



Form - 5

(See Regulation 4)

### ANNUAL REPORT ON STATEMENT OF ACCOUNTS

(FY. 01.03.2023 to 31.03.2024)

To,  
M/s. Chaitanya Enterprises  
Radhakunj Bunglow, Maryland Complex,  
I.C. Colony, Borivali (W), Mumbai.

Subject: Report on Statement of Accounts on project fund utilization and withdrawal by  
**M/s. Chaitanya Enterprises** for the period from **01/04/2023 to 31/03/2024**  
with respect to MahaRERA Regn. Number **P51800031843**.

- 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.
- 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 to the purpose of this certificate.
- I/We hereby confirm that I/We have examined the prescribed registers, books and documents, and the relevant records of **M/s. Chaitanya Enterprises** for the period 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	12,27,02,569/-	27,37,13,294/-
2	% of amount to be deposited as per act.	70%	70%
3	Amount to be deposited as per act (1*2)	8,58,91,798/-	19,15,99,306/-
4	Total amount deposited in the designated Bank Account	12,27,02,569/-	27,37,13,294/-
5	% of amount deposited in Designated Bank Account [(4)/(1)*100]	100	100
6	Shortfall / Excess deposit (3 - 4)	(3,68,10,771/-)	(8,21,13,988/-)

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/No)

Office: B-113, Shivalik Plaza, Nr. Kapodra-Utran Tapi Bridge, Utran, Surat-394105  
Mob.: +91 7573 011183, eMail : caghanshyamrupavatiya@gmail.com



If No. Please mention the amount not deposited.

## B. Withdrawals

		For this fiscal year	Total for this project till date.
1	Opening balance of designated bank account.	14,39,074.20	--
2	Total Deposits	20,00,21,831.38	48,88,65,365.28
3	Total amount withdrawn	20,23,36,550.76	48,97,41,010.46
4	Closing Balance.	(8,75,645.18)	(8,75,645.18)

As specified in the Act, All the amounts withdrawn during the year from Rera Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting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 / No) YES

If no, please provide the below details:

Sr. No.	Date of withdrawal	Amount of excess withdrawal

## C. Utilisation

I/We certify that, the M/s. Chaitanya Enterprises has utilized the amounts withdrawn from designated bank account towards project cost only. as specified in the act. YES

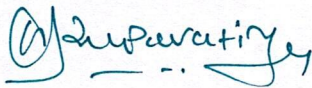
If no, please provide the below details:

Sr. No.	Date	Amount not utilised for Project cost.
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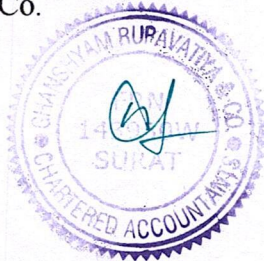
## D. Any Qualifications / Observations of CA.

1.	--
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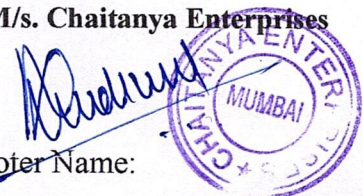
Yours Faithfully,  
For Ghanshyam Rupavatiya & Co.  
Chartered Accountant



CA Ghanshyam C. Rupavatiya  
(Proprietor)  
Mem No. 174420 FRN No. 143950W  
UDIN: 24174420BKENW07044



Agree & Accepted by:  
For, M/s. Chaitanya Enterprises



Promoter Name:  
Date: