

**K M Deo and Co****Chartered Accountants**

Flat no 3C, Shree Chintamani Appt.

Hingne Kh Sinhgad Rd, Pune - 411051

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Annexure F**FORM-5**

[see Regulation 4]

**ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANT'S CERTIFICATE****DATE: 22-01-24****To,****M/s Siddharth Properties****501 Eden Hall Model Colony****Shivajinagar, Pune - 411016****Site: S no 272 Hissa no 3 and 273 Part at Hinjavadi (CT), Mulshi, Pune, 411057**

Subject : Report on Statement of Accounts on project fund deposit, utilization and withdrawal by (Promoter) for the period from **01.04.2022 to 31.03.2023** with respect to Maha RERA Regn Number **P52100016105** for Project **Saarrthi Savvy Homes II** located at **S no 272 Hissa no 3 and 273 Part at Hinjavadi (CT), Mulshi, Pune, 411057**

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. I/We have obtained all necessary information and explanation from the Promoter, during the course of our audit, which in my/our opinion are necessary for the purpose of this certificate.

3. I/We hereby confirm that I/We have examined the prescribed registers, books and documents, and the relevant records of (Promoter) for the period ended on **31.03.2023** and here by certify that:

A- Deposits :

		For this Fiscal Year	Total for this project till date
1	Total amount collected from allottees	7,29,72,054.50	59,18,05,589.00
2	% of amount to be deposited as per act	70%	70%
3	Amount to be deposited as per act (1 *2)	5,10,80,438.15	41,42,63,912.30
4	Total amount deposited in the Designated Bank Account	4,35,94,147.10	41,66,01,310
5	% of Amount deposited in Designated Bank Account [(4)/(1)*100]	59.74	70.39
6	Shortfall/ Excess deposit (3-4)	74,86,291.05	(23,37,397.70)
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)			No
If No. Please mention the amount not deposited			74,86,291



B.Withdrawals

		for this Fiscal Year	Total for this project till date
1	Opening Balance of Designated Bank Account	-	-
2	Total Deposits	4,35,94,147.10	41,66,01,310.00
3	Total Amount withdrawn	4,35,94,147.10	41,66,01,310.00
4	Closing Balance	-	-

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)

YES

If No, Please provide the below details:-

S.No.	Date of Withdrawal	Amount of Excess Withdrawals
1		

C.Utilization

I/We certify that, the **Siddharth Properties - Project Saarrthi Savvy Homes II** 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:-

S.No.	Date	Amount not utilised for Project Cost
1		

D. Any Qualifications / Observations of CA

1	As per the information and explanation given by the promoter, passthrough charges and capital account contribution were deposited in the designated account as unit was allotted against services provided by a vendor and some of the amounts were erroneously deposited in other collection account.
2	This certificate is issued on the basis of accounts produced for verification and information or explanations given to us from time to time
3	Reliance is placed on the audited statement of accounts provided by the promoter.
4	The passthrough charges such as GST, Stamp duty etc are not considered in the amounts reported above as those are not against cost of units sold to allottees.

Your Faithfully,

For K M Deo & Co
Chartered Accountants
FRN 131643W

CA Kaustubh M Deo
Proprietor
M.No.124881

Place: Pune

Date: 22/01/2024

UDIN 24124881BKAOHW5947



Agreed and Accepted by :

Signature of Promoter

Name :

Date : 23-01-2024

