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{
  "typeOfReport": {
    "value": "Single_Flat",
    "label": "Single Flat"
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  "reportInformation": {
    "amalgamated": false,
    "proposePurchaser": false,
    "RVDSValues": true
  },
  "leadFrom": {
    "value": "Direct",
    "label": "Direct"
  },
  "purposeOfValuation": {
    "value": "Bank_Loan",
    "label": "Bank Loan"
  },
  "masterTypeOfPurpose": {
    "value": "Non_SARFAESI",
    "label": "Non SARFAESI"
  },
  "toAssess": {
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    "label": "Fair Market Value"
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  "creditOfficer": {
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    },
    "type": "CREDITOFFICER",
    "_id": "63d11f65be948726cc1419f5",
    "email": "bhiwandi.navimumbai@bankofindia.co.in",
    "firstName": "Mr. Snehal",
    "mobileNo": "91-7977133309",
    "workMobileNo": "7977133309",
    "lastName": "Snehal"
  },
  "fees": {
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    "propertyValue": "",
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  "organization": {
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"_id": "6418456a96b58848585f8cb2",
"name": "Thane",
"email": "thane@vastukala.com",
"phone": "1234567890",
"address": "101, 1st Floor, B Wing, Beth Shalom, Near Civil Hospital, Thane (W) -
400 601",
"city": "Thane",
"shortName": "VCIPL/Thane"
},
"client": {
  "_id": "5fc6a0d8da3c631ed41d180a",
  "type": "BANK",
  "name": "Bank Of India",
  "displayName": "Bank Of India",
  "initial": "BOI",
  "remark": "Temp",
  "status": true
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"branch": {
  "_id": "63638ca6e363ef22db2fb2c9",
  "name": "Bhiwandi",
  "branchCode": "0075",
  "mobileNo": "2522225009",
  "alternateMobileNo": "",
  "email": "bhiwandi.navimumbai@bankofindia.co.in",
  "fax": "",
  "ledgerName": "",
  "sendStructuralCertificate": "0",
  "address": "255, Sonar Kasar Ali, Bhiwandi, Maharashtra Mumbai 421302\n"
},
"assetsClass": {
  "value": "Land_&_Building_/_Immovable_Property",
  "label": "Land & Building / Immovable Property"
},
"propertyType": {
  "value": "Residential",
  "label": "Residential"
},
"zone": {
  "_id": "60e2f4b16576061dae469446",
  "zoneName": "Navi Mumbai Zone"
},
"staff": {
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    "type": "EMPLOYEE",
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"role": "PICKUPPERSON",
"firstName": "Sahadu",
"email": "thoratsahadu8679@gmail.com",
"lastName": "Thorat",
"mobileNo": "9422389642",
"shortName": "ST",
"workWithDocumentMaker": ""
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"deliveryPerson": {
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"role": "PICKUPPERSON",
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"email": "thoratsahadu8679@gmail.com",
"lastName": "Thorat",
"mobileNo": "9422389642",
"shortName": "ST",
"workWithDocumentMaker": ""
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"siteEngineer": {
"type": "EMPLOYEE",
"_id": "62ea09ea4e679b264caf07d7",
"role": "SITEENGINEER",
"firstName": "Suraj",
"email": "suraj@vastukala.org",
"lastName": "Zore",
"mobileNo": "8652448654",
"designation": "",
"shortName": "SZ",
"workWithDocumentMaker": "60092304a16fab0f2af9b0c2",
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"rateVerifier": {
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"_id": "5fc78e26625ecd20ec1f88e9",
"role": "MAKER+CHECKER",
"firstName": "Vaishali",
"email": "v.sarmalkar@vastukala.org",
"lastName": "Sarmalkar",
"mobileNo": "9004437379",
"shortName": "VS",
"workWithDocumentMaker": "1",
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"designation": ""
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"maker": {
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  "_id": "627222afafd7d55eddeddd82",
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  "lastName": "Shilvantha",
  "mobileNo": "9821518537",
  "designation": "",
  "shortName": "PS",
  "workWithDocumentMaker": "",
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"checker": {
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\\profilePhoto_1622369721406_Vaishali Sarmalkar Photo.jpg",
  "firstName": "Vaishali",
  "lastName": "Sarmalkar",
  "shortName": "VS",
  "email": "v.sarmalkar@vastukala.org",
  "designation": "",
  "mobileNo": "9004437379",
  "role": "MAKER+CHECKER",
  "type": "EMPLOYEE",
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      {
        "value": "IBBI/RV/07/2018/10366",
        "label": "Registered Valuer"
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    ]
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  {
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    "_id": "5ffe92d27737ca4d986b6453",
    "role": "VALUER",
    "firstName": "Manoj",
    "email": "manoj@vastukala.org",
    "lastName": "Chalikwar",
    "mobileNo": "9819597579",
    "designation": "Registered Valuer",
    "registrationNo": [
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{
  "title": {
