

## VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No.3, First Floor, "Atharva Heights Apartment", Survey No.12/2/1, Plot No.14 & 15, Opp Ratna Bungalow, Ghadge Nagar, Gayakhe Colony, Village - Deolali, Taluka & District - Nashik, PIN Code - 422 214, State - Maharashtra, Country - India belongs to **Shri.Paresh Nanjibhai Patel** Name of Proposed Purchaser : **Shri.Vinayak Hariharrao Chondhekar & Sau.Pratibha Vinayak Chondhekar.**

Boundaries of the property

Boundaries	Building	Flat
North	Open Space	Marginal Space
South	Road	Marginal Space & Flat No.2
East	Bungalow	Staircase and Flat No.1
West	Building	Marginal Space

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 ₹ 82,50,000.00 (Rupees Eighty-Two Lakh Fifty 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

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  
Date: 2023.09.25 18:02:19 +05'30'

Auth. Sign.



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

Paresh  
28/09/23  
Yashraj Joglekar

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