



Valuation Report Prepared For: BOM/ Annapurna Indore Branch/Smt. Neha W/o. Shri. Arpit Panchal & Other (002427/2301537) Page 2 of 12

Vastu/Indore/07/2023/002427/2301537

13/18-162-JAA

Date: 13.07.2023

VALUATION OPINION REPORT

The property of Residential Open Plot No. 92, "Shanti Vihar Colony", Near Shiv Kripa Colony, Ward No. 64, Gram - Chitawad, Tehsil & District - Indore, PIN - 452 001, State - Madhya Pradesh, Country - India belongs to Smt. Neha W/o. Shri. Arpit Panchal & Shri. Arpit Panchal S/o. Shri. Banshilalji Panchal.

Boundaries of the property:

Particulars	:	As per Sale Deed	As per Actual at Site
North	:	Plot No. 93	Plot No. 93
South	:	Plot No. 91	Plot No. 91
East	:	Colony Road	Colony Road
West	:	Plot No. 87	Plot No. 87

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 valued for banking purpose at ₹ 1,32,02,000/- (Rupees One Crore Thirty Two Lakh Two Thousand 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.

MANOJ
BABURAO
CHALIKWAR

Director

Manoj B. Chalikwar
Registered Valuer
Chartered Engineer (India)
Reg. No. CAT-I-F-1763
Encl: Valuation report

Digitally signed by MANOJ BABURAO CHALIKWAR
DN: cn=B, o=VASTUKALA CONSULTANTS (I) PRIVATE
LIMITED, ou=Indore,
2.5.4.20=9822b6c4fad35dc03edcf96c2685913490cf5d13
u41231113279b17e118b5852, postalCode=400050,
st=Maharashtra,
serialNumber=41a56a566b8cc89d6b2a5588fccc3cb21f3
1bd2e394e287e29a3778623bfc, cn=MANOJ BABURAO
CHALIKWAR
Date: 2023.07.14 11:03:51 +05'30'

Manoj



Auth. Sign.

Rec. Jem 15/7/23.



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