

PRASHANT WAKHARIYA & CO.**CHARTERED ACCOUNTANTS**

B/1, SADICHHA APT., GR. FLOOR, ROKADIA LANE, BORIVALI-WEST, MUMBAI-400092
TEL NO: 2892 2369 Mobile no. 93246 – 57162 E-MAIL ADDRESS: pwco@hotmail.com

UDIN :23048877BGWPEE9321

FORM 5

(See Regulation 4)

ANNUAL REPORT ON STATEMENT OF ACCOUNTS**CHARTERED ACCOUNTANTS CERTIFICATE**

To,

Palkhi Realty LLP,

Residential complex for Construction, situated on the Plot bearing C.T.S. Nos.13/8
of kanheri village Borivali east, taluka Borivali
Mumbai-400101.

Date: 10/06/2023

SUBJECT :- Report on Statement of Accounts on project fund deposit, utilization and withdrawal by **M/s Palkhi Realty LLP** for the period from **01-04-2022 to 31-03-2023** with respect to the project **Palkhi Sara** having MahaRERA Registaration Number **P51800030764**.

- 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) Rule, 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 if this certificate.
- 3 I / We hereby confirm that I/We have examined the prescribed registers, books and documents, and the relevant records of **M/s Palkhi Realty LLP** for the period ended **31/03/2023** and hereby certify that:

A-Deposits:

Sr No	Particulars	For this Fiscal Year	Total for this project till date (upto 31/03/2023)
1	Total amount collected from allottees	25,76,30,081	30,06,55,084
2	% of amount to be deposited as per act	70%	70%
3	Amount to be deposited as per act (1*2)	18,03,41,057	21,04,58,559
4	Total amount deposited in the Designated Bank Account	18,25,07,392	21,26,24,894
5	% of Amount deposit in Designated Bank Account [(4)/(1)*100]	70.84%	70.72%
6	Shortfall / Excess deposit (3-4)	-21,66,335	-21,66,335

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) -**Yes**

If No, Please mention the amount not deposited- **NOT APPLICABLE**



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B: Withdrawals

Sr No	Particulars	For this Fiscal Year	Total for this project till date (upto 31/03/2023)
1	Opening Balance of Designated Bank Account	68,802	
2	Total Deposits	18,25,07,392	21,26,24,894
3	Total amount withdrawn	18,02,89,001	21,03,37,700
4	Closing balance	22,87,193	22,87,194

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 Withdrawals

C: Utilisation

I/We certify that M/s Palkhi Realty LLP has utilized the amounts withdrawn from designated bank account towards projects cost only, as specified in the act.-**Yes**

If No, please provide the below details:-

Srno	Date	Amount not utilized for Project Cost



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D:Any Qualifications / Observations of CA

Sr No	Particulars
	NIL

Prashant Wakhariya (Prop)
FRN NO :- 114945W
UDIN: 23048877BGWPEE9321
Membership No 048877
Name:- Prashant Wakhariya & Co
Date: 10/06/2023

Agreed and accepted by

Kevin Jain

Signature of Promoter

Name: Kevin Jain

Date: 10.06.2023

