



Thane.

PROFORMA INVOICE

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-3619/24-25	10-Dec-24	
	Delivery Note	Mode/Terms of Payment	
		AGAINST REPORT	
	Reference No. & Date.	Other References	
	PG-3619/24-25 dt. 10-Dec-24		
Buyer (Bill to) STATE BANK OF INDIA RACPC KALYAN Ground Floor, 1 st Floor, Millenium Heights, Opp. Patedar Bhawan Marriage Hall, Shahad Mohone Road, Shahad, Kalyan (West) - 421 103 GSTIN/UIN : 27AAACS8577K2ZO State Name : Maharashtra, Code : 27	Buyer's Order No.	Dated	
	Dispatch Doc No.	Delivery Note Date	
	12853/2309526		
	Dispatched through	Destination	
	Terms of Delivery		
SI No.	Particulars	HSN/SAC	Amount
1	VALUATION FEE	997224	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	CGST Rate	CGST Amount
997224	2,500.00	9%	225.00
		SGST/UTGST Rate	SGST/UTGST Amount
		9%	225.00
	Total		450.00
	2,500.00		225.00
			225.00
			450.00
Tax Amount (in words) : Indian Rupee Four Hundred Fifty Only			
Company's Bank Details Bank Name : ICICI BANK LTD A/c No. : 340505000531 Branch & IFS Code: THANE CHARAI & ICIC0003405			
Remarks: 12853/2309526 Miss. Sunita Kalu Chavan & Mr. Kalu Maruti Chavan - Residential Flat No. 506, 5th Floor, Building No B-1, "Midas Enclave", Near Bank Baroda, Old Agra Road, Village - Vasind, Taluka - Shahapur, District - Thane, PIN Code - 421 601, 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			
 UPI Virtual ID : VASTUKALATHANE@icici for Vastukala Consultants (I) Pvt. Ltd.			
<small>ASMITA JAYSING RATHOD Digitally signed on 10-12-2024 10:08:47 Authorized Signatory</small>			

Datta

This is a Computer Generated Invoice



VASTUKALA
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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/12/2024/012853/2309526
10/20-224-PSSK
Date: 10.12.2024

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 506, 5th Floor, Building No B-1, "Midas Enclave ", Near Bank Baroda, Old Agra Road, Village - Vasind, Taluka - Shahapur, District - Thane, PIN Code - 421 601, State - Maharashtra, India belongs to **Miss. Sunita Kalu Chavan & Mr. Kalu Maruti Chavan.**

Boundaries of the property

North : Mumbai Agra Raod
South : Old Agra Road
East : Chawl
West : Open Plot

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 **₹ 29,25,000.00 (Rupees Twenty Nine Lakh Twenty Five 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: 2024.12.10 15:54:02 +05'30'

Auth. Sign.



Manoj Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

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

State Bank of India Empanelment No.: SME/TCC/38/IBBI/3

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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