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  "title": {
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    "label": "FIIV"
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  "_id": "60af80072ffdf65bcd658652",
  "number": "CAT-I-F-1763"
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{
  "title": {
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    "label": "Chartered Engineer"
  },
  "_id": "60af80072ffdf65bcd658653",
  "number": "AM161706-3"
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    "label": "Registered Valuer"
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  "_id": "60af80072ffdf65bcd658654",
  "number": "IBBI/RV/07/2018/10366"
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],
"shortName": "MBC",
"workWithDocumentMaker": "",
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\\profilePhoto_1622114310919_Manoj C.jpeg",
"PANNo": "AERPC9086P",
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}
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  "schedule": [],
  "visitedDate": [
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      "dateTime": "2023-09-29",
      "remark": ""
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      "dateTime": "2023-09-29",
      "remark": ""
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"marketAnalysisAndRemark": {
  "audioNotes": []
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"compositionFlatType": {
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  "label": "4 BHK"
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  "finalMeasurementType": "Sq. Ft.",
  "underConstruction": false
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    "label": true
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  "name": "Village",
  "key": "village",
  "value": "Nizampura",
  "label": true
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  "key": "floorNo",
  "value": "3",
  "label": false
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  "value": "Thane",
  "label": true
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"value": "",
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  "key": "plotNo",
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  "key": "buildingName",
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  "key": "selectArea",
  "value": "",
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  "key": "street1",
  "value": "",
  "label": false
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  "key": "street2",
  "value": "",
  "label": false
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"landmark": {
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"status": true,
"name": "Landmark",
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"value": "Millat Nagar, 4th Nizampura, Near Farhan Khan Hall",
"label": false
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"wing": {
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  "name": "Wing",
  "key": "wing",
  "value": "",
  "label": true
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"projectName": {
  "status": false,
  "name": "Project Name",
  "key": "projectName",
  "value": "",
  "label": false
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"oldSurveyNumber": {
  "status": false,
  "name": "Old Survey No.",
  "key": "oldSurveyNumber",
  "value": "",
  "label": true
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  "status": true,
  "name": "New/Current Survey No.",
  "key": "newSurveyNumber",
  "value": "36/1-A, 36/1-Part, 74/2 - Part, 102 Part",
  "label": true
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  "key": "hissaNo",
  "value": "",
  "label": true
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  "name": "CTS No.",
  "key": "CTSNo",
  "value": "4032 Part, 4033 Part & 4038 Part",
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"label": true
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  "name": "Block No",
  "key": "blockNo",
  "value": "",
  "label": true
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"selectNo": {
  "status": true,
  "name": "Flat / Unit / Office / Gala No.",
  "key": "selectNo",
  "value": "302",
  "label": false
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"municipalityWardNo": {
  "status": false,
  "name": "Municipality Ward No.",
  "key": "municipalityWardNo",
  "value": "",
  "label": true
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  "key": "khataNo",
  "value": "",
  "label": false
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  "name": "Mouza",
  "key": "mouza",
  "value": "",
  "label": true
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"SRO": {
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  "value": "",
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"name": "Police Station(P.S)",
"key": "policeStation",
"value": "",
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  "key": "GUTNo",
  "value": "",
  "label": true
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  "key": "postalCode",
  "value": "PIN Code - 421 302",
  "label": false
