



NPSR & ASSOCIATES | CHARTERED ACCOUNTANTS

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Annexure - F

FORM 5

(See Regulation 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS CHARTERED ACCOUNTANT CERTIFICATE

To,
The
Mangaldeep Associates & Developers
Sr.No. 61/1 (P),
Rahatani, Pune - 411017.

DATE: 18.05.2022

Subject: Report on Statement of Accounts on project fund utilization and withdrawal by
Mangaldeep Associates for the period from 01.04.2020 to 31.03.2021
with respect to - Vaishnav Classic
MahaRERA Registration Number P52100019954

- 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.
- We have obtained all necessary information and explanation from the promoter Company, during the course of our audit, which in our opinion is necessary for the purpose of this certificate.
- We hereby confirm that we have examined the prescribed registers, books and records of Mangaldeep Associates & Developers for the period ended 10th of November 2021 and hereby certify that:-

A. Deposits:

S.No.	Particulars	For The Financial Year 2021-22	For this project till 10 Nov. 2021
1	Total amount collected from Allotees	25844775	78879671
2	% of amount to be deposited to be act	70%	70%
3	Amount to be deposited as per the Act (1*2)	18091343	55215770
4	Total amount deposited in the designated Bank account	18091343	55215770
5	% Amount deposited in Bank account (4)/(1)*100	70%	70%
6	Excess deposit (4-3)	0.00	0.00



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

B. Withdrawals

		For this Fiscal year 2021-22	Total for this project till date
1	Opening balance of designated Bank account	0.00	0.00
2	Total deposits	18091343	55215770
3	Total amount withdrawn	18091343	55215770
4	Closing Balance	0.00	0.00

As specified in the Act, All the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting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

C. Utilisation

We certify that, Mangaldeep Associates & Developers 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 utilised for project cost
1	NA	NA

D. Any Qualifications / Observations of CA

1	NA	
2		

Agreed and Accepted by:
on behalf of Promoter

For NPSR & ASSOCIATES
CHARTERED ACCOUNTANT

Signature

Name: Chandan Khemchand Nathani

Date: 18.05.2022



V. N. LAHOTI

Partner

M. No. 170951

Firm Regn. No. 105511W

UDIN 22170951AJFABL3200