



VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. D-203, Second Floor, D- Wing, "Shree Tirumala Omkar Apartment", Survey No.45/1A+1B+1C+1D+1E/1, Serene Meadows, Right Canal Road, Gangapur Road, Village – Anandwalli, Taluka & District - Nashik, PIN Code – 422 005, State – Maharashtra, Country – India belongs to M/s. Shree Tirumala Buildcon. Name of Proposed Purchaser: Mr. Sandip Dilip Wagh & Mrs. Poonam Sandip Wagh.

Boundaries of the property.

Boundaries	Building	Flat
North	Open Plot	Flat No. D-202
South	Road	Side Margin
East	Open Plot	Side Margin
West	Open Plot	Lobby and Flat No. D-206

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 ₹ 41,73,000.00 (Rupees Forty One Lakh Seventy Three Thousand 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.

**Sharadkumar
B. Chalikwar**

Director

Sharadkumar B. Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

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

Encl: Valuation report.

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
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Auth) Sign.



Nashik
06/09/23

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