

Vastu/Nashik/08/2023/3099/2302034

12/05-180-CHV

Date: 12.08.2023

1. VALUATION OPINION REPORT

This is to certify that the property bearing Residential Land and House on Tenement No. N-31/A-2/08/09, Ground + First Floor, 3rd Scheme, Aashadh Sector, Near Saptashrungi Devi Mandir, Vijay Nagar, Saibaba Nagar, Village – CIDCO, Taluka – Nashik, District – Nashik, Pin Code – 422 010, State - Maharashtra, Country – India belongs Smt. Surekha Balasaheb Jagtap, Sau. Swati Arun Gaikwad, Sau. Bharati Sunil Khandagale, Sau. Arti Ganesh Pawar & Sau. Jyoti Sandesh (alias) Mohan Madane. Name of Proposed Purchaser: Shri. Ajay Nagraj Mahale & Sau. Rupali Ajay Mahale.

Boundaries of the property.

North : Road
South : Tenement No. N-31/A-2/08/10
East : Tenement No. N-31/A-2/08/08
West : Road

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 Fair Market Value for this particular purpose at is ₹ 16,14,331.00 (Rupees Sixteen Lakh Fourteen Thousand Three Hundred Thirty One 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

Reg. No. IBBI/RV/07/2018/10366

BOB Empanelment No.: ZO:MZ:ADV:46:941

Encl: Valuation Report

Auth. Sign.



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14-08-2023

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