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"suburb": {
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  "name": "Suburb",
  "key": "suburb",
  "value": "",
  "label": false
}
},
"flatSpecifications": {
  "roof": {
    "value": "rcc_Slab",
    "label": "R. C. C. Slab"
  },
  "flooring": {
    "value": "VerifiedTileFlooring",
    "label": "Vitrified Tile Flooring"
  },
  "doors": {
    "value": "Teak_Wood_Door_frame_with_Solid_door_with_safety_door",
    "label": "Teak Wood Door frame with Solid door with safety door"
  },
  "windows": {
    "value": "Powder_coated_Aluminum_sliding_windows",
    "label": "Powder coated Aluminum sliding windows"
  },
  "fittings": {
    "value":
"Concealed_plumbing_with_C.P._fittings._Electrical_wiring_with_concealed_"
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"label": "Concealed plumbing with C.P. fittings. Electrical wiring with concealed "
},
"finishing": {
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  "label": "Cement Plastering with POP false Ceiling"
}
},
"general": {
  "ownership": {
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    "label": "sole ownership"
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    "value": "MiddleClass",
    "label": "Middle Class"
  },
  "populationGroupList": {
    "value": "Urban",
    "label": "Urban"
  },
  "townplanApprovedByList": {
    "value": "Bhiwandi_Nizampur_Municipal_Council",
    "label": "Bhiwandi Nizampur Municipal Council"
  },
  "whetherCoveredUnderAnyState": {
    "value": "No",
    "label": "No"
  },
  "asPerActualAgreement": {
    "north": "Main Road",
    "west": "Mazarine English School",
    "south": "Masjid Marina Mosque",
    "east": "Internal Road"
  },
  "asPerDocumentAgreement": {
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    "west": "Details not available",
    "south": "Details not available",
    "east": "Details not available"
  },
  "unitBoundaries": {
    "asPerActual": {
      "north": "Walls",
      "east": "Lift",
      "south": "Flat No. 303",
      "west": "Staircase"
    }
  }
}
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    },
    "asPerDocument": {
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      "east": "Details not available",
      "south": "Details not available",
      "west": "Details not available"
    },
    "isDisplay": false,
    "title": "Boundaries of The Flat"
  },
  "extraDetailOfProperty": "",
  "dateOfIssusApprovePlan": "As Occupancy Certificate is received may be assumed that the construction is as per sanctioned plan. ",
  "approvePlanVerified": "",
  "empanelledOfApprovePlan": ""
},
"compositeRate": {
  "remark": "As per site inspection, Flat No. 301 & 302 are internally amalgamated to form a single flat with single entrance door. For the purpose of valuation, we have considered the area as per Agreement of Flat No. 302. The said valuation is of Flat No. 302.",
  "depreciationPercentage": "18",
  "depreciationRatioOfBuilding": "",
  "salvageValue": "10",
  "depreciatedCostOfConstruction": "5850",
  "depreciatedBuildingRate": "2050"
},
"igrRate": {
  "propertyName": "Flat",
  "rate": "33600",
  "landRate": "6800",
  "igrImage": "cases/65167c7ce393a05c2412981b/igr_1696076639885_Image.png",
  "squareMeterGuideLineRate": "33600.00",
  "squareFeetGuideLineRate": "3122.00"
},
"igrFinalRate": {
  "floorRatePercentage": "0.00",
  "depreciationPercentage": "88",
  "rate": "2823.00",
  "squareFeetGuideLineRate": "2823.00",
  "squareMeterGuideLineRate": "30384.00"
},
"outgoingDetail": {
  "areaStatusList": {
    "value": "Middle_Class",
    "label": "Middle Class"
  }
}
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},
"propertyTypeOfUseList": {
  "value": "Residential_Purpose",
  "label": "Residential Purpose"
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"propertyOccupiedByList": {
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  "label": "Owner Occupied"
},
"monthlyRent": "13,000.00",
"assessmentNo": "Details not available",
"taxPaidHolderName": "Details not available",
"taxAmount": "Details not available",
"electricityServiceConnectionNo": "Details not available",
"meterCardHolderName": "Details not available",
"undividedAreaOfLandAsPerSaleDeed": "Details not available",
"floorSpaceIndex": "As per BNMC norms",
"tenantName": "",
"maintenanceOfFlat": "Good"
},
"marketability": {
  "marketabilityList": {
    "value": "Good",
    "label": "Good"
  }
},
"anyFavouringForExtraPotentialValue": "Located in developed area",
"negativeFactorsOfAffectMarketValue": "No"
},
"siteMeasurement": {
  "roof": {
    "value": "rcc_Slab",
    "label": "R. C. C. Slab"
  },
  "partitions": {
    "value": "6\"_Thk._Brick_Masonry",
    "label": "6\" Thk. Brick Masonery"
  },
  "waterTank": {
    "value": "MunicipalWaterSupply",
    "label": "Municipal Water Supply"
  },
  "pavementLaid": {
    "value": "Yes",
    "label": "Yes"
  },
  "carParking": "Stilt / Open Parking",
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"constructionWorkStatus": {
  "value": "Completed",
  "label": "Completed"
},
"asthetikLook": {
