



Ajay Shobha & Co.
Chartered Accountants

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FORM 5

ANNUAL REPORT ON STATEMENT OF ACCOUNTS

Subject: Report on Statement of Accounts on project fund utilization and Withdrawal by M/S. ROMELL PROPERTIES PVT LTD for the Period from 01/04/2020 to 31/03/2021 with respect to MahaRERA Registration No. P51800023520.

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 of Interest and Disclosure on Website) Rules, 2017.
2. 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. We hereby confirm that We have examined the prescribed register, books and documents, and the relevant records of M/s. ROMELL PROPERTIES PVT LTD for the period ended 31st March 2021 and hereby certify that:
 - i. **M/S. ROMELL PROPERTIES PVT LTD** has completed 7.97% of the project titled "**ROMELL Myra**" situated on the Plot bearing 382/A village Mogra demarcated by its boundaries by 18.30 m wide D.P. road to the North, CTS 383 to the South, CTS 368-185/281/282/283/284 to the East, 18.30 m wide D.P. road to the West, at Village Mogra, Andheri East, Mumbai - 400069 admeasuring 4215.30 Sq. Mtrs. being developed by M/s. Romell Properties Pvt. Ltd
 - ii. Amount collected during the period from 01ST April 2020 to 31st March, 2021 for this project is **Rs. NIL** and amounts collected till date is **Rs. NIL**
 - iii. Amount withdrawn during the period from 01ST April 2020 to 31st March, 2021 for this project is **Rs. NIL** and amount withdrawn till date is **Rs. NIL**
4. We Certify that the **M/S. ROMELL PROPERTIES PVT LTD** has utilized the amounts collected for project only for that project and the withdrawal from the designated bank account(s) of the said project has been in accordance with the proportion to the percentage of completion of the project.

Note: The Project Myra was not launched as on 31/03/2021

For Ajay Shobha and Co.

FRN: 317031E

Chartered Accountants



Ajay Gupta

(Partner)

M No: 053071

UDIN: 23053071BGVWAJ4524

Place: Mumbai

Date: 14/03/2023