



Krishna R. Moondra & Associates LLP

Chartered Accountants

FORM - 5
(See Regulation 4)
ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANT CERTIFICATE

To,
The Partner,
M/s. Omkara Enterprises,
A-909, 9th Floor, Mahaveer Icon,
Plot No. 89-90, Sector - 15,
CBD Belapur,
Navi Mumbai - 400 614.

Sub: **Report on the Statement of Accounts on Project fund deposit, utilisation and withdrawal by M/s. Omkara Enterprises for the period from 1st April, 2022 to 31st March, 2023 with respect to project Omkara Pride Phase-1 having MahaRERA Regn. No. P52000047562.**

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 **M/s. Omkara Enterprises**, 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 the **M/s. Omkara Enterprises** for the period ended on 31st March, 2023 and hereby certify that :-

Deposits

Sr. No.	Particulars	For this Fiscal year	Total for this project till date
1.	Total amount collected from allottees	44,84,745	44,84,745



MUMBAI OFFICE

1206, Eco Star, Vishveshwara Nagar, Off Aarey Road, Behind Hotel Udipi Vihar, Goregaon (East), Mumbai - 400 063. Tel.: 022 2927 7297/98.

PANVEL OFFICE

Shop No 21, Neel Empress, Plot No. 92/93, Sector No. 1 (S), Below HDFC Bank, New Panvel - 410 206. Tel.: +91 22 2745 2603

2.	% of amount to be deposited as per act	70%	70%
3.	Amount to be deposited as per act (1 *2)	31,39,322	31,39,322
4.	Total amount deposited in the Designated Bank Account	44,84,745	44,84,745
5.	% of Amount deposited in Designated Bank Account [(4)/(1)*100]	100%	100%
6.	Shortfall /(Excess) deposit (3-4)	(13,45,424)	(13,45,424)

Amount collected/deposited at Sr. No. 1 & 4, 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

B. **Withdrawals**

Sr. No.	Particulars	For this Fiscal year	Total for this project till date
1.	Opening Balance of Designated Bank Account	---	---
2.	Total Deposits	44,84,745	44,84,745
3.	Total Amount Withdrawn	1,89,199	1,89,199
4.	Closing Balance	42,95,546	42,95,546

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:-

	Date of withdrawal	Amount of Excess Withdrawals
1.		
2.		



C. **Utilisation**

We certify that, the **M/s. Omkara Enterprises** 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 the Project
1.		
2.		

D. **Any Qualifications / Observations of CA :-**

Sr. No.	Qualifications / Observations
1.	The firm is having a common account for 30% for both its Real Estate Project i.e. Omkara Pride and Omkara Mayureshwar.
2.	The Firm has utilised the amount for meeting its project expenses.

Yours' faithfully,
for **Krishna R. Moondra & Associates LLP**
Chartered Accountants



CA Rajesh Kumar Moondra

Partner

M.No. 045008/ FRN No. 114488/ W100748.

UDIN No. : 23045008BGWVYY4874

Place : Nerul, Navi Mumbai.

Dated: 14th December, 2023.

Agreed and Accepted by
for **M/s. Omkara Enterprises**
OMKARA ENTERPRISES



Partners

Kiran H. Bagad

Partner.

Place : Belapur, Navi Mumbai

Dated: 14th December, 2023.