



VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 103, 1st Floor, "Simran Garden-2", Block - A, Plot No. A- 6, Khandwa Road, Gram Limbodi, Tehsil & District Indore, PIN – 452 001, State – Madhya Pradesh, Country – India belongs to **M/s. Simran Infra Project Pvt. Ltd.**

Boundaries of the property:

Boundaries	:	Flat	Building
North	:	M.O.S.	Plot No. A- 05
South	:	Passage	Plot No. A- 07
East	:	M.O.S. Then Lift	Plot No. B- 06
West	:	Staircase	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 for this particular purpose at:

Particulars	Fair Market Value In (₹)	Realizable Value In (₹)	Distress Sale Value In (₹)	Insurable Value In (₹)
Residential Flat	34,25,500/-	30,82,950/-	27,40,400/-	10,83,750/-

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
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Sharadkumar B. Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

Reg. No. (N) CCIT/1-14/52/2008-09

Encl: Valuation report.

