

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-658/23-24	Dated 18-May-23
Delivery Note	Mode/Terms of Payment AGAINST REPORT
Reference No. & Date.	Other References
Buyer's Order No.	Dated
Dispatch Doc No. 30839 / 2300661	Delivery Note Date
Dispatched through	Destination
Terms of Delivery	

Buyer (Bill to)

COSMOS BANK- DOMBIVALI BRANCH

Dombivali (East) Branch
Sindhudurg C.H.S., Ground Floor, Tilak Chowk,
Tilak Nagar, Dombivali (East), Taluka Kalyan,
District Thane - 400605, State - Maharashtra, Country - India.
GSTIN/UIN : 27AAAAT0742K1ZH
State Name : Maharashtra, Code : 27

SI No.	Particulars	HSN/SAC	GST Rate	Amount
1	VALUATION FEE (Technical Inspection and Certification Services)	997224	18 %	4,000.00
2		CGST		360.00
		SGST		360.00
Total				₹ 4,720.00

Amount Chargeable (in words)

Indian Rupee Four Thousand Seven Hundred Twenty Only

E. & O.E

HSN/SAC	Taxable Value	State Tax		Total Tax Amount
		Rate	Amount	
997224	4,000.00	9%	360.00	360.00
Total			360.00	360.00

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

Remarks:

Mr. Yagnesh Jayprakash Mehta & Mr. Nayan Jayprakash Mehta - Residential Flat No. 2, Ground Floor, "Guru Daiwat Co-Op. Hsg. Soc. Ltd.", Behind Nanji Mansion, Raghuvir Nagar, Opp. Godrej Showroom, Manpada Road, Village - Gajbandhan Patharli, Dombivli (East), Taluka - Kalyan, District - Thane, PIN Code - 421 201, State - Maharashtra, Country - India

Company's PAN : **AADCV4303R**

Declaration

NOTE - AS PER MSME RULES INVOICE NEED TO BE CLEARED WITHIN 45 DAYS OR INTEREST CHARGES APPLICABLE AS PER THE RULE.
MSME Registration No. - 27222201137

Company's Bank Details

Bank Name : **ICICI BANK LTD**
A/c No. : **340505000531**
Branch & IFS Code : **THANE CHARAI & ICIC0003405**



UPI Virtual ID : **VASTUKALATHANE@icici**

for **Vastukala Consultants (I) Pvt Ltd**

Rotted
Authorised Signatory

This is a Computer Generated Invoice



Vastukala Consultants (I) Pvt. Ltd.

An ISO 9001:2015 Certified Company

www.vastukaia.org





VALUATION OPINION REPORT

The property bearing Residential Flat No. 2, Ground Floor, "Guru Daiwat Co-Op. Hsg. Soc. Ltd.", Behind Nanji Mansion, Raghuvir Nagar, Opp. Godrej Showroom, Manpada Road, Village – Gajbandhan Patharli, Dombivli (East), Taluka - Kalyan, District - Thane, PIN Code - 421 201, State – Maharashtra, Country – India belongs to **Mr. Yagnesh Jayprakash Mehta & Mr. Nayan Jayprakash Mehta.**

Boundaries of the property.

North	:	Gyan Prasad Building
South	:	Ramdarshan CHSL
East	:	Manpada Road
West	:	PremSagarPalace CHSL

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 and valued for banking purpose for **₹ 78,71,512.00 (Rupees Seventy Eight Lakh Seventy One Thousand Five Hundred Twelve 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

Think.Innovate.Create
For **VASTUKALA CONSULTANTS (I) PVT. LTD.**

**MANOJ BABURAO
CHALIKWAR**

Digitally signed by MANOJ BABURAO CHALIKWAR
DN: c=IN, o=VASTUKALA CONSULTANTS (I) PRIVATE LIMITED,
ou=admins,
2.5.4.20=9822b6c4fad35dc03e0c0f9e26865913490c3d39413331,
15279617a18b6652, postalCode=400009, st=Maharashtra,
serialNumber=41a3fa56ab8cc89d6b2a55a8fca3c9eb31f11bd2e3,
4a63ff2a29a2270d230c, cn=MANOJ BABURAO CHALIKWAR
Date: 2023.05.19 09:01:34 +05'30'

Manoj Baburao Chalikwar
Auth. Sign.



Director

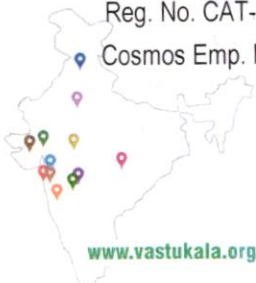
Manoj B. Chalikwar

Registered Valuer

Chartered Engineer (India)

Reg. No. CAT-I-F-1763

Cosmos Emp. No. H.O./Credit/67/2019-20



www.vastukala.org

Thane : 101, 1st Floor, B Wing, Beth Shalom, Near Civil Hospital, Thane (W) - 400 601, (M.S.), INDIA
E-mail : thane@vastukala.org, Tel. : 80978 82976 / 90216 25621

Our Pan India Presence at :

- | | | | |
|-------------|--------------|-------------|----------|
| 📍 Mumbai | 📍 Aurangabad | 📍 Pune | 📍 Rajkot |
| 📍 Thane | 📍 Nanded | 📍 Indore | 📍 Raipur |
| 📍 Delhi NCR | 📍 Nashik | 📍 Ahmedabad | 📍 Jaipur |

📍 **Regd. Office** : 121, 1st Floor, Ackruti Star, Central Road, MIDC, Andheri (E), **Mumbai** - 400 093, (M.S.), INDIA
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