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{
  "typeOfReport": {
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    "label": "Single Flat"
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  "leadFrom": {
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  "purposeOfValuation": {
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    "label": "Visa Application"
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  "masterTypeOfPurpose": {
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    "label": "Non SARFAESI"
  },
  "toAssess": {
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  "fees": {
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    "propertyValue": "",
    "discussWithPerson": "",
    "expectedFees": null,
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  },
  "organization": {
    "_id": "5f2bdee67813470eb443deb4",
    "name": "Vastukala Consultants India Pvt. Ltd.",
    "email": "info@vastukala.org",
    "address": "121, 1st Floor, Ackruti Star, Central Road, MIDC, Andheri (E), Mumbai",
    "city": "Mumbai"
  },
  "client": {
    "_id": "64894a42ec0ce7092aac50d6",
    "type": "PRIVATE_CLIENT",
    "name": "Paresh Karia",
    "displayName": "Paresh Karia",
    "initial": "P"
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    "role": "VALUER",
    "firstName": "Manoj",
    "email": "manoj@vastukala.org",
    "lastName": "Chalikwar",
    "mobileNo": "9819597579",
    "shortName": "MBC",
    "workWithDocumentMaker": "",
    "profilePhoto": "users\\5ffe92d27737ca4d986b6453\\
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  },
  "siteEngineer": {
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    "_id": "627208c1afd7d55eddedc372",
    "role": "SITEENGINEER+MAKAR",
    "firstName": "Aniket",
    "email": "aniket@vastukala.org",
    "lastName": "Navale",
    "mobileNo": "9892222307",
    "designation": "",
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    "role": "MAKER+CHECKER",
    "firstName": "Shobha",
    "email": "shobha@vastukala.org",
    "lastName": "Kuperkar",
    "mobileNo": "9004134140",
    "designation": "",
    "shortName": "SH",
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  "email": "shamal@vastukala.org",
  "lastName": "Bodke",
  "mobileNo": "9821740317",
  "designation": "",
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  "firstName": "Manoj",
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  "number": "CAT-I-F-1763"
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"fatherName": "Baburao"
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      "dateTime": "2023-06-14T04:30:00.000Z",
      "remark": ""
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  "visitedDate": [
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      "dateTime": "2023-06-20T06:11:56.927Z",
      "remark": ""
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    {
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      "dateTime": "2023-06-20T06:12:02.564Z",
      "remark": ""
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    "name": "Carpet",
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"compositionFlatType": {
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  "label": true
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  "label": false
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  "key": "selectArea",
  "value": "",
  "label": true
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  "key": "landmark",
  "value": "",
  "label": false
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  "name": "Wing",
  "key": "wing",
  "value": "A",
  "label": true
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  "value": "",
  "label": false
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  "value": "",
  "label": true
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  "name": "New/Current Survey No.",
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  "label": true
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  "name": "Hissa No.",
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  "value": "",
  "label": false
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  "key": "selectNo",
  "value": "2004",
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  "value": "",
  "label": false
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    "value": "rcc_Slab"
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    "value": "VerifiedTileFlooring"
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  "doors": {
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    "label": "Teak Wood Door frame with Solid door with safety door",
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    "value": "Alluminum_sliding_windows_with_M._S._Grills"
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    "value":
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    "value": "Cement_Plastering"
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    "value": "MiddleClass"
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    "value": "Urban"
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  "townplanApprovedByList": {
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    "value": "MCGM"
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  "asPerActualAgreement": {
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    "west": "Oberoi ESquare",
    "south": "Mohan Gokhale Road",
    "east": "B-Tower"
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  "asPerDocumentAgreement": {
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    "south": "",
    "east": ""
  }
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"value": "Middle_Class"
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  "value": "Residential_Purpose"
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  "value": "Owner_Occupied"
},
"monthlyRent": ""
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"siteMeasurement": {
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  },
  "partitions": {
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    "label": "6\" Thk. Brick Masonery"
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    "label": "Municipal Water Supply"
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  "pavementLaid": {
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    "label": "Yes"
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  "carParking": {
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    "label": "Stilt Parking"
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  "constructionWorkStatus": {
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    "label": "Completed"
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  "asthetikLook": {
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    "label": "Plain Looking"
  },
  "dateOfConstruction": {
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    "month": "1",
    "year": "2008",
    "fullDate": "1/1/2008"
  }
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"typeOfStructure": {
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  "label": "Kuccha Structure"
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"typeOfFoundation": {
  "value": "rcc",
  "label": "R.C.C. Foundation"
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"qualityOfConstruction": {
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  "label": "Good"
},
"materialUsedList": {
  "value": "Good",
  "label": "Good"
},
"buildingSpecification": {
  "value": "Standard",
  "label": "Standard"
},
"structuralSafety": {
  "value": "Good",
  "label": "Good"
},
"protAgainstNatDis": {
  "value": "Information_not_available",
  "label": "Information not available"
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"sewerageSystem": {
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  "label": "Connected to Municipal Sewerage System"
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"walls": {
  "value": "1",
  "label": "Yes"
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"label": "Good"
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"maintenancelssues": {
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"visibleDamageInBuilding": {
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"label": "Yes"
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"systemOfAirConditioning": {
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"label": "Yes"
},
"provisionOfFirefighting": {
"value": "1",
"label": "Yes"
},
"groundStilt": {
"value": "stilt",
"label": "Stilt"
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"yearOfConstructionAsPer": {
"value": "Approx.",
"label": "Approx."
