



# PARVEEN LOKWANI & CO.

## CHARTERED ACCOUNTANTS

To,  
Aventus Infrastructure LLP

**SUBJECT :** Report on Statement of Accounts on' project fund deposited, utilization and withdrawal Aventus Westbrook for the period from 1st Apr'22 to 31st Mar'23 with respect to MahaRERA Regn. Number P51800048625

1. This certificate is issued in accordance with the provisions of the Real Estate (Regulation and Development) Act, 2016 read alongwith 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 Company, 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 Aventus Westbrook for the period ended 31<sup>st</sup> Mar'2023 and hereby certify that:

**A. Deposits**

| Sr. No |                                                  | For This Fiscal Year | Total for the project till 30.09.2023 |
|--------|--------------------------------------------------|----------------------|---------------------------------------|
| 1      | Total Amount collected from the allottees        | 2,57,96,500.00       | 3,64,76,072                           |
| 2      | % of amount to be deposited as per the Act       | 70%                  | 70%                                   |
| 3      | Amount to be deposited as per the Act            | 1,80,57,550          | 2,55,33,250                           |
| 4      | Total Amount deposited in the Designated Account | 1,80,57,550          | 2,55,33,250                           |
| 5      | % Amount deposited in the designated account     | 70%                  | 70%                                   |
| 6      | Shortfall/Excess Deposit                         | 0                    | 0                                     |

The required proportion of money collected from allottees of the project units, as specified in the Act, deposited in designated RERA account.



B. Withdrawals

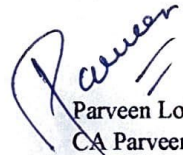
| Sr. No |                                            | For This Fiscal Year | Total for the project till date |
|--------|--------------------------------------------|----------------------|---------------------------------|
| 1      | Opening Balance of Designated bank account | 0.00                 | 0                               |
| 2      | Total Deposits                             | 1,80,57,550.00       | 2,55,33,250.40                  |
| 3      | Total amounts withdrawn                    | 1,36,54,361.00       | 2,54,82,261.81                  |
| 4      | Closing Balance                            | 44,03,189.00         | 50,988.59                       |

All amounts withdrawn during the year from RERA bank account were within the withdrawal limit as certified under the relevant form Form 1, 2 and 3 issued during the relevant period.

C. Utilization

We certify that Aventus Infrastructure LLP has utilized the amount withdrawn from the designated bank account towards project cost only.

Yours Faithfully



Parveen Lokwani & Co.  
CA Parveen Lokwani  
Membership No: 167785  
UDIN: 24167785BKEBYV7025



Agreed and Accepted by:

Name: Vinod Mehta  
Date: 20.03.2024