

## VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 601, 6<sup>th</sup> Floor, Wing - B, "Charkop Om Siddhi Co-Op. Hsg. Soc. Ltd.", Plot No. 9, RSC - 25, Sector 8, Village - Charkop, Taluka - Borivali, District - Mumbai Suburban, Kandivali (West), PIN - 400 067, State - Maharashtra, India belongs to **Shri. Ravikumar Tukaram Gajbiye**.

Boundaries of the property

North	: MHADA Society
South	: Barospada Road
East	: Sai Prem CHSL
West	: Amisha CHSL

Considering various parameters recorded, existing economic scenario, and the information that is available with reference to the development of neighbourhood and method selected for valuation, we are of the opinion that, the property premises can be assessed for this particular purpose at **₹ 70,34,300.00 (Rupees Seventy Lakh Thirty Four Thousand Three Hundred 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 report.

Hence certified

For **VASTUKALA CONSULTANTS (I) PVT. LTD.**

**MANOJ BABURAO**  
**CHALIKWAR**  
Director

Digitally signed by MANOJ BABURAO CHALIKWAR  
DN: c=IN, o=VASTUKALA CONSULTANTS (I) PRIVATE LIMITED,  
ou=admin,  
2.5.4.20=9822b6c4fad35d01e0e139e26865913490c13d3344f333  
115270817a18b5652, postalCode=400069, st=Maharashtra,  
serialNumber=41a56a566ab58c89d6b2a55a8fce3cfeb31f31d2e  
394e267e29a327b625bfc, cn=MANOJ BABURAO CHALIKWAR  
Date: 2023.09.15 16:51:49 +05:30

Auth. Sign. Create



**Manoj Chalikwar**

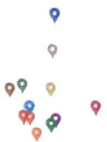
Govt. Reg. Valuer

Chartered Engineer (India)

Reg. No. IBBI/RV/07/2018/10366

State Bank of India Empanelment No.: SME/TCC/2021-22/86/3

Encl.: Valuation report



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