

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Row Bungalow No.1, Ground Floor + First Floor, "Gurukrupa Row-Bungalow", Survey No.192/1+192/2+192/4, Plot No. 8+9+10+11+12/8, Near Mauli Mata Mandir, Ambedkar Nagar, Village – Ambadkhurd, Taluka & District - Nashik, PIN Code – 422 007, State – Maharashtra, Country – India belongs to **M/s. Gurukrupa Estate**. Name of Proposed Purchaser: **Shri. Rajkumar Lalu Rawat**.

Boundaries of the property.

North : Company
South : Road
East : Row Bungalow No.2 on Plot No.8 to 12/8
West : Row Bungalow No.2 on Plot No.8 to 12/7

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 this particular purpose at **₹ 43,85,900.00 (Rupees Forty Three Lakh Eighty Five Thousand Nine Hundred Only)**. As per Site Inspection **81%** 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.**

**Sharadkumar
B. Chalikwar**

Digitally signed by Sharadkumar B. Chalikwar
DN: cn=Sharadkumar B. Chalikwar,
o=Vastukala Consultants (I) Pvt. Ltd.,
ou=CMD, email=cmd@vastukala.org, c=IN
Date: 2023.07.07 14:50:00 +05'30'

Director

Auth. Sign.



Sharadkumar B. Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

Reg. No. (N) CCIT/1-14/52/2008-09

PNB Empanelment No. ZO:SAMD:1138

Encl: Valuation report



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