  "value": "Plain_Looking",
  "label": "Plain Looking"
},
"dateOfConstruction": {
  "date": "1",
  "month": "1",
  "year": "2011",
  "fullDate": "1/1/2011"
},
"planningArea": {
  "value": "Residential",
  "label": "Residential"
},
"typeOfStructure": {
  "value": "R.C.C.",
  "label": "R.C.C. Framed"
},
"typeOfFoundation": {
  "value": "rcc",
  "label": "R.C.C. Foundation"
},
"qualityOfConstruction": {
  "value": "Good",
  "label": "Good"
},
"materialUsedList": {
  "value": "Information_Not_Available",
  "label": "Information Not Available"
},
"buildingSpecification": {
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  "label": "Standard"
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  "label": "Good"
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"protAgainstNatDis": {
  "value": "Information_not_available",
  "label": "Information not available"
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"sewerageSystem": {
  "value": "MunicipalSewerageSystem",
  "label": "Connected to Municipal Sewerage System"
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"walls": {
  "value": "1",
  "label": "Yes"
},
"appearanceOfTheBuilding": {
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  "label": "Good"
},
"maintenanceOfTheBuilding": {
  "value": "Good",
  "label": "Good"
},
"maintenanceIssues": {
  "value": "0",
  "label": "No"
},
"visibleDamageInBuilding": {
  "value": "Information_not_available",
  "label": "Information not available"
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"systemOfAirConditioning": {
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  "label": "Information not available"
},
"provisionOfFirefighting": {
  "value": "Information_not_available",
  "label": "Information not available"
},
"groundStilt": {
  "value": "stilt",
  "label": "Stilt"
},
"yearOfConstructionAsPer": {
  "value": "as_per_occupancy_certificate",
  "label": "As per occupancy certificate"
},
"isSiteVisitAllowed": true,
"ageOfBuilding": "12",
"totalLifeBuilding": "60",
"estimatedAge": "48",
"noOfBasement": "",
"noOfPodium": ""
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"noOfAmenityFloors": "",
"noOfFloors": "7",
"flatFloorNo": "",
"noOfLifts": "1",
"noOfDwellingUnitsInBuilding": "4"
},
"finalPlinthArea": {
  "areaType": "Built Up",
  "area": "889.00",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Area As per Agreement for sale"
},
"routeMap": {
  "routeMapDetail": {
    "routeStation": {
      "value": "Railway_Station",
      "label": "Railway Station"
    },
    "routeMapImg": "cases/65167c7ce393a05c2412981b/
routeMap_1696075610240_Image.png",
    "routeLat": "19.314584",
    "routeLng": "73.070819",
    "stationName": "Bhiwandi Road",
    "routeDistance": "6.8 KM"
  },
  "finalLatLng": {
    "coordinates": [
      null,
      null
    ],
    "type": "Point"
  },
  "showLocation": {
    "latLng": true,
    "finallatLng": true
  },
  "locationMapImg": [
    {
      "id": "7vbneb",
      "name": "7vbneb",
      "image": "cases/65167c7ce393a05c2412981b/
routeMap_1696075560977_Image.png"
    }
  ]
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"valuation": {
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"wardrobesRate": "0",
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"wardrobesQty": "0",
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"totalshowcasesRate": "0",
"kitchenArrangementsQty": "0",
"kitchenArrangementsRate": "0",
"totalkitchenArrangementsRate": "0",
"superfineFinishQty": "0",
"superfineFinishRate": "0",
"totalsuperfineFinishRate": "0",
"interiorDecorationsQty": "0",
"interiorDecorationsRate": "0",
"totalinteriorDecorationsRate": "0",
"electricityDepositsQty": "0",
"electricityDepositsRate": "0",
"totalelectricityDepositsRate": "0",
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"extraCollapsibleGatesRate": "0",
"totalextraCollapsibleGatesRate": "0",
"potentialValueQty": "0",
"potentialValueRate": "0",
"totalpotentialValueRate": "0",
"othersQty": "0",
"othersRate": "0",
"totalothersRate": "0",
"finaltotal": "5200650.00",
"distressValuePercentage": "80",
"realizableValuePercentage": "90",
"bookValue": "0",
"finalValue": "5200650.00"
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"outward": {
  "status": true,
  "remark": "SYSTEMGENERATED",
  "date": "Sat Sep 30 2023 18:13:47 GMT+0530 (India Standard Time)",
  "number": "2302801",
  "dayCount": "20",
  "monthCount": "445",
  "generatedBy": "5fc78e26625ecd20ec1f88e9"
},
"rateVerify": {
  "status": false
},
"underConstruction": {
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"rccFootingFoundation": {
  "label": "RCC Footing/Foundation",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
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},
"rccPlinth": {
  "label": "RCC Plinth",
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"fullBuildingRcc": {
  "label": "Full Building Rcc",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"internalBrickWork": {
  "label": "Internal Brick Work",
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  "isHideFloor": false,
