

P. C. RATHI & CO.
CHARTERED ACCOUNTANTS

Cavel Cross Lane No. 4.
Ranchhod Bhavan, 4th floor,
Kalbadevi Road, Mumbai - 400002
Mob 9869412966.

FORM 5
ANNUAL REPORT ON STATEMENT OF ACCOUNTS
CHARTERED ACCOUNTANT'S CERTIFICATE

Date: 08/05/2024

To
M/s. Elegant Builders & Developers,
G-1 Hiralaya, 19th Ashoka Nagar,
10th Road, JVPD,
Vile Parle (W), Mumbai 400049

Subject: Report on Statement of Accounts on project fund deposit. utilization and withdrawal by M/s.
Elegant Builders & Developers for the Financial Year 01.04.2023 to 31.03.2024 with respect to MahaRERA
Regn Number P51800049271

- 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 M/s. **Elegant Builders & Developers** for the Financial Year ended 31.03.2024 and hereby certify that:

A Deposits

		For this Fiscal year	Total for this project till date
1	Total amount collected from allottees	20,00,000	20,00,000
2	% of amount to be deposited as per act	70%	70%
3	Amount to be deposited as per act (1 * 2)	14,00,000	14,00,000
4	Total amount deposited in the Designated Bank Account	14,00,000	14,00,000
5	% of Amount deposited in Designated Bank Account [(4)/(1)*100]	70	70
6	Shortfall/Excess deposit (3-4)	-	-

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

If No. Please mention the amount not deposited



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B Withdrawals

		For this Fiscal year	Total for this project till date
1	Opening Balance of Designated Bank Account	-	-
2	Total Deposits	14,00,000	14,00,000
3	Total amount withdrawn	-	-
4	Closing Balance	14,00,000	14,00,000

As specified in the Act, All the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting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
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If No, Please provide the below details:-

Sr. No.	Date of withdrawal	Amount of Excess withdrawals	
1			

C Utilisation

I/We certify that, the M/s. Elegant Builders & Developers has utilised 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 Project Cost	
1			

D Any Qualifications / Observations of CA

1	
2	
3	
4	

Place : MUMBAI

Date : 08/05/2024



Yours Faithfully,
For P. C. RATHI & CO
Chartered Accountant
Firm Reg. No.111799W

(Prakash Rathi)
Proprietor
Membership NO.045104
UDIN: 24045104BKGLN2045

Agreed and Accepted by:

Signature of Promoter
Name: ANAND G PARAB
Date: 08/05/2024

