



## VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 14, 4th Floor, "Ganesh Vandan Apartments", Survey No. 279/ 1 /10 /2 / 7/ 2, Plot No. 01, Behind KK Wagh College, Durga Nagar, Canal Road, Mumbai - Agra Road, Village – Nashik, Taluka & District – Nashik, PIN Code – 422 003, State – Maharashtra, Country – India belongs to **Mr. Darshan Dhansingh Rajput**.

### Boundaries of the property.

Boundaries	As per Site	As per Document (Flat)
North	Road	Lobby / Lift / Flat No .15
South	Road	Marginal Space
East	Building	Flat No. 13
West	Open Plot	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 **₹ 31,24,000.00 (Rupees Thirty One Lakh Twenty Four Thousand Only)**. As per Site Inspection **66%** 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: 2023.07.14 10:36:01 +05'30'

Auth. Sign.



Director

Sharadkumar B. Chalikwar

Registered Valuer

Chartered Engineer (India)

Reg. No. CAT-I-F-1763

UBI Emp No. ROS: ADV: Valuer/033:008:2021-22

Received  
Darshan

Nashik : 4, 1<sup>st</sup> Floor, Madhusa Elite, Vrundavan Nagar, Jatra-Nandur Naka Link Road, Adgaon, Nashik - 422 003, (M.S.)  
E-mail : nashik@vastukala.org, Tel. : +91 253 4068262 / 9890380564

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Regd. Office : B1-001, U/B Floor, Boomerang,  
Chandivali Farm Road, Andheri (East),  
Mumbai - 400 072, (M.S.), INDIA  
TeleFax : +91 22 28371325/24  
mumbai@vastukala.org

