

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Land & Row House on Plot No. G - 09, "County Walk Colony", Indore Bypass Road, Gram Jhalariya, Tehsil & District Indore, PIN - 453 771, State - Madhya Pradesh, Country - India belongs to **Shri. Varun Sharma S/o Shri. Pramod Sharma & Smt. Madhavi Sharma W/o Shri. Pramod Sharma.**

Boundaries of the property.

North : Plot No. G - 08
South : Plot No. G - 10
East : 18.00 M. Wide Road
West : Plot No. G - 14

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

Particulars	Fair Market Value In (₹)	Realizable Value In (₹)	Distress Sale Value In (₹)	Insurable Value In (₹)
Residential Land & Row House	2,14,37,133/-	1,92,93,420/-	1,71,49,706/-	26,72,082/-

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: 2023.10.13 13:18:41 +05'30'

Handwritten signature



Sharadkumar B. Chalikwar

Govt. Reg. Valuer
Chartered Engineer (India)
Reg. No. IBBI/RV/07/2019/11744
Reg. No. (N) CCIT/1-14/52/2008-09
Encl: Valuation report.



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