



Valuation Report Prepared For: BOB/ Mumbai Naka Parisar Branch / Mrs. Sangita Bhila Wani (31481/2300651) Page 2 of 27

Vastu/Nashik/05/2023/31481/2300651

18/04-263-RPV

Date: 18.05.2023

1. VALUATION OPINION REPORT

This is to certify that the property bearing Residential Land and House No. N-53 / V / F 1 / 10 / 8, 5th Scheme, NH-Vaishakh Sector, Near Nehru Garden, Patil Nagar, Village – CIDCO, Taluka & District – Nashik- 422 009, State – Maharashtra, Country – India belongs to **Mrs. Sangita Bhila Wani**.

Boundaries of the property.

North : Road
South : Row House
East : Row House
West : Row House

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 and Fair Market Value for this particular purpose at **₹ 25,84,155.00 (Rupees Twenty Five Lakh Eighty Four Thousand One Hundred Fifty Five 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.

Sharadkumar
B. Chalikwar

Director

Sharadkumar B. Chalikwar
Govt. Reg. Valuer
Chartered Engineer (India)
Reg. No. (N) CCIT/1-14/52/2008-09
Encl: Valuation report.

Digitally signed by Sharadkumar B.
Chalikwar
DN: cn=Sharadkumar B. Chalikwar,
o=Vastukala Consultants (I) Pvt. Ltd.,
ou=CMD, email=cmd@vastukala.com, c=IN
Date: 2023.05.18 15:16:02 +05'30'

Auth Sign.



Nashik : 4, 1st Floor, Madhusha Elite, Vrundavan Nagar, Jatra-Nandur Naka Link Road, Adgaon, Nashik - 422 003, (M.S.)
E-mail : nashik@vastukala.org, Tel. : +91 253 4068262 / 9890380564

Our Pan India Presence at :

Mumbai Aurangabad Pune Rajkot
Thane Nanded Indore Raipur
Delhi NCR Nashik Ahmedabad Jaipur

Regd. Office : 121, 1st Floor, Akruti Star,
Central Road, MIDC, Andheri (E),
Mumbai - 400 093, (M.S.), INDIA
TeleFax: +91 22 28371325/24
mumbai@vastukala.org