

## PROFORMA INVOICE

<b>Vastukala Consultants (I) Pvt Ltd</b> B1-001,U/B FLOOR, BOOMERANG,CHANDIVALI FARM ROAD, ANDHERI-EAST, MUMBAI - 400072 GSTIN/UIN: 27AADCV4303R1ZX State Name : Maharashtra, Code : 27 E-Mail : accounts@vastukala.org	Invoice No.	Dated
	PG-109/24-25	15-Apr-24
Buyer (Bill to) <b>COSMOS BANK</b> NAUPADA BRANCH Kusumanjali, Opp Deodhar Hospital,Naupada THANE-WEST,4000602 GSTIN/UIN : 27AAIFM1544M1Z0 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
	008121/2305976	
	Dispatched through	Destination
	Terms of Delivery	

Sl No.	Particulars	HSN/SAC	GST Rate	Amount
1	<b>VALUATION FEE</b> (Technical Inspection and Certification Services)	997224	18 %	<b>5,000.00</b>
				<b>CGST</b>
				<b>450.00</b>
				<b>SGST</b>
				<b>450.00</b>
	<b>Total</b>			<b>5,900.00</b>

Amount Chargeable (in words)

**Indian Rupee Five Thousand Nine Hundred Only****5,900.00**

E. &amp; O.E

HSN/SAC	Taxable Value	Central Tax		State Tax		Total Tax Amount
		Rate	Amount	Rate	Amount	
997224	5,000.00	9%	450.00	9%	450.00	900.00
<b>Total</b>	<b>5,000.00</b>		<b>450.00</b>		<b>450.00</b>	<b>900.00</b>

Tax Amount (in words) : **Indian Rupee Nine Hundred Only**Remarks:

008121/2305976 M/s. Spice Food And Hospitality Pvt. Ltd. - Industrial Unit No. 31, Ground Floor, "Jyoti Industrial Premises Co-op. Soc. Ltd.", Jyoti Industrial Estate, Chhatrapati Shivaji Complex Road No. 4, Shakti Nagar, Dahisar (East), Mumbai - 400 068, 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

Customer's Seal and Signature

for Vastukala Consultants (I) Pvt Ltd

ASMITA JAYSING RATHOD

Digitally signed on 16-04-2024 10:19:13

Authorised Signatory



This is a Computer Generated Invoice



Since 1989

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

An ISO 9001 : 2015 Certified Company





**VASTUKALA**  
Unlocking Excellence

[www.vastukala.co.in](http://www.vastukala.co.in)

MSME Reg No: UDYAM-MH-18-0083617

An ISO 9001 : 2015 Certified Company

CIN: U74120MH2010PTC207869

## Vastukala Consultants (I) Pvt. Ltd.

Page 2 of 17

Vastu/Thane/04/2024/008121/2305976

15/11-115-JABS

Date: 15.04.2024

### VALUATION OPINION REPORT

The property bearing Industrial Unit No. 31, Ground Floor, "Jyoti Industrial Premises Co-op. Soc. Ltd.", Jyoti Industrial Estate, Chhatrapati Shivaji Complex Road No. 4, Shakti Nagar, Dahisar (East), Mumbai - 400 068, State - Maharashtra, Country - India belongs to **M/s. Spice Food And Hospitality Pvt. Ltd.**

Boundaries of the property.

North : Krishna Vatika Complex  
South : Internal Road & Vakratund Building  
East : C. S. Road No. 4  
West : New Ashish Apartments

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 **₹ 46,16,750.00 (Rupees Forty-Six Lakh Sixteen Thousand Seven Hundred Fifty 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  
Chalikwar**  
Director

**Manoj B. Chalikwar**

Registered Valuer

Chartered Engineer (India)

Reg. No. CAT-I-F-1763

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

Encl. Valuation Report

Digitally signed by Manoj Chalikwar  
DN: cn=Manoj Chalikwar, o=Vastukala  
Consultants (I) Pvt. Ltd., ou=Mumbai,  
email=manoj@vastukala.org, c=IN  
Date: 2024.04.16 10:23:42 +05'30'

Auth. Sign.



Thane : 101, 1st Floor, Beth Shalom, Near Civil Hospital, Thane (W) - 400601, (M.S),INDIA  
Email :thane@vastukala.co.in| Tel : 80978 82976 / 90216 25621

Our Pan India Presence at :

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

**Regd. Office**

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Powai, Andheri East, **Mumbai** :- 400072, (M.S), India

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