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Valuation Report Prepared For: UBI/A.B. Road (Khajrana) Branch/ Shri, Arun Agrawal S/o Shri, Shrikrishna Agrawal (003860/2303345)

Vastu/Indore/11/2023/003860/2303345 03/11-41-BSA

Date: 12.10.2023

VALUATION OPINION REPORT

This is to certify that the Residential Plot No. 05, "Green Field Town", Indore Bypass Road, Gram Bihadia, Tehsil & District - Indore, PIN - 452 020, State - Madhya Pradesh, Country - India belongs to Shri. Arun Agrawal S/o Shri, Shrikrishna Agrawal.

Boundaries of the property.

North

Plot No. 04

South

Colony Road

East

Plot No. 84

West

Colony 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 (₹)
Residential Land	44,60,400/-	40,14,360/-	35,68,320/-

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 Chalikwar DN: cn=Sharadkumar B. Chalikwar, B. Chalikwar

Digitally signed by Sharadkumar B.

o=Vastukala Consultants (I) Pvt. Ltd., ou=CMD, email=cmd@vastukala. org, c=IN

Date: 2023.10.12 17:15:31 +05'30'

Sharadkumar B. Chalikwar

Govt. Reg. Valuer Chartered Engineer (India) Reg. No. (N) CCIT/1-14/52/2008-09 Encl: Valuation report.





Indore: 106, 1st Floor, Gold Star Tower, 576, M. G. Road, Opp. TI Mall, Indore - 452 001, (M.P.), INDIA E-mail: indore@vastukala.org, Tel.: +91 7313510884 +91 9926411111

Our Pan India Presence at :

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