

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-2679/24-25	10-Oct-24
	Delivery Note	Mode/Terms of Payment
	Reference No. & Date.	AGAINST REPORT 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.	Delivery Note Date
	011159/2308584	
	Dispatched through	Destination
Terms of Delivery		

SI No.	Particulars	HSN/SAC	GST Rate	Amount
1	VALUATION FEE	997224	18 %	5,000.00
	CGST			450.00
	SGST			450.00
Total				5,900.00

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

Indian Rupee Five Thousand Nine Hundred Only

HSN/SAC	Taxable Value	CGST		SGST/UTGST		Total Tax Amount
		Rate	Amount	Rate	Amount	
997224	5,000.00	9%	450.00	9%	450.00	900.00
Total			450.00		450.00	900.00

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

Remarks:
 11159/2308584 Mr. Ashok Ramraj Pal - Residential
 Open Plot bearing No. B2 -31 + 32, Near MTNL
 Corporate Office, Sector - 6, New Panvel (East),
 Village - New Panvel, Taluka - Panvel, District -
 Raigad, 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

Customer's Seal and Signature

for Vastukala Consultants (I) Pvt Ltd
 ASMITA JAYSING RATHOD
 Digitally signed on 10-10-2024 12:36:02
 Authorised Signatory

This is a Computer Generated Invoice





VASTUKALA
Unlocking Excellence

www.vastukala.co.in

MSME Reg No: UDYAM-MH-18-008367

An ISO 9001 : 2015 Certified Company

CIN: U74120MH2010PTC20786

Vastukala Consultants (I) Pvt. Ltd.

Page 2 of 22

Vastu/Thane/10/2024/11159/2308584

10/02-124-VSU

Date: 10.10.2024

VALUATION OPINION REPORT

The property of Residential Open Plot bearing No. B2 -31 + 32, Near MTNL Corporate Office, Sector – 6, New Panvel (East), Village – New Panvel, Taluka – Panvel, District – Raigad, State – Maharashtra, Country – India belongs to **Mr. Ashok Ramraj Pal**.

Boundaries of the property.

North	: 6 Mtr. Pathway
South	: Open plot
East	: 8 Mtr. Wide Road
West	: Sanklap 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 this particular purpose at **₹ 64,97,100.00 (Rupees Sixty Four Lakh Ninety Seven Thousand One 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 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

BOM Emp. No. AX33/CREMON/Valuer / Empanelment/2021-22

Encl: Valuation report

Digitally signed by Manoj Chalikwar
DN: cn=Manoj Chalikwar, o=Vastukala
Consultants (I) Pvt. Ltd., ou=Mumbai,
email=manoj@vastukala.org, c=IN
Date: 2024.10.10 12:35:41 +05'30'

Auth. Sign.



Thane : 101, 1st Floor, Beth Shalom, Near Civil Hospital, Thane (W) - 400601, (M.S),INDIA
Email :thane@vastukala.co.in | Tel : 80978 82978 / 90216 05621

Our Pan India Presence at :

- | | | | |
|--------------|----------|-------------|-------------|
| ● Nanded | ● Thane | ● Ahmedabad | ● Delhi NCR |
| ● Mumbai | ● Nashik | ● Rajkot | ● Raipur |
| ● Aurangabad | ● Pune | ● Indore | ● Jaipur |

Regd. Office

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

+91 2247495919

mumbai@vastukala.co.in

www.vastukala.co.in