  "status": false
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  "label": "External Brick Work",
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  "isHideFloor": false,
  "status": false
},
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  "label": "Internal Plastering",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"externalPlastering": {
  "label": "External Plastering",
  "floorsCompleted": "",
  "percentage": "0.00",
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"isHideFloor": false,
"status": false
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"door": {
  "label": "Door",
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"window": {
  "label": "Window",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"flooringTillingKitchenPlatform": {
  "label": "Flooring, Tilling, Kitchen Platform",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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"internalPainting": {
  "label": "Internal Painting",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"externalPainting": {
  "label": "External Painting",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"electrificationPlumbingSanitaryInstallation": {
  "label": "Electrification, Plumbing, Sanitary Installation",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"liftInstallation": {
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"label": "Lift Installation",
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"isHideFloor": false,
"status": false
},
"passageStaircaseLobbyDevelopment": {
"label": "Passage, Staircase & Lobby Development",
"floorsCompleted": "",
"percentage": "0.00",
"isHideFloor": true,
"status": false
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"externalDevelopmentFinalFinishing": {
"label": "External Development & Final Finishing",
"floorsCompleted": "",
"percentage": "0.00",
"isHideFloor": true,
"status": false
},
"workCompleted": {
"label": "Work Completed (%)",
"floorsCompleted": "",
"percentage": "0.00",
"isHideFloor": true,
"status": true
}
},
"guidelineDetails": {
"finalGuidelineValue": "2509647.00",
"selectedBuildUpValue": "889.00",
"selectedBuildUpMeasurementType": "Sq. Ft."
},
"reportImages": {
"frontPageImages": [
{
"status": false,
"_id": "6516b238e393a05c24138788",
"name": "externalImg_r_1695986125432_1695985999473_image_1.jpg",
"path": "cases/65167c7ce393a05c2412981b/
externalImg_r_1695986125432_1695985999473_image_1.jpg",
"orientation": "portrait"
}
],
"selfieWithSiteVisitImages": [
{
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    "status": false,
    "_id": "6518101e2c6c0778ddf133cc",
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"externallmg_1696075805701_WhatsApp_Image_20230930_at_102614_AM_1.jpeg",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_1696075805701_WhatsApp_Image_20230930_at_102614_AM_1.jpeg",
    "orientation": "landscape"
  }
],
"externalPhotos": [
  {
    "status": false,
    "_id": "6516b238e393a05c2413878c",
    "name": "externallmg_r_1695986137568_1695985999473_image_6.jpg",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986137568_1695985999473_image_6.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6516b238e393a05c2413878b",
    "name": "externallmg_r_1695986131563_1695985999473_image_4.jpg",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986131563_1695985999473_image_4.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6516b238e393a05c2413878a",
    "name": "externallmg_r_1695986124238_1695985999473_image_0.jpg",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986124238_1695985999473_image_0.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6516b238e393a05c24138789",
    "name": "externallmg_r_1695986127997_1695985999473_image_3.jpg",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986127997_1695985999473_image_3.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6516b238e393a05c24138788",
    "name": "externallmg_r_1695986125432_1695985999473_image_1.jpg",
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    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986125432_1695985999473_image_1.jpg",
    "orientation": "portrait"
  }
],
"parkingImages": [],
"societyNameBoardImage": [
  {
    "status": false,
    "_id": "6516b238e393a05c2413878e",
    "name": "externallmg_r_1695986132342_1695985999473_image_5.jpg",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986132342_1695985999473_image_5.jpg",
    "orientation": "portrait"
  }
],
"compositionImages": [
  {
    "status": false,
    "_id": "6516b238e393a05c24138792",
    "name": "Living Room",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986142800_1695985999473_image_11.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6516b238e393a05c2413878f",
    "name": "Bedroom",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986138919_1695985999473_image_8.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6516b238e393a05c24138793",
    "name": "Bedroom",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986144271_1695985999473_image_12.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6516b261e393a05c2413881f",
