



S R PRAJAPATI & Co.

Chartered Accountants

FORM 5 ANNUAL REPORT ON STATEMENT OF ACCOUNTS CHARTERED ACCOUNTANT'S CERTIFICATE

To,
M/s Gurukrupa Realcon Developers Private Limited
C-106, Vashi Plaza,
Sector-17, Vashi, Navi Mumbai
400 703.

SUBJECT: Report on Statement of Accounts on project fund utilization and withdrawal by M/s. Gurukrupa Realcon Developers Private Limited for the period **01/04/2022 to 31/03/2023** with respect to MahaRERA Regn. No. **P51800025930**.

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 Disclosures on Website) Rules, 2017.
2. We have obtained all the 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. We hereby confirm that We have examined the prescribed registers, books & documents, and the relevant records of M/s Gurukrupa Realcon Developers Private Limited for the period ended **31.03.2023** and hereby certify that:

A. Deposits:

Sr. No	Particulars	For this Fiscal year (Rs.)	Total for this Project till date (Rs.)
1.	Total amount collected from allottees	15,37,00,490	76,73,26,058
2.	% of amount to be deposited as per act	100%	100%
3.	Amount to be deposited as per act (1*2)	15,37,00,490	76,73,26,058
4.	Total amount deposited in the Designated Bank Account.	15,37,00,490	76,73,26,058
5.	% of amount deposited in the Designated Bank Account. [(4)/(1)*100]	100%	100%
6.	Shortfall / Excess deposit (3-4)	NIL	NIL

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



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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)**:

(Promoter had not opened separate RERA Bank accounts as prescribed by RERA guidelines. Promoter had deposited all the customer advances in regular Bank accounts.)

If No, Please mention the amount not deposited.

B. Withdrawals:

Sr. No	Particulars	For this Fiscal year	Total for this Project till date
1.	Opening Balance of Designated Bank Account	N.A	N.A
2.	Total Deposits	15,37,00,490	76,73,26,058
3.	Total amount withdrawn	15,37,00,490	76,48,91,312
4.	Closing Balance	N.A	N.A

As specified in the Act, All the amounts withdrawn during the year from RERA 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)**

If No, Please provide the below details: -

Sr. No	Date of Withdrawal	Amount of Excess Withdrawals
1.	N.A	N.A

C. Utilization:

We certify that, the M/s. Gurukrupa Realcon Developers Private Limited has utilized the amounts withdrawn from designated bank account towards project cost only, as specified in the act

If No, Please provide the below details:-

Sr. No	Date	Amount not utilised for Project Cost
1.	N.A	N.A



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D. Any Qualifications/Observations of CA:

It has been observed that, promoter had not opened separate RERA Bank accounts as prescribed by RERA guidelines. Promoter had deposited all the customer advances in regular Bank accounts.

Sr. No	Particulars
1.	N.A
2.	N.A

For S R PRAJAPATI & CO For M/s. Gurukrupa Realcon Developers Private Limited
Chartered Accountants

Satyaprakash Ramsamuj Prajapati
Mem No: 188825

Director

Place: Navi Mumbai
Date: 08/12/2023

UDIN: **24188825BKDGSY3738**