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    "label": "SARFAESI Securitisation And Reconstruction Of Financial Assets And Enforcement Of Security Interest Act, 2002"
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    "firstName": "Anmol Tiwari",
    "lastName": "Tiwari",
    "mobileNo": "",
    "workMobileNo": "7977031040",
    "email": ""
  },
  "fees": {
    "type": "fixed",
    "propertyValue": "9000000",
    "discussWithPerson": "Anmol Tiwari",
    "expectedFees": 4500,
    "quotedAmount": "2500"
  },
  "organization": {
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"name": "Vastukala Consultants India Pvt. Ltd.",
"email": "info@vastukala.org",
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"city": "Mumbai"
},
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  "email": "sbi.17889@sbi.co.in",
  "mobileNo": "022-23707514",
  "alternateMobileNo": "",
  "address": "Retail Assets Centralised Processing Centre, Mumbai South Voltas
House, 'A', 1st Floor, Dr. Ambedkar Road, Chinchpokli (East), Mumbai - 400 033, State
- Maharashtra, Country - India.\r\n",
  "ledgerName": "STATE BANK OF INDIA - CHINCHPOKALI",
  "fax": "022-23707512 / 13",
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  "label": "Residential"
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"firstName": "Sachin",
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"profilePhoto": "users\\60af3d172ffdf65bcd6585cd\
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"siteEngineer": {
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"role": "SITEENGINEER",
"firstName": "RAJESH",
"email": "rajeshb.ghadi@gmail.com",
"lastName": "GHADI",
"mobileNo": "8652092666",
"designation": "",
"shortName": "RHG",
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"rateVerifier": {
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"lastName": "Kuperkar",
"mobileNo": "9004134140",
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    "email": "manoj@vastukala.org",
    "lastName": "Chalikwar",
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"PANNo": "AERPC9086P",
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    "remark": ""
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  {
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"address": {
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    "value": "Maharashtra",
    "label": true
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  "value": "Navi Mumbai",
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"label": false
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  "value": "B",
  "label": true
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  "label": false
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  "label": true
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  "value": "203",
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"suburb": {
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"value": "",
"label": false
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"flatSpecifications": {
"roof": {
"value": "rcc_Slab",
"label": "R. C. C. Slab"
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"flooring": {
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"doors": {
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"windows": {
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"label": "Powder coated Aluminum sliding windows"
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"fittings": {
"value":
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  "townplanApprovedByList": {
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    "label": "Navi Mumbai Municipal Corporation"
  },
  "whetherCoveredUnderAnyState": {
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  "asPerActualAgreement": {
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    "west": "Shiv Swastik CHSL",
    "south": "Internal Road",
    "east": "Internal Road"
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  "asPerDocumentAgreement": {
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    "west": "Details not available",
    "south": "Details not available",
    "east": "Details not available"
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  "extraDetailOfProperty": ""
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"compositeRate": {
  "remark": "As per Site Inspection, Actual Total Carpet area 502.00 Sq. Ft. (Including Flowerbed) is more than Carpet area 428.00 Sq. Ft. mentioned in the documents provided to us. We have considered area mentioned in the documents. Hence, to give

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proper weightage to the value of the property, higher rate i.e. 25,798/- per Sq. Ft. is considered.",