    "name": "Bedroom",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986254164_1695986160973_image_4.jpg",
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    "orientation": "portrait"
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  {
    "status": false,
    "_id": "6516b261e393a05c2413881c",
    "name": "Bedroom",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986250332_1695986160973_image_0.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6516b261e393a05c24138823",
    "name": "Bedroom",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986263063_1695986160973_image_8.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6516b238e393a05c24138799",
    "name": "Kitchen",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986154560_1695985999473_image_17.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6516b238e393a05c24138791",
    "name": "Passage",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986140569_1695985999473_image_10.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6516b261e393a05c2413881e",
    "name": "Passage",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986251430_1695986160973_image_1.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "6516b238e393a05c24138798",
    "name": "Dry Balcony",
```



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    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986157081_1695985999473_image_18.jpg",
    "orientation": "portrait"
  }
]
},
"indicatorRange": {
  "carpetRateRange": {
    "min": "5656",
    "max": "7360"
  },
  "builtUpRateRange": {
    "min": "4714",
    "max": "6134"
  }
},
"detailsOfValuation": {
  "presentValueOfFlat": {
    "title": "Present value of the flat (incl. car parking, if provided)",
    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": false
  },
  "wardrobes": {
    "title": "Wardrobes",
    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  },
  "showcases": {
    "title": "Showcases",
    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  },
  "kitchenArrangements": {
    "title": "Kitchen arrangements",
    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
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"status": true,
"isEditable": true
},
"superfineFinish": {
  "title": "Superfine finish",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"interiorDecorations": {
  "title": "Interior Decorations",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"electricityDeposits": {
  "title": "Electricity deposits / electrical fittings, etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"extraCollapsibleGates": {
  "title": "Extra collapsible gates / grill works etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"potentialValue": {
  "title": "Potential value, if any",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"others": {
  "title": "Others / Car Parking",
  "quantity": "0.00",
```

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"ratePerUnit": "0.00",
"estimatedValue": "0.00",
"status": true,
"isEditable": true
},
"totalValues": {
  "title": "Total",
  "quantity": "",
  "ratePerUnit": "",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": false
}
},
"taskStatus": {
  "SITE_INSPECTION": true,
  "RATE_VERIFY": false,
  "MAKER": false,
  "CHECKER": false,
  "PREPARE_INVOICE": false,
  "PRINT": false,
  "SIGN": false,
  "SIGNED_REPORT_UPLOAD": false,
  "DELIVERY": false,
  "PAYMENT_COLLECT": false,
  "COMPLETED": false
},
"createCase": "false",
"type": "CASE",
"leadType": {
  "label": "Lead",
  "value": "LEAD"
},
"siteVisitType": "PARTIAL",
"isSiteMeasurementAllowed": true,
"finalValuationArea": "889.00",
"empanelmentNo": [
  "NMZ/CrMD/SK//2019-20-113"
],
"isAdvanceInvoice": false,
"status": true,
"caseStatus": "DELIVERED",
"paymentId": [],
"_id": "65167c7ce393a05c2412981b",
"ownerName": "Smt. Swaleha Habib Khan (Chaudhary) Alias Saleha Habibullah
Chaudhary",
```

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"ownerPhoneNo": "9823072815",
"fullAddress": "Residential Flat No. 302, 3rd Floor, Marina Towers-I, Millat Nagar, 4th
Nizampura, Near Farhan Khan Hall, Plot No. 3 & 4, Village - Nizampura, Taluka -
Bhiwandi, District - Thane, PIN Code - 421 302, State - Maharashtra, India",
"remark": "",
"documents": [
{
  "documentType": {
    "value": "60af48bf2ffdf65bcd6585fa",
    "label": "Agreement for sale"
  },
  "inputs": {
    "documentDate": "07/01/2011",
    "nameOfApprovingAuthority": {
      "value": "Bhiwandi_Nizampur_Municipal_Council",
      "label": "Bhiwandi Nizampur Municipal Council"
    },
    "from": {
      "value": "Vendor",
      "label": "Vendor"
    },
    "Vendor": "M/s. R. K. Builders",
    "to": {
      "value": "purchaser",
      "label": "purchaser"
    },
    "purchaser": "Smt. Swaleha Habib Khan (Chaudhary)"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "fileName": "document_1695972432902_property_2.pdf",
  "path": "cases/65167c7ce393a05c2412981b/
document_1695972432902_property_2.pdf",
  "id": "758282",
  "uploadedBy": "6430f74691d7c62df11f3f15",
