

**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.co.in	Invoice No. <b>PG-483/24-25</b>	Dated <b>15-May-24</b>
	Delivery Note	Mode/Terms of Payment
	Reference No. & Date.	Other References
Buyer (Bill to) <b>COSMOS BANK- DOMBIVALI BRANCH</b> Dombivali (East) Branch Sindhudurg C.H.S., Ground Floor, Tilak Chowk, Tilak Nagar, Dombivali ( East), Taluka Kalyan, District Thane - 400605, State - Maharashtra, Country - India. GSTIN/UIN : 27AAAAT0742K1ZH State Name : Maharashtra, Code : 27	Buyer's Order No.	Dated
	Dispatch Doc No. <b>008293/2306362</b>	Delivery Note Date
	Dispatched through	Destination
	Terms of Delivery	

SI No.	Particulars	HSN/SAC	GST Rate	Amount
1	<b>VALUATION FEE</b> <i>(Technical Inspection and Certification Services)</i>	997224	18 %	<b>7,771.18</b>
	<b>CGST</b>			<b>699.41</b>
	<b>SGST</b>			<b>699.41</b>
	Total			<b>₹ 9,170.00</b>

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

**Indian Rupee Nine Thousand One Hundred Seventy Only**

HSN/SAC	Taxable Value	Central Tax		State Tax		Total Tax Amount
		Rate	Amount	Rate	Amount	
997224	7,771.18	9%	699.41	9%	699.41	1,398.82
<b>Total</b>	<b>7,771.18</b>		<b>699.41</b>		<b>699.41</b>	<b>1,398.82</b>

Tax Amount (in words) : **Indian Rupee One Thousand Three Hundred Ninety Eight and Eighty Two paise Only**

**Remarks:**  
 008293/2306362 Mr. Kaushik Jayant Gogri - Commercial Shop No. 2, Ground Floor, "Rukmini Co-Op. Hsg. Soc. Ltd.", Manpada Road, Opp. Godrej Showroom, Near Samata Hospital, Village - Gajbandhan Patharli, Dombivli (East), Taluka - Kalyan, District - Thane, PIN Code - 421 201, State - Maharashtra, Country - India  
 Company's PAN : **AADCV4303R**

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



UPI Virtual ID : VASTUKALATHANE@icici

**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

*Avinav*  
 Authorised Signatory

This is a Computer Generated Invoice





**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.

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Vastu/Thane/05/2024/8293/2306362

17/18-222-PSVSBS

Date: 17.05.2024

### VALUATION OPINION REPORT

The property bearing Commercial Shop No. 2, Ground Floor, "Rukmini Co-Op. Hsg. Soc. Ltd.", Manpada Road, Opp. Godrej Showroom, Near Samata Hospital, Village – Gajbandhan Patharli, Dombivli (East), Taluka - Kalyan, District - Thane, PIN Code - 421 201, State – Maharashtra, Country – India belongs to **Mr. Kaushik Jayant Gogri**.

#### Boundaries of the property.

North : Janaki Hari CHS  
South : Kanchan Dhara Building  
East : Manpada Road  
West : Ramdarshan Building

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 **₹ 75,45,000.00 (Rupees Seventy Five Lakh Forty Five Thousand 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 in Form – 01

Digitally signed by Manoj Chalikwar  
DN: cn=Manoj Chalikwar, o=Vastukala  
Consultants (I) Pvt. Ltd., ou=Mumbai,  
email=manoj@vastukala.org, c=IN  
Date: 2024.05.17 17:30:00 +05'30'

*Avinal*

Auth. Sign.



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

Our Pan India Presence at :

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📍 Mumbai 📍 Nashik 📍 Rajkot 📍 Raipur  
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**Regd. Office**

B1-001, U/B Floor, BOOMERANG, Chandivali Farm Road,  
Powai, Andheri East, **Mumbai** :-400072, (M.S), India

📞 **+91 2247495919**

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