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"depreciationPercentage": "27",
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"rate": "119400",
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"squareMeterGuideLineRate": "119400.00",
"squareFeetGuideLineRate": "11093.00"
},
"igrFinalRate": {
"rate": "9867.00",
"squareFeetGuideLineRate": "9867.00",
"squareMeterGuideLineRate": "106206.00"
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"value": "Medium",
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"label": "Residential Purpose"
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"taxAmount": "Details not available",
"electricityServiceConnectionNo": "Details not available",
"meterCardHolderName": "Details not available",
"undividedAreaOfLandAsPerSaleDeed": "Details not available",
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"tenantName": "Mr. Mohan Raut (Rented since - 5 Years)",
"maintenanceOfFlat": "Good"
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"marketability": {
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"marketabilityList": {
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"negativeFactorsOfAffectMarketValue": "No"
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    "label": "6\" Thk. Brick Masonery"
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    "label": "Municipal Water Supply"
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  "pavementLaid": {
    "value": "Yes",
    "label": "Yes"
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  "carParking": {
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    "label": "Along with One Car Parking"
  },
  "constructionWorkStatus": {
    "value": "Completed",
    "label": "Completed"
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  "asthetikLook": {
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    "label": "Plain Looking"
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  "dateOfConstruction": {
    "date": "1",
    "month": "1",
    "year": "2005",
    "fullDate": "1/1/2005"
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  "planningArea": {
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"typeOfStructure": {
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  "label": "R.C.C. Framed"
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  "label": "R.C.C. Foundation"
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"qualityOfConstruction": {
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  "label": "Good"
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"materialUsedList": {
  "value": "Good",
  "label": "Good"
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"buildingSpecification": {
  "value": "Information_Not_Available",
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  "label": "Good"
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"protAgainstNatDis": {
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  "label": "Information not available"
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"sewerageSystem": {
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  "label": "Connected to Municipal Sewerage System"
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"walls": {
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  "label": "Yes"
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"appearanceOfTheBuilding": {
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"maintenanceOfTheBuilding": {
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"maintenanceIssues": {
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"label": "Information not available"
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"visibleDamageInBuilding": {
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"systemOfAirConditioning": {
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  "label": "Yes"
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"provisionOfFirefighting": {
  "value": "Information_not_available",
  "label": "Information not available"
},
"groundStilt": {
  "value": "Part_Ground_and_Part_Stilt",
  "label": "Part Ground + Part Stilt"
},
"yearOfConstructionAsPer": {
  "value": "as_per_occupancy_certificate",
  "label": "As per occupancy certificate"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "42",
"ageOfBuilding": "18",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "7",
"flatFloorNo": "2",
"noOfLifts": "1",
"noOfDwellingUnitsInBuilding": "4"
},
"finalPlinthArea": {
  "area": "513.60",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Area As per Agreement for sale"
},
"routeMap": {
  "routeMapDetail": {
    "routeStation": {
      "value": "Railway_Station",
      "label": "Railway Station"
    }
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  "routeMapImg": "cases/64743073b05e530fb6c7685b/
routeMap_1685533224981_Image.png",
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"routeLat": "19.063061",
"routeLng": "73.003255",
"stationName": "Sanpada",
"routeDistance": "1.1 Km."
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"finalLatLng": {
  "coordinates": [
    null,
    null
  ],
  "type": "Point"
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"showLocation": {
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  "finallatLng": true
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"locationMapImg": [
  {
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    "name": "e541d",
    "image": "cases/64743073b05e530fb6c7685b/
routeMap_1685532968649_Image.png"
  }
]
},
"valuation": {
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  "totalwardrobesRate": "0",
  "wardrobesQty": "0",
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  "showcasesRate": "0",
  "totalshowcasesRate": "0",
  "kitchenArrangementsQty": "0",
  "kitchenArrangementsRate": "0",
  "totalkitchenArrangementsRate": "0",
  "superfineFinishQty": "0",
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  "totalsuperfineFinishRate": "0",
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  "totalinteriorDecorationsRate": "0",
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"othersQty": "0",
"othersRate": "0",
"totalothersRate": "0",
"finaltotal": "11041544.00",
"bookValue": "0",
"finalValue": "11041544.00"
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"outward": {
  "status": true,
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  "date": "Wed May 31 2023 17:13:54 GMT+0530 (India Standard Time)",
  "number": "046822",
  "dayCount": "9",
  "monthCount": "282",
  "generatedBy": "60eebe33f3dd69653a5837ae"
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"rateVerify": {
  "status": false
},
"underConstruction": {
  "rccFootingFoundation": {
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    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": true
  },
  "rccPlinth": {
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"status": false
