

PROFORMA INVOICE

 VASTUKALA <small>Consultancy & Construction</small>	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. PG-1338/24-25	Dated 13-Jul-24
	Delivery Note	Mode/Terms of Payment	
	Reference No. & Date.	Other References	
Buyer (Bill to) BANK OF MAHARASHTRA-TMC BRANCH THANE THANE MUNICIPAL CORPORATION BUILDING, GROUND FLOOR, PANCHPAKHADI, THANE-WEST GSTIN/UIN : 27AACCB0774B1Z4 State Name : Maharashtra, Code : 27	Buyer's Order No. Dated	Dispatch Doc No. 009882/2307226	Delivery Note Date
	Dispatched through	Destination	
Terms of Delivery			

SI No.	Particulars	HSN/SAC	GST Rate	Amount
1	VALUATION FEE <i>(Technical Inspection and Certification Services)</i>	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:

009882/2307226 Mr. Devendra Virchand Dedhia, Mrs. Heena Devendra Dedhia & Mr. Kushal Devendra Dedhia Residential Flat No. 901, 9th Floor, "Ace Ambience", Devidayal Road, Plot No. 1100, Village -Mulund, Taluka - kurla, District - Mumbai Suburban, Mulund (West), PIN Code - 400 080, 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

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

Pooja Dagare

Digitally signed by Pooja Dagare
 DN: cn=Pooja Dagare, o=Vastukala Consultants (I) Pvt Ltd, ou=Vastukala Mumbai, email=pooja.dagare@vastukala.co.in, c=IN
 Date: 2024.07.13 10:22:52 +05'30'

Authorised Signatory

This is a Computer Generated Invoice

Rec
 Pooja
 15/7/2024

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 901, 9th Floor, "Ace Ambience", Devidayal Road, Plot No. 1100, Village - Mulund, Taluka - kurla, District - Mumbai Suburban, Mulund (West), PIN Code - 400 080, State - Maharashtra, India belongs to **Mr. Devendra Virchand Dedhia, Mrs. Heena Devendra Dedhia & Mr. Kushal Devendra Dedhia.**

Boundaries of the property

North	: Ambe Krupa CHSL
South	: Devi Dayal Road
East	: Baba Maharaj Singh Marg
West	: Geetanjali Building

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 **₹ 2,25,12,000.00 (Rupees Two Crore Twenty Five Lakh Twelve 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 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: 2024.07.13 10:32:52 +05'30'

Arinal
Auth. Sign.



Manoj Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

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

Bank Of Maharashtra Empanelment No.: AX33 /CREMON/Valuer/Empanelment/Sr No.55/2019-20

Encl.: Valuation report

Thane: 101, 1st Floor, Beth Shalom, Near Civil Hospital, Thane (W) - 400601, (M.S),INDIA
Email :thane@vastukala.co.in | Tel : 80978 82976 / 90216 05621

Our Pan India Presence at :

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

Regd. Office

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