



VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 01, Ground Floor, Wing - D, Type - A, "Jadhav Park", Survey No. 179/2+179/3, Village - Satpur, Bajrang Nagar, Kewal Park Road, Near Amruteshwar Mahadev Temple Nashik, Taluka & District - Nashik, PIN - 422 012, State - Maharashtra, Country - India belongs to **Shri. Aaba Mangalsingh Patil**.

Boundaries of the property.

Boundaries	As per Site (Building)	As per Site (Flat)
North	E-Wing & Road	Flat No. E-1
South	C-Wing & Kewal Park Road	Duct & Flat No. C-01
East	Road	Duct & Flat No. D-02
West	Road	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 and valued for this particular purpose at **₹ 21,06,000.00 (Rupees Twenty One Lakh Six 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

Digitally signed by MANOJ BABURAO CHALIKWAR
DN: c=IN, o=VASTUKALA CONSULTANTS (I) PRIVATE LIMITED,
ou=Admin,
2.5.4.20=982226c4f4d35d30b0c33a2484591349d0c330e41333
115279b17a18b5652, postalCode=400086, st=Maharashtra,
serialNumber=41a556a566ab0cc9f0582a55a8fca3c7eb31f31b2
91e28f2e29a2279a3304c, cn=MANOJ BABURAO CHALIKWAR
Date: 2023.07.13 17:51:43 +05'30'

Director

Manoj B. Chalikwar

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

Auth. Sign.



Received
[Signature]

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