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"status": false
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"window": {
"label": "Window",
"floorsCompleted": "",
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"label": "Flooring, Tiling, Kitchen Platform",
"floorsCompleted": "",
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"status": false
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  "isHideFloor": false,
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"externalPainting": {
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  "status": false
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"electrificationPlumbingSanitaryInstallation": {
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  "isHideFloor": false,
  "status": false
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"passageStaircaseLobbyDevelopment": {
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  "status": false
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"parkingImages": [],
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    "orientation": "portrait"
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    "status": false,
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    "name": "Bedroom",
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externallmg_1685507057469_WhatsApp_Image_20230531_at_94414_AM.jpeg",
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  "orientation": "portrait"
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  "name": "Passage",
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externallmg_1685507037246_WhatsApp_Image_20230531_at_94412_AM_1.jpeg",
  "orientation": "portrait"
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]
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    "min": "0.00",
    "max": "0.00"
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    "max": "0.00"
  }
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    "quantity": "0.00",
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    "isEditable": false
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  "wardrobes": {
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"title": "Showcases",
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  "ratePerUnit": "0.00",
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  "isEditable": true
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  "ratePerUnit": "0.00",
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  "status": true,
  "isEditable": true
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  "ratePerUnit": "0.00",
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  "isEditable": true
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"extraCollapsibleGates": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
}
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},
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  "ratePerUnit": "0.00",
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  "isEditable": true
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
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  "isEditable": true
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  "quantity": "",
  "ratePerUnit": "",
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  "status": true,
  "isEditable": false
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"taskStatus": {
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  "RATE_VERIFY": false,
  "MAKER": true,
  "CHECKER": true,
  "PREPARE_INVOICE": false,
  "PRINT": false,
  "SIGN": false,
  "SIGNED_REPORT_UPLOAD": false,
  "DELIVERY": false,
  "PAYMENT_COLLECT": false,
  "COMPLETED": false
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  "value": "LEAD"
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"empanelmentNo": [],
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"_id": "64743073b05e530fb6c7685b",
"ownerName": "Mrs. Neha Shankarrao Dhawale & Mr. Abhishek Bharat Indalkar",
"ownerPhoneNo": "9137080159",
"appAddress": "Flat no 203.3floor B-wing,Siddha Rameshwar CHS,Plot no 111,Sector
1,Sanpada ",
"remark": "Required valuation RV 1.10\nAbhishek : 9137080159\nShobha Madam ",
"documents": [
  {
    "documentType": {
      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    },
    "inputs": {
      "documentDate": "03/05/2023",
      "from": {
        "value": "Seller",
        "label": "Seller"
      },
      "Seller": "Mr. Avinash C. Pandge & Mrs. Aarti Avinash Pandge",
      "to": {
        "value": "Purchasers",
        "label": "Purchasers"
      },
      "Purchasers": "Mrs. Neha Shankarrao Dhawale & Mr. Abhishek Bharat Indalkar"
    },
    "isHardCopy": false,
    "displayStatus": true,
    "id": "252731",
    "path": "cases/64743073b05e530fb6c7685b/
document_1685336077643_DocScanner_May_22_2023_1649.pdf",
    "fileName": "document_1685336077643_DocScanner_May_22_2023_1649.pdf"
  },
  {
    "documentType": {
      "value": "60ae124baa6d152c1801b2fd",
      "label": "Occupancy Certificate"
    },
    "inputs": {
      "documentDate": "06/07/2005",
      "nameOfApprovingAuthority": {
        "value": "Navi_Mumbai_Municipal_Corporation."
      }
    }
  }
]
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    "label": "Navi Mumbai Municipal Corporation."
  },
  "number": {
    "value": "No",
    "label": "No"
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  "No": "NRV / BP / Case No. B-2560 / 2210 / 2005"
},
"isHardCopy": false,
"displayStatus": false,
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"path": "cases/64743073b05e530fb6c7685b/document_1685531172855_OC.pdf",
"id": "835293",
"uploadedBy": "60eebe33f3dd69653a5837ae",
"createdAt": "Wed May 31 2023 16:36:23 GMT+0530 (India Standard Time)"
}
],
"caseNumber": "001757",
"createdBy": "60af3d172ffdf65bcd6585cd",
"caseHistory": [
  {
    "id": "298778",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Mon May 29 2023 10:26:19 GMT+0530 (India Standard Time)"
  }
],
"owners": [
  {
    "name": "Mrs. Neha Shankarrao Dhawale & Mr. Abhishek Bharat Indalkar",
    "phone": "9137080159",
    "ownershipShare": "",
    "email": "",
    "id": "555739"
  }
],
"siteInspection": [],
"composition": [
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      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "442340",
    "name": "Bedroom",
    "length": "9.75",
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"length1": "9",
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"width": "15.25",
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"width2": "3",
"totalArea": "148.69",
"images": [],
"extraAreas": [],
"finalArea": "148.69"
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    "label": "Square Feet"
  },
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  "name": "Kitchen",
  "length": "10.58",
  "length1": "10",