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"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "45",
"ageOfBuilding": "15",
"noOfBasement": "3",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "35",
"flatFloorNo": "20",
"noOfLifts": "4",
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"noOfDwellingUnitsInBuilding": "6"
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"routeMap": {
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    "coordinates": []
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  "locationMapImg": []
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"outward": {
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  "date": "Mon Jun 19 2023 15:07:46 GMT+0530 (India Standard Time)",
  "number": "046985",
  "dayCount": "23",
  "monthCount": "162",
  "generatedBy": "63f31d626f9c2254a9b39144"
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"rateVerify": {
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"underConstruction": {
  "rccFootingFoundation": {
    "label": "RCC Footing/Foundation",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": true
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  "rccPlinth": {
    "label": "RCC Plinth",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
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    "label": "Full Building Rcc",
    "floorsCompleted": "",
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    "isHideFloor": false,
    "status": false
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    "isHideFloor": false,
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  "isHideFloor": false,
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  "label": "External Plastering",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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"door": {
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"window": {
  "label": "Window",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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"flooringTillingKitchenPlatform": {
  "label": "Flooring, Tilling, Kitchen Platform",
  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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"electrificationPlumbingSanitaryInstallation": {
  "label": "Electrification, Plumbing, Sanitary Installation",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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"liftInstallation": {
  "label": "Lift Installation",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"passageStaircaseLobbyDevelopment": {
  "label": "Passage, Staircase & Lobby Development",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
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"externalDevelopmentFinalFinishing": {
  "label": "External Development & Final Finishing",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
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"workCompleted": {
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": true
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}
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"guidelineDetails": {
  "finalGuidelineValue": "0",
  "selectedBuildUpValue": "0",
  "selectedBuildUpMeasurementType": ""
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"reportImages": {
  "frontPageImages": [],
  "selfieWithSiteVisitImages": [],
  "externalPhotos": [],
  "parkingImages": [],
  "societyNameBoardImage": [],
  "compositionImages": []
},
"indicatorRange": {
  "carpetRateRange": {
    "min": "0.00",
    "max": "0.00"
  },
  "builtUpRateRange": {
    "min": "0.00",
    "max": "0.00"
  }
},
"detailsOfValuation": {
  "presentValueOfFlat": {
    "title": "Present value of the flat (incl. car parking, if provided)",
    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": false
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    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
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"estimatedValue": "0.00",
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  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "title": "Superfine finish",
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"electricityDeposits": {
  "title": "Electricity deposits / electrical fittings, etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"extraCollapsibleGates": {
  "title": "Extra collapsible gates / grill works etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"potentialValue": {
