


PROFORMA INVOICE

 Vastukala Consultants (I) Pvt Ltd 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.	Dated
	PG-990/24-25	24-Jun-24
Buyer (Bill to) BANK OF INDIA- KALWA (WEST) KALWA BRANCH Sanghvi Valley A1 & A2, Parsik Nagar, Kalwa (West), Thane – 400 605, State – Maharashtra, GSTIN/UIN : 27AAACB0472C1Z9 State Name : Maharashtra, Code : 27	Delivery Note	Mode/Terms of Payment
		AGAINST REPORT
	Reference No. & Date.	Other References
	Buyer's Order No.	Dated
	Dispatch Doc No.	Delivery Note Date
	009398/2306876	
	Dispatched through	Destination
	Terms of Delivery	

Sl 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			225.00		225.00	450.00

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


Remarks:
 009398/2306876 Mr. Prashant Digamber Surve - Residential Flat No. 1406, 14th Floor, Wing - B, "Marathon Neovalley Kaveri", Kranti Nagar, Opp. Baristar Nath Pai School, Tembhi Pada Road, Village - Kanjur, Taluka - Kurla, District - Mumbai Suburban, Bhandup (West), PIN Code - 400 078, State - Maharashtra, 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

Customer's Seal and Signature

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
 ASMITA JAYSING RATHOD
Digitally signed on 24-06-2024 17:51:43
 Authorised Signatory



This is a Computer Generated Invoice



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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/06/2024/009398/2306876
24/15-320-PSRJ
Date: 24.06.2024

VALUATION OPINION REPORT

This is to certify that the under construction property bearing Residential Flat No. 1406, 14th Floor, Wing - B, "**Marathon Neovalley Kaveri**", Kranti Nagar, Opp. Baristar Nath Pai School, Tembhi Pada Road, Village - Kanjur, Taluka - Kurla, District - Mumbai Suburban, Bhandup (West), PIN Code - 400 078, State - Maharashtra, India belongs to **Mr. Prashant Digamber Surve**.

Boundaries of the property

North	: Sai Hill Road
South	: Slum
East	: Sahajeevan SRA CHSL
West	: Slum

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 **₹ 31,54,000.00 (Rupees Thirty One Lakh Fifty Four Thousand Only) After completion of construction works**. As per Site Inspection 10% 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 report.

Hence certified

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

Manoj Chalikwar

Director

Digitally signed by Manoj Chalikwar
DN: cn=Manoj Chalikwar, o=Vastukala
Consultants (I) Pvt. Ltd., ou=Mumbai,
email=manoj@vastukala.org, c=IN
Date: 2024.06.24 17:48:47 +05'30'

Manoj

Auth. Sign.



Manoj Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

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

Bank of India Empanelment No.: NMZ/CrMD/SK//2019-20-113

Encl.: Valuation report

Thane : 101, 1st Floor, Beth Shalom, Near Civil Hospital, Thane (W) - 400601, (M.S), INDIA
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Our Pan India Presence at :

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