

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 5, 3rd Floor, "Krushnamurari", Survey No. 442 / 4 / Plot / 24, Plot No. 24, Near Om Sai hospital, Ashwamegh Nagar, RTO Road, Village – Makhmalabad, Taluka & District - Nashik, PIN Code – 422 004, State – Maharashtra, Country – India belongs to **Shri. Mahesh Satish Shejwal** Name of Proposed Purchaser: **Shri. Sandip Pandurang Kale.**

Boundaries of the property.

Boundaries	Building	Flat
North	Road	Marginal Space
South	Bungalow	Marginal Space
East	Road	Flat No. 6
West	Bungalow	Marginal Space

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 ` **24,12,000.00 (Rupees Twenty Four Lakh Twelve 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 valuation report.

Hence certified

For **VASTUKALA CONSULTANTS (I) PVT. LTD.**

**MANOJ BABURAO
CHALIKWAR**

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.

Digitally signed by MANOJ BABURAO CHALIKWAR
DN: cn=H, o=VASTUKALA CONSULTANTS (I) PRIVATE LIMITED, ou=admn,
2.5.4.20=9822b6c4ad35dc03e0cf92e6869913490c301d111a31
15279b17a18b5652, postalCode=400009, st=Maharashtra,
serialNumber=41a34a566ab8cc9d9d62a35aff6c3c6d1f92e0029
94c3829983779c230c, cn=MANOJ BABURAO CHALIKWAR
Date: 2023.05.17 10:32:42 +05'30'

Auth. Sign.



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