



VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. D-703, Seventh 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 – 422 013, State – Maharashtra, Country – India belongs to **Mr. Mayuresh Shankar Chandwadkar & Mrs. Ankita Mayuresh Chandwadkar.**

Boundaries of the property.

Boundaries	Building	Flat
North	Open Plot	Flat No. D-702
South	Road	Lift & Flat No. D-704
East	Open Plot	Side Margin
West	Open Plot	Lift & Flat No. D-701

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 **₹ 45,50,000.00 (Rupees Forty Five 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

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: 2023.09.26 17:31:17 +05'30'

Auth. Sign.

Director

Sharadkumar B. Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

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

Encl: Valuation report.



Ankita Donyone
27/08/2023



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