  "title": "Potential value, if any",
```

```
"quantity": "0.00",
"ratePerUnit": "0.00",
"estimatedValue": "0.00",
"status": true,
"isEditable": true
},
"others": {
  "title": "Others / Car Parking",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"totalValues": {
  "title": "Total",
  "quantity": "",
  "ratePerUnit": "",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": false
}
},
"taskStatus": {
  "SITE_INSPECTION": true,
  "RATE_VERIFY": false,
  "MAKER": false,
  "CHECKER": false,
  "PREPARE_INVOICE": false,
  "PRINT": false,
  "SIGN": false,
  "SIGNED_REPORT_UPLOAD": false,
  "DELIVERY": false,
  "PAYMENT_COLLECT": false,
  "COMPLETED": false
},
"createCase": "true",
"type": "CASE",
"leadType": "LEAD",
"siteVisitType": "FULL",
"isSiteMeasurementAllowed": true,
"finalValuationArea": "0",
"empanelmentNo": [],
"isAdvanceInvoice": false,
"status": true,
"caseStatus": "SITEVISITCOMPLETED",
```

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"_id": "64894a4fec0ce7092aac50df",
"ownerName": "Paresh Karia",
"ownerPhoneNo": "7738609153",
"ownershipShare": "",
"email": "",
"siteVisitContactNo": "7738609153",
"contactPersonName": "Paresh Karia",
"purchaseValueAsPerDocument": "0",
"owners": [
  {
    "name": "Paresh Karia",
    "phone": "7738609153",
    "ownershipShare": "",
    "email": "",
    "id": "762882"
  }
],
"caseReferredBy": "5ffe92d27737ca4d986b6453",
"relationWithOwner": "self",
"fullAddress": "Residential Flat No. 2004, 20th Floor, Wing - A, Oberoi Woods,
International Business Park, Oberoi Garden City, Village - Pahadi Goregaon, Mumbai,
State - Maharashtra, India",
"remark": "",
"documents": [],
"isUrgent": "false",
"isExternal": "false",
"scheduleSiteVisitDate": "Invalid date",
"caseNumber": "001937",
"createdBy": "6006d4ce5080a310ac1fdcf2",
"caseHistory": [
  {
    "id": "880227",
    "title": "Create Case",
    "description": "Create Case",
    "datetime": "Wed Jun 14 2023 10:34:15 GMT+0530 (India Standard Time)"
  }
],
"siteInspection": [
  {
    "areaType": {
      "label": "Carpet",
      "value": "Carpet"
    },
    "providedBy": {
      "label": "Other",
      "value": "Other"
    }
  }
]
```

```
    },
    "_id": "64914371ff2e4a17ce87c031",
    "area": "924.13",
    "providedByName": "Site Visit Measurement ",
    "providedByContactNo": "0000000000"
  }
],
"composition": [
  {
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "990988",
    "name": "Passage",
    "length": "6.25",
    "length1": "6",
    "length2": "3",
    "width": "4.50",
    "width1": "4",
    "width2": "6",
    "totalArea": "28.12",
    "images": [],
    "extraAreas": [],
    "finalArea": "28.12"
  },
  {
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "1",
    "name": "Passage",
    "length": "6.25",
    "length1": "6",
    "length2": "3",
    "width": "4.17",
    "width1": "4",
    "width2": "2",
    "totalArea": "26.04",
    "images": [],
    "extraAreas": [],
    "finalArea": "26.04"
  },
  {
    "measurementType": {
```

```
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "3",
  "name": "Kitchen",
  "length": "",
  "length1": "11",
  "length2": "6",
  "width": "",
  "width1": "7",
  "width2": "8",
  "totalArea": "88.17",
  "images": [],
  "finalArea": "88.17",
  "extraAreas": []
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "3",
  "name": "Dry Balcony",
  "length": "7.67",
  "length1": "7",
  "length2": "8",
  "width": "3.50",
  "width1": "3",
  "width2": "6",
  "totalArea": "26.83",
  "images": [],
  "extraAreas": [],
  "finalArea": "26.83"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "4",
  "name": "Living Room",
  "length": "18.50",
  "length1": "18",
  "length2": "6",
  "width": "11.50",
  "width1": "11",
```

```
"width2": "6",
"totalArea": "212.75",
"images": [],
"extraAreas": [],
"finalArea": "212.75"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "5",
  "name": "Dining",
  "length": "10.25",
  "length1": "10",
  "length2": "3",
  "width": "8.17",
  "width1": "8",
  "width2": "2",
  "totalArea": "83.71",
  "images": [],
  "extraAreas": [],
  "finalArea": "83.71"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "6",
  "name": "Study Room",
  "length": "10.83",
  "length1": "10",
  "length2": "10",
  "width": "7.58",
  "width1": "7",
  "width2": "7",
  "totalArea": "82.15",
  "images": [],
  "extraAreas": [],
  "finalArea": "82.15"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  }
}
```



```
},
  "id": "7",
  "name": "Passage",
  "length": "4.92",
  "length1": "4",
