



VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 201, 2nd Floor, "Laxmi Sky Park Apartment", Survey No. 207 / 6 / C / 2 / 2 / 3, Plot No. 2 / 3, Behind Pune Vidyatri Grihas College, Near Reliance Petrol Pump, Sneha Nagar, Dindori Road, Village – Mhasrul, Taluka – Nashik, District – Nashik, PIN – 422 004, State – Maharashtra, Country – India belongs to Name of Owner: **Mr. Jayesh Anil More & Mr. Anil Babulal More**

Boundaries of the property:

Boundaries	Plot	Flat
North	Open Plot	Flat No. 202
South	Hariom Group	Marginal Space
East	Road	Lobby
West	Building	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 ₹ **58,80,000.00 (Rupees Fifty Eight Lakh Eighty Thousand Only)**. As per Site Inspection 45% Construction work is completed.

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=MANOJ BABURAO CHALIKWAR, o=VASTUKALA CONSULTANTS (I) PRIVATE LIMITED,
ou=admins,
2.5.4.20=9822b6c4fad35dc03edc99c26865913490c0e550e0833
115279b17a18b5652, postalCode=400069, st=Maharashtra,
serialNumber=41x56a566ab8cc89d662a55a8f6c3cfe0111122e
94e28f2a29a3276d338fc, cn=MANOJ BABURAO CHALIKWAR
Date: 2023.06.05 15:47:02 +05'30'

Director

Manoj B. Chalikwar

Registered Valuer
Chartered Engineer (India)
Reg. No. CAT-I-F-1763
SBI Empanelment No.: SME/TCC/2021-22/86/3
Encl: Valuation report.

Auth. Sign.



Manoj Chalikwar
06/06/23



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