



N. K. RUPAREL & COMPANY

CHARTERED ACCOUNTANTS

S-45, 2nd Floor, Sej Plaza, Marve Road, Malad (West), Mumbai – 4000 064.

E-mail ID: nishant@nkruparel.com

FORM 5 [see Regulation 4]

ANNUAL REPORT ON STATEMENT OF ACCOUNTS

CHARTERED ACCOUNTANT'S CERTIFICATE

Date: 21/04/2023

To,

SBM Properties

Office no.1, Matai Chambers,

63, Erandwana, Nr. Mhatre Bridge,

Pune – 411004.

SUBJECT: Report on Statement of Accounts on project fund utilization and withdrawal by **SBM Properties** from **1st April 2019 to 31st March 2020** with respect to **MahaRERA Regn. Number :- P52100018712**

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. We have obtained all necessary information and explanation from the firm, during the course of our audit, which in our opinion are necessary for the purpose of this certificate.

3. We hereby confirm that we have examined the prescribed registers, books and documents, and the relevant records of **SBM Properties** for the year ended **31st March 2020** 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	97,46,835/-	97,46,835/-
2	% of amount to be deposited as per Act	70%	70%/-
3	Amount to be deposited as per Act (1*2)	68,22,784/-	68,22,784/-
4	Total amount deposited in the designated Bank Account	68,22,784/-	68,22,784/-
5	% of Amount deposited in Designated Bank Account $[(4)/(1)*100]$	70%	70%
6	Shortfall/(Excess) Deposit (3-4)	Nil	Nil

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?

Ans: **Yes**

B) Withdrawals:

Sr. No.	Particulars	For this Fiscal Year	Total for this project till date
1	Opening Balance of Designated Bank Account	Nil	Nil
2	Total Deposits	68,22,784/-	68,22,784/-
3	Total amount withdrawn	47,76,072/-	47,76,072/-
4	Closing Balance	20,46,712/-	20,46,712/-

As specified in the Act, All the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting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

Ans: **Yes.**

C) Utilisation:

We certify that Partners has utilized the amounts withdrawn from designated bank account towards project cost only, as specified in the act.

D) Any Qualification /Observation:

No additional Qualification/observations

Yours Faithfully,

For N.K RUPAREL & COMPANY

Chartered Accountants

Firm Reg. No. 133226W

NISHANT Digitally signed by

KIRITKUMA NISHANT

RUPAREL KIRITKUMAR

Date: 2023.04.21

17:49:29 +05'30'
(NISHANT K RUPAREL)

Proprietor

Membership No.: 142728

Place: Mumbai

UDIN: 23142728BGQDVI6130

Agreed and Accepted by:

For SBM PROPERTIES



Mr. Dilip Matai

Partner

Date: 21/04/2023

