



PROFORMA-III

AUDIT CERTIFICATE ON STATEMENT OF ACCOUNTS

F.Y 2023-24

[See 3<sup>rd</sup> proviso of sub-section(2)(I)(D) of section 4 of R.E (R&D) Act,2016]

To,

**Urban Living Developers LLP**

Plot No E/12, SRB Tower, 7<sup>th</sup> Floor,  
Infocity, Patia, Bhubaneswar -24

Subject: Audit certificate on statement of accounts on project fund utilization and withdrawal by Urban Living Developers LLP for the period from) 01/10/2023 to 31/12/2023 with respect to the project Urban Sereno R.C. No. RP/19/2023/01078

1.This certificate is issued in accordance with the provisions as contained under 3<sup>rd</sup> proviso of sub-section(2)(I)(D) of section 4 of the Real Estate (Regulation & Development) Act,2016 read along with the rules and regulations made thereunder.

2. We have obtained all necessary information and explanation from Urban Living Developers LLP 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 Urban Living Developers LLP for the year ended 2023 and hereby certify that:

- i. Urban Living Developers LLP has the project Urban Sereno ORERA Registration No. RP/19/2023/01078 located at Plot Nos- 260/981 & 261/1152, having Khata Nos.- 276/408 & 276/1263 respectively in Mouza- Nuagaon, Tehsil: Bhubaneswar, of District- Khurda based on books of accounts submitted to us.
- ii. Amount collected from the allottees during the financial year for this project is Rs.1.00,000/- and amounts collected till date (i.e., 31/12/2023) is Rs Rs.1.00,000/-
- iii. Amount collected from own sources during till date (i.e., 31/12/2023) Rs.4,65,10,000/-
- iv. Amount collected from financial institutions during Rs. Nil
- v. Amount withdrawn during the financial year for this project is Rs.1,03,86,472/ and Amount withdrawn till date (i.e., from 01/04/22 to 31/12/2023) is Rs. Rs.4,64,04,456/-

We certify that Urban Living Developers LLP has utilized the amounts collected for the project Urban Sereno only for that project and the withdrawal from the separate bank account of the said project has been in accordance with the proportion to the percentage of completion of the project.

For AASA & Associates  
Chartered Accountants  
FRN : 310073E

(CA.P.S.Nayak)

M.No-059590

Date: 08.01.2024

Place: Bhubaneswar

**UDIN :24059950BKCSTX2158**

