

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-4423/24-25	Dated 31-Jan-25	
	Delivery Note AGAINST REPORT	Reference No. & Date. PG-4423/24-25 dt. 31-Jan-25	Mode/Terms of Payment PREETAM PINGALE/9920439864	Other References
Buyer (Bill to) SVC CO-OPERATIVE BANK LTD-SANPADA Shop No 1, Bhuriraj Manor CHSL, Plot No 3, Sector 14, Sanpada (East) Navi MUMbai 400705 GSTIN/UIN : 27AAAAT0177C2ZS State Name : Maharashtra, Code : 27		Buyer's Order No. Dated	Dispatch Doc No. 14020/2310341	Delivery Note Date
		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		SGST/UTGST		Total Tax Amount
		Rate	Amount	Rate	Amount	
997224	2,500.00	9%	225.00	9%	225.00	450.00
Total	2,500.00		225.00		225.00	450.00

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

Remarks:
 14020/2310341 Mr. Gurmit Ajit Singh Ahluwalia & Mrs. Leena Gurmit Ahluwalia - Commercial Office No. 03, Ground Floor, "Raheja Arcade Premises CoOp. Soc. Ltd.", C.B.D Belapur, Plot No. 61, Sector 11, Village - Belapur, Taluka - Thane, District - Thane, Navi Mumbai, PIN Code - 400 614, State - Maharashtra, India.

Company's Bank Details
 Bank Name : **ICICI BANK LTD**
 A/c No. : **340505000531**
 Branch & IFS Code: **THANE CHARAI & ICIC0003405**



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. & SVC CO-OPERATIVE BANK LTD
ASMITA JAYSINGH
 Digitally signed on 31-Jan-25
 AUTHORITY: [Signature]

This is a Computer Generated Invoice


01/2/25



VASTUKALA
Unlocking Excellence

www.vastukala.co.in

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/01/2025/014020/2310341

31/15-460-PSSK

Date: 31.01.2025

VALUATION OPINION REPORT

This is to certify that the property bearing Commercial Office No. 03, Ground Floor, "Raheja Arcade Premises Co-Op. Soc. Ltd.", C.B.D Belapur, Plot No. 61, Sector 11, Village - Belapur, Taluka - Thane, District - Thane, Navi Mumbai, PIN Code - 400 614, State - Maharashtra, India belongs to **Mr. Gurmit Ajit Singh Ahluwalia & Mrs. Leena Gurmit Ahluwalia.**

Boundaries	:	Building	Office
North	:	Internal Road	Marginal Space
South	:	Internal Road / Agarwal Trade Centre	Marginal Space
East	:	Shree Nand Dham	Office No. 4
West	:	Sakaram Patil Marg / Flyover Bridge	Office No. 2

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 **₹ 1,40,31,500.00 (Rupees One Crore Forty Lakh Thirty One Thousand Five 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: 2025.01.31 17:15:41 +05'30'

Auth. Sign.



Manoj Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

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

SVC CO-OPERATIVE BANK LTD Empanelment No.: CO/Tec/BUS/526/ 20-21(L&B)

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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