  "createdAt": "Fri Sep 29 2023 12:57:17 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
    "value": "60ae124baa6d152c1801b2fd",
    "label": "Occupancy Certificate"
  },
  "inputs": {
    "documentDate": "25/05/2011",
    "nameOfApprovingAuthority": {
      "value": "Bhiwandi_Nizampur_City_Municipal_Corporation",
```

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    "label": "Bhiwandi Nizampur City Municipal Corporation"
  },
  "number": {
    "value": "No",
    "label": "No"
  },
  "No": "B.P.K. / 104 / 2008 - 2009 / Case No. NRV / 561"
},
"isHardCopy": false,
"displayStatus": true,
"fileName": "document_1696074991425_146252.pdf",
"path": "cases/65167c7ce393a05c2412981b/
document_1696074991425_146252.pdf",
"id": "257648",
"uploadedBy": "627222afafd7d55eddeddd82",
"createdAt": "Sat Sep 30 2023 17:26:31 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
    "value": "60ae125aaa6d152c1801b343",
    "label": "Title Certificate"
  },
  "inputs": {
    "documentDate": "31/10/2023",
    "remark": "issued by Saquib R. Momin"
  },
  "isHardCopy": false,
  "displayStatus": false,
  "fileName": "document_1699008053453_Title_Report.pdf",
  "path": "cases/65167c7ce393a05c2412981b/
document_1699008053453_Title_Report.pdf",
  "id": "307965",
  "uploadedBy": "5fc78e26625ecd20ec1f88e9",
  "createdAt": "Fri Nov 03 2023 16:10:53 GMT+0530 (India Standard Time)"
}
],
"caseNumber": "004109",
"createdBy": "6430f74691d7c62df11f3f15",
"caseHistory": [
  {
    "id": "794097",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Fri Sep 29 2023 12:57:56 GMT+0530 (India Standard Time)"
  }
],
```

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"owners": [
  {
    "name": "Smt. Swaleha Habib Khan (Chaudhary) Alias Saleha Habibullah
Chaudhary",
    "phone": "9823072815",
    "ownershipShare": "",
    "email": "",
    "id": "616387"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [
  {
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "12",
    "name": "Living Room",
    "length": "",
    "length1": "25",
    "length2": "0",
    "width": "",
    "width1": "20",
    "width2": "0",
    "totalArea": "500.00",
    "images": [],
    "finalArea": "500.00",
    "extraAreas": []
  },
  {
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "1",
    "name": "Toilet",
    "length": "5.00",
    "length1": "5",
    "length2": "00",
    "width": "9.00",
    "width1": "9",
    "width2": "00",
    "totalArea": "45.00",
    "images": [],
```

```
"extraAreas": [],
"finalArea": "45.00"
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{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "2",
  "name": "Toilet",
  "length": "12.00",
  "length1": "12",
  "length2": "00",
  "width": "5.00",
  "width1": "5",
  "width2": "00",
  "totalArea": "60.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "60.00"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "3",
  "name": "Passage",
  "length": "8.00",
  "length1": "8",
  "length2": "00",
  "width": "5.00",
  "width1": "5",
  "width2": "00",
  "totalArea": "40.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "40.00"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "12",
  "name": "Bedroom",
```

```
"length": "22.00",
"length1": "22",
"length2": "0",
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"width1": "12",
"width2": "0",
"totalArea": "264.00",
"images": [],
"finalArea": "264.00",
"extraAreas": []
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "6",
  "name": "Kitchen",
  "length": "20.00",
  "length1": "20",
  "length2": "00",
  "width": "9.00",
  "width1": "9",
  "width2": "00",
  "totalArea": "180.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "180.00"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "6",
  "name": "Bedroom",
  "length": "10.00",
  "length1": "10",
  "length2": "00",
  "width": "11.00",
  "width1": "11",
  "width2": "00",
  "totalArea": "110.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "110.00"
```



```
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "7",
  "name": "Bedroom",
  "length": "10.00",
  "length1": "10",
  "length2": "00",
  "width": "13.00",
  "width1": "13",
  "width2": "00",
  "totalArea": "130.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "130.00"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "8",
  "name": "Bedroom",
  "length": "12.00",
  "length1": "12",
  "length2": "00",
  "width": "10.00",
  "width1": "10",
  "width2": "00",
  "totalArea": "120.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "120.00"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "12",
  "name": "Passage",
  "length": "9.00",
  "length1": "9",
```

```
"length2": "0",
"width": "5.00",
"width1": "5",
"width2": "0",
"totalArea": "45.00",
"images": [],
"finalArea": "45.00",
"extraAreas": []
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "10",
  "name": "WC",
  "length": "5.00",
  "length1": "5",
  "length2": "00",
  "width": "2.00",
  "width1": "2",
  "width2": "00",
  "totalArea": "10.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "10.00"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "11",
