

PROFORMA INVOICE

Vastukala Consultants (I) Pvt Ltd Ackruti Star, 1st Floor, 121, Central Road, MIDC, Andheri (E), Mumbai - 400 093 GSTIN/UIN: 27AADCV4303R1ZX State Name : Maharashtra, Code : 27 E-Mail : accounts@vastukala.org	Invoice No. PG-5919/22-23	Dated 23-Mar-23	Delivery Note Mode/Terms of Payment AGAINST REPORT
Buyer (Bill to) Union Bank of India-Nashik City Branch Navondar Sankul, 1366, M-1 Racca Colony, Sharanpur road Nashik - 422 002, State – Maharashtra, Country – India. GSTIN/UIN : 27AAACU0564G1ZH State Name : Maharashtra, Code : 27	Reference No. & Date.	Other References	
	Buyer's Order No.	Dated	
	Dispatch Doc No. 30538 / 46268	Delivery Note Date	
	Dispatched through	Destination	
Terms of Delivery			

SI No.	Particulars	HSN/SAC	GST Rate	Amount
1	VALUATION FEE <i>(Technical Inspection and Certification Services)</i>	997224	18 %	20,000.00
	CGST			1,800.00
	SGST			1,800.00
Bill Details: New Ref PG-5919/22-23 23,600.00 Dr				
Total				₹ 23,600.00

Amount Chargeable (in words) E. & O.E

Indian Rupee Twenty Three Thousand Six Hundred Only

HSN/SAC	Taxable Value	Central Tax		State Tax		Total Tax Amount
		Rate	Amount	Rate	Amount	
997224	20,000.00	9%	1,800.00	9%	1,800.00	3,600.00
Total	20,000.00		1,800.00		1,800.00	3,600.00

Tax Amount (in words) : **Indian Rupee Three Thousand Six Hundred Only**

Remarks:
 Mr. Deelip Murlidhar Rahane - Commercial Existing Building "Hotel Kubera" Plot No. 2, City Survey No. 6707, Final Plot No. 190, T. P. S. No. 2, Near Trimbak Naka Road, Old Agra Road, Shivaji Udyan, Village - Nashik, Taluka & Dist - Nashik, Pin Code – 422 002, State - Maharashtra, Country - India

Company's PAN : **AADCV4303R**

Declaration
 NOTE – AS PER MSME RULES INVOICE NEED TO BE C/FARFD WITHIN 45 DAYS OR INTEREST CHARGES APPLICABLE AS PER THE RULE.
 MSME Registration No. - 27222201137

Company's Bank Details
 Bank Name : **ICICI Bank Ltd - Nashik**
 A/c No. : **345505001235**
 Branch & IFS Code: **Nashik - Adgaon Naka & ICIC0003455**



UPI Virtual ID : vastukalaconsul@icici

for Vastukala Consultants (I) Pvt Ltd

Authorised Signatory

This is a Computer Generated Invoice

Recd
3500
23/03/2023



Vastukala Consultants (I) Pvt. Ltd.

An ISO 9001:2015 Certified Company www.vastukala.org





VALUATION OPINION REPORT

This is to certify that the property bearing Commercial Existing Building "Hotel Kubera" Plot No. 2, City Survey No. 6707, Final Plot No. 190, T. P. S. No. 2, Near Trimbak Naka Road, Old Agra Road, Shivaji Udyan, Village - Nashik, Taluka & Dist - Nashik, Pin Code – 422 002, State - Maharashtra, Country - India belongs to **Mr. Deelip Murlidhar Rahane**.

Boundaries of the property.

Boundaries	Building
North	Bela Vista Heights
South	Ram Drug House & HP Petrol Pump
East	Old Agra Road
West	Internal Road & Thakkar Bazar Complex

Considering various parameters recorded, existing economic scenario, and the information that is available with reference to the development of neighborhood and method selected for valuation, we are of the opinion that, the property premises can be assessed for this particular purpose at ₹ 17,62,59,000.00 (Rupees Seventeen Crore Sixty Two Lakh Fifty Nine Thousand Only).

The valuation of the property is based on the documents produced by the concern. Legal aspects have not been taken into considerations while preparing this valuation report.

Hence certified

For VASTUKALA CONSULTANTS (I) PVT. LTD.

Sharadkumar
B. Chalikwar

Digitally signed by Sharadkumar B. Chalikwar
DN: cn=Sharadkumar B. Chalikwar,
o=Vastukala Consultants (I) Pvt. Ltd.,
ou=CMD, email=cmd@vastukala.org, c=IN
Date: 2023.03.23 11:58:22 +05'30'

C.M.D.

Auth. Sign



Sharadkumar B. Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

Reg. No. (N) CCIT/1-14/52/2008-09

Encl: Valuation report.



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Nashik : 4, 1st Floor, Madhusa Elite, Vrundavan Nagar, Jatra-Nandur Naka Link Road, Adgaon, Nashik - 422 003, (M.S.)
E-mail : nashik@vastukala.org, Tel. : +91 253 4068262 / 9890380564

Our Pan India Presence at :

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Thane Nanded Indore Raipur
Delhi NCR Nashik Ahmedabad Jaipur

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