



## VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No.501, Fifth Floor, "Shreeji Pinnacle", Survey No. 43/1/1/1, Plot No.1+2, Near Metro Mall, Samta Nagar, Village - Agartakali, Taluka & District - Nashik, PIN Code – 422 006, State – Maharashtra, Country – India belongs to **Sau. Leena Ajay Surwade & Mr. Ajay Jagannath Surwade.**

Boundaries of the property.

Boundaries	Building	Flat
North	Road	Flat No.502
South	Building	Marginal Space
East	Houses	Passage and Staircase
West	Road	Marginal Space and Road

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 for this particular purpose at **₹ 37,60,640.00 (Rupees Thirty Seven Lakh Sixty Thousand Six Hundred Forty 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 BABURAO  
CHALIKWAR**

Digitally signed by MANOJ BABURAO CHALIKWAR  
DN: cn=PK, o=VASTUKALA CONSULTANTS (I) PRIVATE LIMITED,  
ou=ADMN,  
2.5.4.209=992216c4fac131c03edc192e2666591340c0a190011111  
115279b17a18b1452, postalCode=400068, st=Maharashtra,  
serialNumber=11a56a58bab0cc9f9602a5c8f1c1d6b3113110c0  
99ac702a20a1270a354c, cn=MANOJ BABURAO CHALIKWAR  
Date: 2023.03.24 10:26:20 +05'30'

Auth. Sign.



Director

**Manoj B. Chalikwar**

Registered Valuer  
Chartered Engineer (India)  
Reg. No. CAT-I-F-1763  
Reg. No. IBBI/RV/07/2018/10366  
BOB Empanelment No.: ZO:MZ:ADV:46:941  
Encl: Valuation report.



24.3.23



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