PROFORMA INVOICE

| Va | astukala Consultants (I) P∨t Ltd | | Invoice No. | | (| Dated | | |
|--|--|---|---|--|--|--|---|--|
| | 1-001,U/B FLOOR, | | | PG-1146/23-24 | | | 19-Jun-23 | |
| | OOMERANG, CHANDIVALI FARM ROAD, | | | Deliver | Delivery Note | | Mode/Terms of Payment | |
| | ANDHERI-EAST | | | | | | AGAINST | REPORT |
| Sta | GSTIN/UIN: 27AADCV4303R1ZX State Name : Maharashtra, Code : 27 | | | Reference No. & Date. | | Date. | Other References | |
| | E-Mail : accounts@vastukala.org Buyer (Bill to) | | | Buyer's Order No. | |). [[| Dated | |
| STATE BANK OF INDIA | | | | Dispatch Doc No. | | | Delivery Note Date | |
| | RACPC KALYAN | | | | | | Delivery Note Date | |
| | Main Branch 1st Floor Near LIC Office | | | 31943 / 2301148 Dispatched through | | the second se | Destination | |
| 100 C | M Urbad Road Kalyan West Pin Code-421301 GSTIN/UIN : 27AAACS8577K2ZO | | | Dispatched through | | ign i | Destination | |
| Sta | ite Name : M | laharashtra, Code : | : 27 | Terms | of Deliver | Y | | |
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| SI No. | | Particulars | 5 | | | HSN/SAC | GST Rate | Amount |
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| | (Technical Inspect | tion and Certification | Services) | | | | | |
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| 1 1 | | | | | SGST | | | 225.00 |
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| Am | ount Chargeable (in) | words) | | | Total | | | ₹ 2,950.00 E. & O.E |
| | ount Chargeable (in v | | | ty Only | Total | | | |
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Valuation Report Prepared For: SBI/ RACPC Kalyan / Ms. Shweta Chandrakant Raul (31943/2301148)

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Think.Innovate.Create

Vastu/Thane/06/2023/31943/2301148 19/11-252-PSSH Date: 19.06.2023

VALUATION OPINION REPORT

This is to certify that the Under-Construction property bearing Residential Flat No. 2340, 23rd Floor, Building No. 20, **"Suraksha Smart City Phase I"**, Sector – IV-B, Village - Rajavali, Taluka – Vasai, District – Palghar, PIN – 401 208, State – Maharashtra, Country – India belongs to **Ms. Shweta Chandrakant Raul s/d of Mr. Chandrakant Narayan Raul**.

Boundaries of the property.

| North | : Nala |
|-------|-----------------|
| South | : Open Plot |
| East | : Internal Road |
| West | : Open Plot |

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 ₹ 33,75,000.00 (Rupees Thirty Three Lakh Seventy Five Thousand Only). As per Site Inspection 13% Construction Work is Completed.

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.

MANOJ BABURAO CHALIKWAR

Director

Manoj B. Chalikwar

Auth. Sign.



Registered Valuer Chartered Engineer (India) Reg. No. CAT-I-F-1763 SBI Empanelment No.: SME/TCC/2021-22/86/3 Encl: Valuation report.



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

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- Regd. Office : B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Andheri (East), Mumbai - 400 072, (M.S.), INDIA
- TeleFax: +91 22 28371325/24
- 🖂 mumbai@vastukala.org