Chartered Accountants
Firm Reg. No. 141171W



Prashant H Patel
Membership No. 162482

ICAI UDIN No.: 23162482BGVUXG8426

Date: 22/08/2023

Place: Ahmedabad

Agreed and Accepted by:

For M/s M/s Vision Creative Infra

Partner



Date: 22/08/2023