

Inspection report of Residential/ Commercial/ Industrial properties

Name of Bank : cosmoc

Date of inspection :13-9-2023

	Name of the Applicant	Khushi enterprise
1.	Type of property :	Residential flat
2.	Address of the property	Flat no 205,2 nd floor, panchsheel residency ,mahavir nagar ,kandivali west 400067
3.	Nearest Railway station	3.5 km away from kandivali station
4.	Name of the road access to the property	Satya nagar road
5.	Landmark / vicinity :	Next to sbi bank
6.	Boundaries of the building	North: bmc garden south : safalya bldg east: resident bldg west: road
7.	Locality	Type : Residential/ Commercial/ Industrial/ Mix Class of people : Lower class/Middle class/ Upper Middle class/ Higher class Site is: Normal/ above road/ below road
8.	Permitted Land Use	Residential/ Commercial/Industrial/Mix
9.	Actual Land Use	Residential/ Commercial/Industrial/Mix
10.	Availability of other amenities in the surrounding	School Market College Temple
11.	Surrounding development	Developed/Well Developed
12.	Occupant	Mehul jayant palan(self occupied)
13.	Building details	Type of Structure: : (RCC/ Load Beaing) No. of Floors: ground(pt)+stilt(pt)+1 st to 7 th upper floor No of wings:3 No. of flats/units on each :6 flat
14.	No. of lifts with capacity & Status	1 no with 6person capacity
15.	Underground & Overhead tanks	1 no. Overhead Tank & 1 no. Under ground Tank
16.	Year of Construction	2003
17.	Age of the building	20 years
18.	Estimated future life of the building	40 Years
19.	Building elevation	Good
20.	Condition of the building :	Good
21.	Finishing	Luster paint / cement

22.	Amenities	Parking ,
23.	Flooring in open spaces and staircase	Open Space Garden tiles & Kotastone staircase
24.	Doors & Windows	Wooden door/safty door
25.	Compound wall & no. of gates	6 ft height of compound wall & nos. of MS Gates & security
26.	No. of rooms	2 bhk
27.	View from the different rooms of the property	building
28.	Internal finishing	Flooring in different rooms : vitrified Kitchen Platform : granite/stainless steel Electrical : OPEN / <u>CONCEALED</u> Plumbing : OPEN / <u>CONCEALED</u>
29.	Balcony	
31	Carpet area as per Measurement :	680sq feet
32	Nearest Bus stop	Parijat society
33	Nearest Hospital	Phoenix hospital
34	Condition of Road	30 feet good wide road
35	Rate per sq ft.	2.00cr to 2.10cr lum sum
36	Person Met at Site	Mr Mehul jayant palan/9920707454
37	Coordinate	19.215103,72.840802
38	Name on society board	Mr Mehul jayant palan
39	Name on door	Na

Remarks:

the sauid property flower bed area merged .

north :open sky

south :open sky

east :open sky

west :flat no 206