


PROFORMA INVOICE

 VASTUKALA <small>Unlocking Excellence</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-3885/24-25	Dated 26-Dec-24
	Delivery Note	Mode/Terms of Payment	
	Reference No. & Date. PG-3885/24-25 dt. 26-Dec-24	Other References	
Buyer (Bill to) COSMOS BANK NAUPADA BRANCH Kusumanjali, Opp Deodhar Hospital,Naupada THANE-WEST,4000602 GSTIN/UIN : 27AAIFM1544M1Z0 State Name : Maharashtra, Code : 27	Buyer's Order No.	Dated	
	Dispatch Doc No. 13151/2309792	Delivery Note Date	
	Dispatched through	Destination	
	Terms of Delivery		

SI No.	Particulars	HSN/SAC	GST Rate	Amount
1	VALUATION FEE	997224	18 %	8,000.00
	CGST			720.00
	SGST			720.00
	Total			₹ 9,440.00

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

Indian Rupee Nine Thousand Four Hundred Forty Only

HSN/SAC	Taxable Value	CGST		SGST/UTGST		Total Tax Amount
		Rate	Amount	Rate	Amount	
997224	8,000.00	9%	720.00	9%	720.00	1,440.00
Total	8,000.00		720.00		720.00	1,440.00

Tax Amount (in words) : **Indian Rupee One Thousand Four Hundred Forty Only**

Remarks:

13151/2309792 Shri. Maqbool Ahmed Shaikh - Industrial Unit No. 616C, 6th Floor, Wing - C, "Dattani Plaza B & C Wing Premises Co-Op. Soc. Ltd. ", CTS No. 681, 681/1 to 4, Safed Pool, Andheri Kurla Road, Near East West Industrial Estate, Village - Mohili, Andheri (East), Taluka - Kurla, District - Mumbai Suburban , PIN - 400 072, State - Maharashtra, Country - 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**

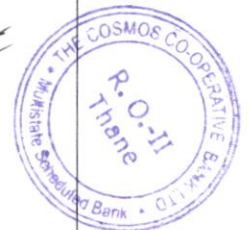


UPI Virtual ID : VASTUKALATHANE@icici

for Vastukala Consultants (I) Pvt. Ltd.

Pooja Dagare

Authorised Signatory



This is a Computer Generated Invoice



VASTUKALA
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www.vastukala.co.in

MSME Reg No: UDYAM-MH-18-0083617

An ISO 9001 : 2015 Certified Company

CIN: U74120MH2010PTC207869

Vastukala Consultants (I) Pvt. Ltd.

Page 2 of 19

Vastu/Thane/12/2024/013151/2309792
26/12-490-PRSK
Date: 26.12.2024

VALUATION OPINION REPORT

This is to certify that the property bearing Industrial Unit No. 616C, 6th Floor, Wing - C, "Dattani Plaza B & C Wing Premises Co-Op. Soc. Ltd. ", CTS No. 681, 681/1 to 4, Safed Pool, Andheri Kurla Road, Near East West Industrial Estate, Village - Mohili, Andheri (East), Taluka - Kurla, District - Mumbai Suburban, PIN - 400 072, State - Maharashtra, Country - India belongs to **Shri. Maqbool Ahmed Shaikh**.

Boundaries of the property

North : Internal Road
South : Internal Road
East : Nalla & Vishwakarma Hotel
West : Internal Road & Kamruddin Industrial Estate

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 **₹ 2,14,71,044.00 (Rupees Two Crore Fourteen Lakhs Seventy One Thousands Forty Four 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: 2024.12.26 16:23:54 +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/87/2022-23

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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