

Annexure F Form 5

(See Regulations 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS CHARTERED ACCOUNTANTS CERTIFICATE

To,
The Rajesh Malshi Dedhia
Sia Developers
23/188 Motilal Nagar No.1
Goregaon West
Mumbai -400104

Subject : Report on Statement of Accounts on project fund deposit ,utilization and withdrawal by Rajesh Dedhia (Promoter) for the period from 01/04/2022 to 31/03/2023 with respect to MahaRERA Regn Number **P51800032213**

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 (Promoter) for the period ended 31st March, 2023 and hereby certify that:

A. Deposits

		For This Fiscal Year	Total for the project till date
1.	Total amount collected from allottees	126,167,772	129,467,772
2.	% of amount to be deposited as per act	70%	70%
3.	Amount to be deposited as per the act (1*2)	88,317,440	90,627,440
4.	Total amount deposited in Designated Bank Account	83,342,841	85,652,841
5.	% of Amount Deposited in Designated Bank Account	66.06	66.16
6.	Excess Deposit	-4,974,600	-4,974,600

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? : - No Rs.49,74,600/- 70% of Rs.71,06,571/- Cheque Received from Buyer Dated 31.03.2022 but clearing and Transfer to Rera Account in bank 01.04.2022

If No. Please mention the amount not deposited



B. Withdrawals

		For This Fiscal Year	Total for the project till date
1.	Opening Bal of Designated Bank Account	-	-
2.	Total Deposits	83,342,841	85,652,841
3.	Total amount withdrawn	83,318,771	85,628,771
4.	Closing Balance	24,069	24,069

As specified in the Act, All the amounts withdrawn during the year from RERA Bank Account were within the withdrawal limit as certified under the relevant Form 1, Form 2 and Form 3 issued during the reporting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

S.No.	Date of withdrawal	Amount of Excess Withdrawals
1		

C. Utilisation

I/We certify that, the **Mr. Rajesh Malshi Dedhia** 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:-

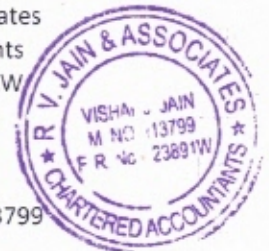
S.No.	Date	Amount not utilised for Project Cost
1		

C. Any Qualification / Observation of CA

1	Some payments made by the promoter from RERA A/c for repaying the unsecured loan taken by the promoter from various parties towards the construction of project.
2	
3	
4	

Yours Faithfully,
UDIN - 23113799BGWEHW9062
For R V Jain & Associates
Chartered Accountants
Firm Reg No. 123891W

Vishal J. Jain
Membership No. 113799
Place : Mumbai
Date : 22.11.2023



Agreed and Accepted by: Sia Developer

Name: Rajesh M Dedhia (Proprietor)

Date: 22.11.2023

