CIN: U74120MH2010PTC207869 MSME Reg. No.: UDYAM-MH-18-0083617 An ISO 9001:2015 Certified Company





Valuation Report Prepared For: Cosmos Bank / Naupada Thane Branch / Dhanshree A. Thosar (3321/2302228)

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Vastu/Mumbai/08/2023/3321/2302228

25/11-374-PSSH Date: 25.08.2023

VALUATION OPINION REPORT

The property bearing Residential Flat No. 403, 4th Floor, Wing - B, "Prabhudham Co-op. Hsg. Soc. Ltd.", Plot No. 6, Sector - 6, Village - Ghansoli, Navi Mumbai, Taluka & District - Thane, PIN Code - 400 701, State -Maharashtra, Country - India belongs to Dhanshree A. Thosar & Aditi Anand Thosar.

Boundaries of the property.

North	Nikit CHSL
South	Rekha Sai Tulip CHSL
East	Road
West	Playground

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 banking purpose for ₹ 44,75,625.00 (Rupees Forty Four Lakh Seventy Five Thousand Six Hundred Twenty Five 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

MANOJ BABURAO CHALIKWAR Director

DN: c=IN, o=VASTUKALA CONSULTANTS (I) PRIVATE 2.5 4.20=9822b6c4fad35dc03e0cf39e26865913490cf3d33d 41333115279b17a18b5652, postalCode=400069, serialNumber=41a56a566ab8cc89d6b2a55a8fce3cfeb33/3 1bd2e394e28f2e29a327b625bfc, cn=MANOJ BABURA CHALIKWAR Date: 2023.08.25 15:33:35 + 05'30' Auth. Sign.



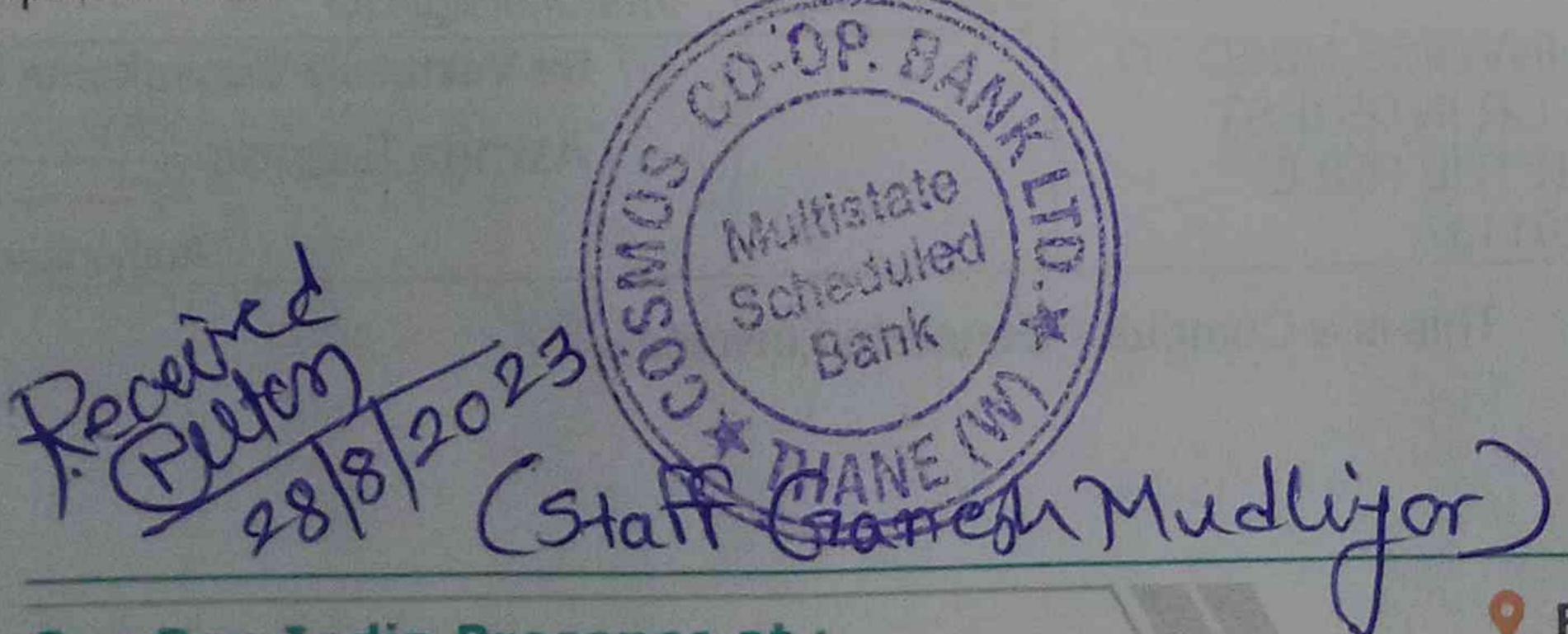
Manoj B. Chalikwar

Registered Valuer

Chartered Engineer (India)

Reg. No. CAT-I-F-1763

Encl: Valuation report in Form - 01



Our Pan India Presence at :

P Aurangabad P Pune

Indore

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