

**PROFORMA INVOICE**

<b>Vastukala Consultants (I) Pvt Ltd</b> B1-001,U/B FLOOR, BOOMERANG,CHANDIVALI FARM ROAD, ANDHERI-EAST 400072 GSTIN/UIN: 27AADCV4303R1ZX State Name : Maharashtra, Code : 27 E-Mail : accounts@vastukala.org	Invoice No.	Dated
	<b>PG-1308/23-24</b>	<b>27-Jun-23</b>
	Delivery Note	Mode/Terms of Payment
	Reference No. & Date.	Other References
Buyer (Bill to) <b>STATE BANK OF INDIA</b> Naupada Branch Thane 425, Gokhale Road, Naupada, Thane GSTIN/UIN : 27AAACS8577K2ZO State Name : Maharashtra, Code : 27	Buyer's Order No.	Dated
	Dispatch Doc No.	Delivery Note Date
	<b>002089 / 2301310</b>	
	Dispatched through	Destination
	Terms of Delivery	

Sl No.	Particulars	HSN/SAC	GST Rate	Amount
1	<b>VALUATION FEE</b> <i>(Technical Inspection and Certification Services)</i>	997224	18 %	<b>2,500.00</b>
				<b>CGST</b>
				<b>225.00</b>
				<b>SGST</b>
				<b>225.00</b>
	<b>Total</b>			<b>₹ 2,950.00</b>

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

HSN/SAC	Taxable Value	Central Tax		State Tax		Total
		Rate	Amount	Rate	Amount	
997224	2,500.00	9%	225.00	9%	225.00	450.00
<b>Total</b>	<b>2,500.00</b>		<b>225.00</b>		<b>225.00</b>	<b>450.00</b>

Tax Amount (in words) : **Indian Rupee Four Hundred Fifty Only**

Remarks:  
 "Smt. Gauri Prabhakar Tirmare - Residential Flat No. C /12, 2nd Floor, Building No 21, Wing - C, ""Sindhu Nagari Nivara Co-Op. Hsg. Soc. Ltd."" , Nagari Nivara Colony, Dindoshi, Plot No. 6 , Gen. A. K. Vaidya Marg, Village - Malad , Taluka - Dindoshi , District - Mumbai Suburban, Goregaon (East), PIN Code - 400 065, State - Maharashtra, India"

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

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

*Avinash*  
 Authorised Signatory

This is a Computer Generated Invoice



**Vastukala Consultants (I) Pvt. Ltd.**  
 An ISO 9001:2015 Certified Company [www.vastukala.org](http://www.vastukala.org)





## VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. C/12, 2<sup>nd</sup> Floor, Building No 21, Wing - C, "Sindhu Nagari Nivara Co-Op. Hsg. Soc. Ltd.", Nagari Nivara Colony, Dindoshi, Plot No. 6 , Gen. A. K. Vaidya Marg, Village - Malad , Taluka - Dindoshi , District - Mumbai Suburban, Goregaon (East), PIN Code - 400 065, State - Maharashtra, India belongs to **Smt. Gauri Prabhakar Tirmare.**

### Boundaries of the property

North	: Wing - B, Building No 21
South	: Internal Road
East	: Building No 20
West	: Wing - C, Building No 22

Considering various parameters recorded, existing economic scenario, and the information that is available with reference to the development of neighbourhood and method selected for valuation, we are of the opinion that, the property premises can be assessed for this particular purpose at **₹ 60,59,064.00 (Rupees Sixty Lakh Fifty Nine Thousand Sixty Four 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 report.

Hence certified

For **VASTUKALA CONSULTANTS (I) PVT. LTD.**

**MANOJ BABURAO  
CHALIKWAR**

**Director**

**Manoj Chalikwar**

Govt. Reg. Valuer

Chartered Engineer (India)

Reg. No. IBBI/RV/07/2018/10366

SBI Empanelment No.: SME/TCC/2021-22/86/3

Encl.: Valuation report

Digitally signed by MANOJ BABURAO CHALIKWAR  
DN: cn=, o=VASTUKALA CONSULTANTS (I) PRIVATE LIMITED,  
2.5.4.20=862206e416d15d01e0e739e2080913490d43341133311  
527801761885652, postalCode=400006, st=Maharashtra,  
serialNumber=41816596646209862453490e3d8e33171b2c3a35  
4e282a29a3270d328f2, cn=MANOJ BABURAO CHALIKWAR  
Date: 2023.06.27 17:52:04 +05'30'

Auth. Sign.



[www.vastukala.org](http://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](mailto:thane@vastukala.org), Tel. : 80978 82976 / 90216 25621

### Our Pan India Presence at :

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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](mailto:mumbai@vastukala.org)