  "length2": "11",
  "width": "3.25",
  "width1": "3",
  "width2": "3",
  "totalArea": "15.98",
  "images": [],
  "extraAreas": [],
  "finalArea": "15.98"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "8",
  "name": "Toilet",
  "length": "7.25",
  "length1": "7",
  "length2": "3",
  "width": "3.42",
  "width1": "3",
  "width2": "5",
  "totalArea": "24.77",
  "images": [],
  "extraAreas": [],
  "finalArea": "24.77"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "9",
  "name": "Bedroom",
  "length": "13.58",
  "length1": "13",
  "length2": "7",
  "width": "9.83",
  "width1": "9",
  "width2": "10",
  "totalArea": "133.57",
```

```
"images": [],
"extraAreas": [],
"finalArea": "133.57"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "10",
  "name": "Bedroom",
  "length": "14.42",
  "length1": "14",
  "length2": "5",
  "width": "9.83",
  "width1": "9",
  "width2": "10",
  "totalArea": "141.76",
  "images": [],
  "extraAreas": [],
  "finalArea": "141.76"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "11",
  "name": "Toilet",
  "length": "5.92",
  "length1": "5",
  "length2": "11",
  "width": "4.42",
  "width1": "4",
  "width2": "5",
  "totalArea": "26.13",
  "images": [],
  "extraAreas": [],
  "finalArea": "26.13"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "12",
```

```
"name": "Balcony Area",
"length": "6.75",
"length1": "6",
"length2": "9",
"width": "6.58",
"width1": "6",
"width2": "7",
"totalArea": "44.44",
"images": [],
"extraAreas": [],
"finalArea": "44.44"
}
],
"otherComposition": [],
"externalReport": [],
"documentPerArea": [],
"images": [],
"indicatorArr": [],
"externalImages": [
{
  "type": "EXTERNAL_IMAGES",
  "status": false,
  "_id": "649143e7ff2e4a17ce87c1a7",
  "name": "externalImg_r_1687241699380_image.jpg",
  "path": "cases/64894a4fec0ce7092aac50df/
externalImg_r_1687241699380_image.jpg",
  "orientation": "portrait"
},
{
  "type": "EXTERNAL_IMAGES",
  "status": false,
  "_id": "649143e7ff2e4a17ce87c1a8",
  "name": "externalImg_r_1687241698387_image.jpg",
  "path": "cases/64894a4fec0ce7092aac50df/
externalImg_r_1687241698387_image.jpg",
  "orientation": "portrait"
},
{
  "type": "EXTERNAL_IMAGES",
  "status": false,
  "_id": "649143e7ff2e4a17ce87c1a9",
  "name": "externalImg_r_1687241699022_image.jpg",
  "path": "cases/64894a4fec0ce7092aac50df/
externalImg_r_1687241699022_image.jpg",
  "orientation": "portrait"
},
}
```

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{
  "type": "EXTERNAL_IMAGES",
  "status": false,
  "_id": "649143e7ff2e4a17ce87c1aa",
  "name": "externalImg_r_1687241698681_image.jpg",
  "path": "cases/64894a4fec0ce7092aac50df/
externalImg_r_1687241698681_image.jpg",
  "orientation": "portrait"
},
{
  "type": "EXTERNAL_IMAGES",
  "status": false,
  "_id": "649143e7ff2e4a17ce87c1ab",
  "name": "externalImg_r_1687241699833_image.jpg",
  "path": "cases/64894a4fec0ce7092aac50df/
externalImg_r_1687241699833_image.jpg",
  "orientation": "portrait"
}
],
"externalDocuments": [
  {
    "originalName": "Valuation_Report_Paresh Karia.pdf",
    "filename": "1687167475721_Valuation_Report_Paresh_Karia.pdf",
    "path": "cases/64894a4fec0ce7092aac50df/
externalDocuments/1687167475721_Valuation_Report_Paresh_Karia.pdf",
    "size": "1144386",
    "documentType": {
      "value": "60ae124caa6d152c1801b300",
      "label": "Signed Report"
    },
    "createdAt": "Mon Jun 19 2023 15:07:55 GMT+0530 (India Standard Time)",
    "uploadedBy": "63f31d626f9c2254a9b39144"
  }
],
"createdAt": "2023-06-14T05:04:15.481Z",
"updatedAt": "2023-06-20T06:15:35.560Z",
"__v": 0,
"updatedBy": "627208c1afd7d55eddedc372",
"briefDescOfProperty": "2 Bedroom + Living Room + Kitchen + 3 Passage + Dry
Balcony + Dining + Study Room + 2 Toilet + Balcony Area",
"carpetTotal": "934.42",
"finalMeasurementType": "Sq. Ft.",
"otherCarpetTotal": "0.00",
"builtupPercentage": "10",
"finalBuiltupArea": "1027.86",
"finalCarpetArea": "934.42",
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"finalSalableArea": "1130.65",
"salablePercentage": "10",
"toBeAdded": "",
"reason": "",
"siteVisitDate": "2023-06-20"

}

Name	Length	Width	Total
Composition :			
Passage	6'3"	4'6"	28.12
Passage	6'3"	4'2"	26.04
Kitchen	11'6"	7'8"	88.17
Dry Balcony	7'8"	3'6"	26.83
Living Room	18'6"	11'6"	212.75
Dining	10'3"	8'2"	83.71
Study Room	10'10"	7'7"	82.15
Passage	4'11"	3'3"	15.98
Toilet	7'3"	3'5"	24.77
Bedroom	13'7"	9'10"	133.57
Bedroom	14'5"	9'10"	141.76
Toilet	5'11"	4'5"	26.13
Balcony Area	6'9"	6'7"	44.44
Other Composition :			