

# PROFORMA INVOICE

<b>Vastukala Consultants (I) Pvt Ltd</b> 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.	Dated
	PG-70/23-24	12-Apr-23
Buyer (Bill to) <b>UNION BANK OF INDIA</b> RLP NASHIK BRANCH UNION LOAN POINT NASHIK, NAWANDAR SANKUL, 1366, RACCA COLONY, NEAR SONI PAITHANI, SHARANPUR ROAD, NASHIK GSTIN/UIN : 27AAACU0564G1ZH State Name : Maharashtra, Code : 27	Delivery Note	Mode/Terms of Payment
		<b>AGAINST REPORT</b>
	Reference No. & Date.	Other References
	Buyer's Order No.	Dated
	Dispatch Doc No.	Delivery Note Date
	<b>30897 / 2300072</b>	
	Dispatched through	Destination
	Terms of Delivery	

SI No.	Particulars	HSN/SAC	GST Rate	Amount
1	<b>MASTER VALUATION</b>		18 %	<b>7,000.00</b>
		<b>CGST</b>		<b>630.00</b>
		<b>SGST</b>		<b>630.00</b>
Total				<b>In ₹ 8,260.00</b>

Amount Chargeable (in words) **Indian Rupee Eight Thousand Two Hundred Sixty Only** E. & O.E

HSN/SAC	Taxable Value	Central Tax		State Tax		Total Tax Amount
		Rate	Amount	Rate	Amount	
	7,000.00	9%	630.00	9%	630.00	1,260.00
<b>Total</b>	<b>7,000.00</b>		<b>630.00</b>		<b>630.00</b>	<b>1,260.00</b>

Tax Amount (in words) : **Indian Rupee One Thousand Two Hundred Sixty Only**

**Remarks:**

"Aaradhya Nakshatra", Proposed Residential Cum Commercial Building Plan With Amalgamation in Plot No. 1 + 2 + 3 + 4, Gut No. 343 at Village - Jalapur, Mungare Chandshi Road, Nashik, Taluka & District - Nashik, PIN Code - 422 005, State - Maharashtra, Country - India - M/s. Shreyash Buildcon (Project Valuation)

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 - 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



**Vastukala Consultants (I) Pvt. Ltd.**  
An ISO 9001:2015 Certified Company

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AGDA

WEST VIRGINIA

DISTRICT

WEST VIRGINIA

WEST VIRGINIA

WEST VIRGINIA

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WEST VIRGINIA

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## MASTER VALUATION REPORT OF "Aaradhya Nakshatra"

**"Aaradhya Nakshatra", Proposed Residential Cum Commercial Building Plan With Amalgamation in Plot No. 1 + 2 + 3 + 4, Gut No. 343 at Village - Jalapur, Mung sare Chandshi Road, Nashik, Taluka & District - Nashik, PIN Code - 422 005, State - Maharashtra, Country - India**

**Latitude Longitude: 20°01'30.4"N 73°44'32.7"E**

**NAME OF DEVELOPER: M/s. Shreyash Buildcon**

Pursuant to instructions from Union Bank of India, RLP Nashik Branch, Project Approval Cell, Nashik, we have duly visited, inspected, surveyed & assessed the above said property to determine the fair & reasonable market value of the said property as on 11<sup>th</sup> April 2023 for approval of Advance Processing Facility.

### 1. Location Details:

The property is situated at "Aaradhya Nakshatra", Proposed Residential Cum Commercial Building Plan With Amalgamation in Plot No. 1 + 2 + 3 + 4, Gut No. 343 at Village - Jalapur, Mung sare Chandshi Road, Nashik, Taluka & District - Nashik, PIN Code - 422 005, State - Maharashtra, Country - India. It is about 17.5 Km. travel distance from Nashik Railway Station Surface transport to the property is by buses, Auto, taxis & private vehicles. Surface transport to the property is by buses, taxis & private vehicles. The property is in developing locality. All the amenities like shops, banks, hotels, markets, schools, hospitals, etc. are all available in the surrounding locality. The locality is middle class & developing.

### 2. Developer Details:

Name of builder	M/s. Shreyash Buildcon	
Project Registration Number	Project	RERA Project Number
	Aaradhya Nakshatra	P51600049644
Register office address	M/s. Shreyash Buildcon "Shreyash Clinic", Near Atharva Mangal Karyalaya, Gangapur Road, Nashik Taluka & Dist. - Nashik, PIN Code - 422 005, State - Maharashtra, Country - India	
Contact Numbers	Contact Person : Mr. Sanket Kale (Builder Person - Mobile No. 9423050294)	

### 3. Boundaries of the Property:

Direction	Particulars
On or towards North	Open Plot
On or towards South	Open Plot & Road
On or towards East	Mung sare Chandshi Road
On or towards West	Open Plot



Nashik : 4, 1<sup>st</sup> 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 :

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

Regd. Office : 121, 1<sup>st</sup> Floor, Akruti Star, Central Road, MIDC, Andheri (E), Mumbai - 400 093, (M.S.), INDIA  
TeleFax : +91 22 28371325/24  
mumbai@vastukala.org

STATE OF CALIFORNIA

DEPARTMENT OF CONSERVATION

OFFICE OF THE ASSISTANT ATTORNEY GENERAL  
LAND AND WATER DIVISION  
1515 CLAY STREET, SACRAMENTO, CALIFORNIA 95833

TO: [Name]

FROM: [Name]

SUBJECT: [Subject]

DATE: [Date]

RE: [Reference]

BY: [Signature]