


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-1946/24-25	24-Aug-24
	Delivery Note	Mode/Terms of Payment
	Reference No. & Date.	Other References
Buyer (Bill to) COSMOS BANK- DOMBIVALI BRANCH 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 : 27AAAAAT0742K1ZH State Name : Maharashtra, Code : 27	Buyer's Order No.	Dated
	Dispatch Doc No.	Delivery Note Date
	010713/2307846	
	Dispatched through	Destination
Terms of Delivery		


SI No.	Particulars	HSN/SAC	GST Rate	Amount
1	VALUATION FEE	997224	18 %	2,000.00
	CGST			180.00
	SGST			180.00
Total				₹ 2,360.00

Amount Chargeable (in words) **Indian Rupee Two Thousand Three Hundred Sixty Only** E. & O.E

HSN/SAC	Taxable Value	CGST		SGST/UTGST		Total Tax Amount
		Rate	Amount	Rate	Amount	
997224	2,000.00	9%	180.00	9%	180.00	360.00
Total	2,000.00		180.00		180.00	360.00

Tax Amount (in words) : **Indian Rupee Three Hundred Sixty Only**

Company's Bank Details
 Bank Name : **The Cosmos Co-Operative Bank Ltd**
 A/c No. : **0171001022668**
 Branch & IFS Code: **Vileparle & COSB0000017**



UPI Virtual ID : Vastukala@icici

for Vastukala Consultants (I) Pvt Ltd
Pooja Dagare
 Authorised Signatory

Remarks:
 010713/2307846 Mrs. Meeta Rajendra Shah, Mr. Vicky Rajendra Shah, Mr. Rajendra Champaklal Shah & Mrs. Gunashri Vicky Shah - Residential Flat No. A-406, 4th Floor, "Viva Building", Casa Rio Project, Near Khidkaleshwar Mandir, Kalyan Shil Road, Village - Nilje & Ghesar, Taluka - Kalyan, District - Thane, Dombivli (East), PIN Code - 421 204, 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

This is a Computer Generated Invoice

Received
 28/08/2024


VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. A-406, 4th Floor, "Viva Building", Casa Rio Project, Near Khidkaleshwar Mandir, Kalyan Shil Road, Village - Nilje & Ghesar, Taluka - Kalyan, District - Thane, Dombivli (East), PIN Code - 421 204, State - Maharashtra, India belongs to **Mrs. Meeta Rajendra Shah, Mr. Vicky Rajendra Shah, Mr. Rajendra Champaklal Shah & Mrs. Gunashri Vicky Shah.**

Boundaries	:	Building	Flat
North	:	VIVA-B Building	Lift
South	:	Internal Road	Road
East	:	Marina F Building	Flat No. 405
West	:	Casa Rio Main Road	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 **₹ 36,54,800.00 (Rupees Thirty Six Lakhs Fifty Four Thousands Eight Hundred 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: 2024.08.24 17:19:55 +05'30'


Auth. Sign.



Manoj Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

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

Cosmos Bank Empanelment No.: HO/CREDIT/67/ 2019-20

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 :

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

Regd. Office

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