



VIPIN KHOBRADE & CO
Chartered Accountants

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FORM 5

(See Regulation 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANT'S CERTIFICATE

Date: 04/12/2023

To
V R BUILDCON
Mumurdi, Pune 412101

SUBJECT: Report on Statement of Accounts on project fund deposit, utilization and withdrawal by **V R BUILDCON** for the period from **01/04/2022 to 31/03/2023** with respect to MahaRERA Regn. Number **P52100048290** Project name **SHREE HEIGHTS**.

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 the 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 V R BUILDCON for the period ended 31/03/2023 and hereby certify that:

A. Deposits:

		For this Fiscal year	Total for this project till date
1	Total amount collected from allottees	8,13,027	8,13,027
2	% of amount to be deposited as per act	70%	70%



3	Amount to be deposited as per act (1*2)	5,69,119	5,69,119
4	Total amount deposited in the Designated Bank Account	8,13,027	8,13,027
5	% of Amount deposited in Designated Bank Account [(4)/(1)*100]	100%	100%
6	Shortfall/(-)Excess deposit (3-4)	(2,43,908)	(2,43,908)

Amount collected/deposited at Sr. No. 1 & 2, includes 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) -----

YES

If No, Please mention the amount not deposited.

B. Withdrawals

		For this Fiscal year	Total for this project till date
1.	Opening Balance of Designated Bank Account	-	-
2.	Total Deposits	8,13,027	8,13,027
3.	Total amount withdrawn	8,13,027	8,13,027
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As specified in the Act, All the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2, and Form 3 issued during the reporting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. Utilisation

I/ We certify that, the V R BUILDCON 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	NA	NA

D. Any Qualification/Observations of CA

1.	
2.	

Yours Faithfully,



For, Vipin Khobragade & Co
Chartered Accountants

CA Vipin Pramod Khobragade
Proprietor

UDIN: 23182311BGWASH3259

Agreed and Accepted by

V. R. Buildcon

Partner

V R BUILDCON

Authorised Signatory

Note: Form5 is prepared on the basis of information and explanation produced to me and on the request of client.