

PROFORMA INVOICE

Vastukala Consultants (I) Pvt Ltd 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
	PG-1333/23-24	28-Jun-23
	Delivery Note	Mode/Terms of Payment
		AGAINST REPORT
	Reference No. & Date.	Other References
Buyer (Bill to) BANK OF BARODA Khadakpada Branch Shop No 3,neeraj Park, Nr Mohan Pride,kalyan West,mumbai GSTIN/UIN : 27AAACB1534F3Z4 State Name : Maharashtra, Code : 27	Buyer's Order No.	Dated
	Dispatch Doc No.	Delivery Note Date
	002138 / 2301335	
	Dispatched through	Destination
Terms of Delivery		

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

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

Indian Rupee Two Thousand Nine Hundred Fifty Only

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

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

Company's Bank Details

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



UPI Virtual ID : VASTUKALATHANE@icici

Remarks:

Mr. Sunil Dilip Ghule & Mrs. Amruta Sunil Ghule -
 Residential Flat No. 403, 4th Floor, "Panchjanya
 Bhavan Co-op. Hsg. Soc. Ltd.", Opp. St. Thomas
 Church, Vijay Nagar, Village - Tisgaon, Kalyan (East),
 Taluka - Kalyan, District - Thane, PIN Code 421 306,
 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

for Vastukala Consultants (I) Pvt Ltd

Aminal
 Authorised Signatory

This is a Computer Generated Invoice



Vastukala Consultants (I) Pvt. Ltd.

An ISO 9001:2015 Certified Company

www.vastukala.org



30/06/2023



VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 403, 4th Floor, "Panchjanya Bhavan Co-op. Hsg. Soc. Ltd.", Opp. St. Thomas Church, Vijay Nagar, Village – Tisgaon, Kalyan (East), Taluka – Kalyan, District – Thane, PIN Code 421 306, State – Maharashtra, Country – India belongs to **Mr. Sunil Dilip Ghule & Mrs. Amruta Sunil Ghule.**

Boundaries of the property.

North : Divysh Complex
South : Internal Road
East : Sudama Apartment
West : Radha Apartment

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 **₹ 62,13,152.00 (Rupees Sixty Two Lakh Thirteen Thousand One Hundred Fifty Two 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.

MANOJ BABURAO
CHALIKWAR

Digitally signed by MANOJ BABURAO CHALIKWAR
DN: c=IN, o=VASTUKALA CONSULTANTS (I) PRIVATE LIMITED,
ou=Admin,
2.5.4.20=82226c4b2c35a3c1a3a2e292980091540c4b33413331
15279617a1805602, postalCode=400066, st=Maharashtra,
serialNumber=41a556566ab0c29082a2c55a080a3c2b01181ba2c3
94a20f2c79a3379a2c29a, cn=MANOJ BABURAO CHALIKWAR
Date: 2023.06.28 15:52:36 +05'30'

Avinat



Director

Auth. Sign.

Manoj B. Chalikwar

Registered Valuer
Chartered Engineer (India)
Reg. No. CAT-I-F-1763
Reg. No. IBBI/RV/07/2018/10366
BOB Empanelment No.: ZO:MZ:ADV:46:941
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

Our Pan India Presence at :

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

Regd. Office : B1-001, U/B Floor, Boomerang,
Chandivali Farm Road, Andheri (East),
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