


Thane

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-1401/24-25	19-Jul-24																									
	Delivery Note	Mode/Terms of Payment																									
		AGAINST REPORT																									
	Reference No. & Date.	Other References																									
Buyer (Bill to)	Buyer's Order No.	Dated																									
Cosmos Bank																											
IMCS Thane Branch	Dispatch Doc No.	Delivery Note Date																									
IMCS Campus, Plot no C-4 Near Automatic bus stop	009974/2307298																										
Opp Uplab company Wagle estate Thane	Dispatched through	Destination																									
GSTIN/UIN : 27AAAAAT0742K1ZH																											
State Name : Maharashtra, Code : 27	Terms of Delivery																										
<table border="1"> <thead> <tr> <th>SI No.</th> <th>Particulars</th> <th>HSN/SAC</th> <th>GST Rate</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>VALUATION FEE (Technical Inspection and Certification Services)</td> <td>997224</td> <td>18 %</td> <td>4,000.00</td> </tr> <tr> <td></td> <td>CGST</td> <td></td> <td></td> <td>360.00</td> </tr> <tr> <td></td> <td>SGST</td> <td></td> <td></td> <td>360.00</td> </tr> <tr> <td colspan="4" style="text-align: right;">Total</td> <td>4,720.00</td> </tr> </tbody> </table>			SI No.	Particulars	HSN/SAC	GST Rate	Amount	1	VALUATION FEE (Technical Inspection and Certification Services)	997224	18 %	4,000.00		CGST			360.00		SGST			360.00	Total				4,720.00
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Total				4,720.00																							
Amount Chargeable (in words)			E. & O.E																								
Indian Rupee Four Thousand Seven Hundred Twenty Only																											
HSN/SAC	Taxable Value	Central Tax	State Tax	Total Tax Amount																							
		Rate	Amount	Rate	Amount																						
997224	4,000.00	9%	360.00	9%	360.00																						
Total			4,000.00		360.00																						
			360.00		720.00																						
Tax Amount (in words) : Indian Rupee Seven Hundred Twenty Only																											
Remarks: 009974/2307298 Mr. Harishchandra Gooda Shetty - Residential Flat No. 1003, 10th Floor, "Oakwood", Oakwood - Ashwood Co-Op. Hsg. Soc. Ltd., ACME Ozone Project, Village - Chitalsar Manpada, Gut No. 61/1, 61/2, Taluka - Thane, District - Thane, Thane (West), PIN Code - 400 610, State - Maharashtra, 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 ASMITA JAYSING RATHOD Digitally signed on 19-07-2024 16:29:17 Authorised Signatory																									
Customer's Seal and Signature																											

This is a Computer Generated Invoice



VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 1003, 10th Floor, "Oakwood", Oakwood - Ashwood Co-Op. Hsg. Soc. Ltd., ACME Ozone Project, Village - Chitalsar Manpada, Gut No. 61/1, 61/2, Taluka - Thane, District - Thane, Thane (West), PIN Code - 400 610, State - Maharashtra, India belongs to **Mr. Harishchandra Gooda Shetty**.

Boundaries of the property

North : Aggarwal Estate
South : Khewra Cir Marg
East : Shubharambh Complex
West : Gladys Alwares Road

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 **₹ 1,77,16,540.00 (Rupees One Crore Seventy Seven Lakhs Sixteen Thousands Five Hundred And Forty 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

Digitally signed by Manoj Chalikwar
DN: cn=Manoj Chalikwar, o=Vastukala
Consultants (I) Pvt. Ltd., ou=Mumbai,
email=manoj@vastukala.org, c=IN
Date: 2024.07.19 16:33:36 +05'30'

Director

Auth. Sign.



Manoj Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

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

Cosmos Bank Empanelment No.:

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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