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  "width": "8.08",
  "width1": "8",
  "width2": "1",
  "totalArea": "85.55",
  "images": [],
  "extraAreas": [],
  "finalArea": "85.55"
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    "label": "Square Feet"
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  "name": "WC",
  "length": "3.75",
  "length1": "3",
  "length2": "9",
  "width": "2.92",
  "width1": "2",
  "width2": "11",
  "totalArea": "10.94",
  "images": [],
  "extraAreas": [],
  "finalArea": "10.94"
},
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    "label": "Square Feet"
  },
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  "name": "Bathroom",
  "length": "4.50",
  "length1": "4",
  "length2": "6",
  "width": "3.50",
  "width1": "3",
  "width2": "6",
  "totalArea": "15.75",
  "images": [],
  "extraAreas": [],
  "finalArea": "15.75"
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{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "4",
  "name": "Passage",
  "length": "2.00",
  "length1": "2",
  "length2": "00",
  "width": "4.00",
  "width1": "4",
  "width2": "00",
  "totalArea": "8.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "8.00"
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{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "5",
  "name": "Living Room",
  "length": "9.67",
  "length1": "9",
  "length2": "8",
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"width": "17.67",
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"width2": "8",
"totalArea": "170.78",
"images": [],
"extraAreas": [],
"finalArea": "170.78"
},
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  "measurementType": {
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    "label": "Square Feet"
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  "name": "Flowered Area",
  "length": "8.25",
  "length1": "8",
  "length2": "3",
  "width": "7.58",
  "width1": "7",
  "width2": "7",
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  "images": [],
  "extraAreas": [],
  "finalArea": "62.56"
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],
"otherComposition": [],
"externalReport": [],
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      "label": "Agreement for sale"
    },
    "docMeasurementType": {
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      "label": "Square Feet"
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    "id": "277463",
    "selectAreaTypeDocument": "Carpet",
    "totalAreaDocument": "428",
    "squareMeterArea": "39.76",
    "docFinalBuiltUp": "513.6",
    "docFinalBuiltUpSquareMeter": "47.711999999999996",
    "docBuiltupPercentage": "20",
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    "docSaleablePercentage": "0",
    "docFinalSaleable": "0",
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"images": [],
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    "id": "1",
    "property": "Sanpada Sector 1",
    "area": "812",
    "builtUpPercentage": "20",
    "saleablePercentage": "20",
    "rateType": "price_Indicator",
    "areaType": "Carpet",
    "floor": "2",
    "source": "https://www.99acres.com/",
    "expectedPrice": "17500000",
    "expectedRate": "21551.72",
    "builtUpExpectedRate": "17959.77",
    "image": "cases/64743073b05e530fb6c7685b/
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  },
  {
    "printlnReport": true,
    "_id": "647717c7b05e530fb6c976b8",
    "id": "2",
    "property": "Sanpada Sector 1",
    "area": "465",
    "builtUpPercentage": "20",
    "saleablePercentage": "20",
    "rateType": "price_Indicator",
    "areaType": "Carpet",
    "floor": "Middle",
    "source": "Nobroker.com",
    "expectedPrice": "11000000",
    "expectedRate": "23655.91",
    "builtUpExpectedRate": "19713.26",
    "image": "cases/64743073b05e530fb6c7685b/
indicator_1685526471367_Image.png"
  },
  {
    "printlnReport": true,
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"property": "Sanpada Sector 1",
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"areaType": "Built_Up",
"floor": "Lower",
"source": "Housing.Com",
"expectedPrice": "9500000",
"expectedRate": "16183.99",
"builtUpExpectedRate": "9500000",
"image": "cases/64743073b05e530fb6c7685b/
indicator_1685526590740_Image.png"
},
{
  "printlnReport": true,
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  "id": "4",
  "property": "Sanpada Sector 1",
  "area": "468",
  "builtUpPercentage": "10",
  "saleablePercentage": "20",
  "rateType": "sale_Instance",
  "areaType": "Built_Up",
  "floor": "1st Floor",
  "source": "Index_no.2",
  "expectedPrice": "8100000",
  "expectedRate": "17307.69",
  "builtUpExpectedRate": "8100000",
  "image": "cases/64743073b05e530fb6c7685b/
indicator_1685526958364_Image.png"
}
],
"externalImages": [
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    "path": "cases/64743073b05e530fb6c7685b/
externallmg_1685507037235_WhatsApp_Image_20230531_at_94410_AM.jpeg",
    "orientation": "landscape"
  },
  {
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    "path": "cases/64743073b05e530fb6c7685b/
externallmg_1685507037239_WhatsApp_Image_20230531_at_94411_AM_1.jpeg",
    "orientation": "portrait"
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  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
    "_id": "6476cbddb05e530fb6c8f4f5",
    "name":
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    "path": "cases/64743073b05e530fb6c7685b/
externallmg_1685507037240_WhatsApp_Image_20230531_at_94411_AM.jpeg",
    "orientation": "portrait"
  },
  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
    "_id": "6476cbddb05e530fb6c8f4f6",
    "name":
"externallmg_1685507037246_WhatsApp_Image_20230531_at_94412_AM_1.jpeg",
    "path": "cases/64743073b05e530fb6c7685b/
externallmg_1685507037246_WhatsApp_Image_20230531_at_94412_AM_1.jpeg",
    "orientation": "portrait"
  },
  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
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    "name":
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    "path": "cases/64743073b05e530fb6c7685b/
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    "orientation": "portrait"
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  {
    "type": "EXTERNAL_IMAGES",
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    "name":
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    "path": "cases/64743073b05e530fb6c7685b/
externallmg_1685507037250_WhatsApp_Image_20230531_at_94412_AM.jpeg",
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    "orientation": "portrait"
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Name	Length	Width	Total
Composition :			
Bedroom	9'9"	15'3"	148.69
Kitchen	10'7"	8'1"	85.55
WC	3'9"	2'11"	10.94
Bathroom	4'6"	3'6"	15.75
Passage	2'00"	4'00"	8.00
Living Room	9'8"	17'8"	170.78

Flowered Area

8'3"

7'7"

62.56

Other

Composition :
