



Ref: 0105

O. No: 384
DATE: 20.3.24

FORM 5

(See Regulation 4)

**ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTS CERTIFICATE**

To,
M/s Kalyan Development Corporation
A/5 , Ground Floor, Mangeshi Sahara,
Chikanghar,
Kalyan

Subject: Report on Statement of Accounts on project fund deposit, utilization and withdrawal by M/s Kalyan Development Corporation for the period from 01/04/2022 to 31/03/2023 with respect to Project Mangeshi Dazzle – II registered under the MahaRERA Regn Number P51700024511.

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 is 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 M/s Kalyan Development Corporation for the period ended 31/03/2023 and hereby certify that:

A. DEPOSITS:

Sr. No.	Particulars	For this Fiscal year	Total for this project till date
1.	Total amount collected from allottees	0	0
2.	% of amount to be deposited as per act	70%	70%
3.	Amount to be deposited as per act (1*2)	0	0
4.	Total amount deposited in the Designated Bank Account	0	0
5.	% of Amount deposited in Designated Bank Account [(4)/(1)*100]	100%	100%
6.	Shortfall/Excess deposit (3-4)	0%	0%

Amount collected/deposited at Sr. No. 1 & 2. shall not include passthrough 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

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	0	0
2.	Total Deposits	0	0
3.	Total Amount withdrawn	0	0
4.	Closing Balance	0	0

As specified in the Act, All the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting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

If No, Please provide the below details: -

Sr. No.	Date of withdrawal	Amount of Excess Withdrawals

C. Utilization

I/We certify that, M/s Kalyan Development Corporation 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 utilized for Project Cost

D. Any Qualification/Observations of CA

1.	
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Yours Faithfully



For & on behalf of
Sanghavi & Kapadia
Chartered Accountants


Kiran P. Kapadia
(Partner)
Mem. No. 33213
F. R. No. 109100W

Place: Mumbai

Date: 19th March, 2024

UDIN: 24033213BKARKH798

Agreed and Accepted by:



(Promoter)

Name: Mr Mangesh D Gaikar

Date: 19th March, 2024