  "name": "Bathroom",
  "length": "6.00",
  "length1": "6",
  "length2": "00",
  "width": "4.00",
  "width1": "4",
  "width2": "00",
  "totalArea": "24.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "24.00"
}
],
```

```
"otherComposition": [
  {
    "toBeAdded": {
      "label": "Carpet",
      "value": "Carpet"
    },
    "name": {
      "label": "Dry Balcony",
      "value": "Dry_Balcony"
    },
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "1",
    "length1": "7",
    "length2": "0",
    "length": "",
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    "percentage": "100",
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      "label": "Agreement for sale"
    },
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    "id": "715805",
    "selectAreaTypeDocument": "Built_Up",
    "totalAreaDocument": "889",
    "squareMeterArea": "82.59",
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  "areaType": "Carpet",
  "source": "https://www.99acres.com/",
  "expectedPrice": "4242000",
  "expectedRate": "5656.00",
  "builtUpExpectedRate": "4713.33",
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  "squareMeter": "69.68",
  "id": "495380"
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    "orientation": "portrait"
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  },
}
```

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},
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  "path": "cases/65167c7ce393a05c2412981b/
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  "orientation": "portrait"
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    "type": "EXTERNAL_IMAGES",
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  "path": "cases/65167c7ce393a05c2412981b/
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    "path": "cases/65167c7ce393a05c2412981b/
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    "orientation": "portrait"
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    "orientation": "portrait"
  },
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    "status": false,
    "_id": "6516b261e393a05c24138821",
    "name": "externallmg_r_1695986258613_1695986160973_image_6.jpg",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986258613_1695986160973_image_6.jpg",
    "orientation": "portrait"
  },
  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
    "_id": "6516b261e393a05c24138822",
    "name": "externallmg_r_1695986261042_1695986160973_image_7.jpg",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986261042_1695986160973_image_7.jpg",
    "orientation": "portrait"
  },
  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
    "_id": "6516b261e393a05c24138823",
    "name": "externallmg_r_1695986263063_1695986160973_image_8.jpg",
    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986263063_1695986160973_image_8.jpg",
    "orientation": "portrait"
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  {
    "type": "MEASUREMENT_IMAGE",
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    "path": "cases/65167c7ce393a05c2412981b/
externallmg_r_1695986073418_1695985982612_image_2.png",
    "orientation": "portrait"
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    "status": false,
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    "orientation": "portrait"
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    "path": "cases/65167c7ce393a05c2412981b/
externalImg_1696075805701_WhatsApp_Image_20230930_at_102614_AM_1.jpeg",
    "orientation": "landscape"
  }
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"externalDocuments": [
  {
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    "filename":
"1696399613158_Valuation_Report_Swaleha_Habib_Khan_Chaudhary.pdf",
    "path": "cases/65167c7ce393a05c2412981b/externalDocuments/1696399613158_Valuation_Report_Swaleha_Habib_Khan_Chaudhary.pdf",
    "size": "1367333",
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      "label": "Final PDF Report"
    },
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    "uploadedBy": "63f31d626f9c2254a9b39144"
  },
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    "documentType": {
      "organization": {
        "status": true,

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  "name": "Vastukala Consultants India Pvt. Ltd.",
  "gstNo": "18AABCT3518Q1ZZ",
  "panNo": "ABCDE1234A",
  "email": "vastukalamumbai@vastukala.com",
  "phone": "9819670183",
  "address": "121, 1 st Floor, Ackruti Star, Central Road, MIDC, Andheri (E),
Mumbai - 400 093",
  "shortName": "VCIPL",
  "type": "ORGANIZATION",
  "city": "Mumbai",
  "ownerEmail": "umang@vastukala.org",
  "ownerName": "Umang Patel"
},
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  "document": {
    "documentType": "Office Copy",
    "documentDate": true,
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    "from": false,
    "amount": false,
    "nameOfApprovingAuthority": false,
    "number": false,
    "remarks": true,
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  },
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  "__v": 0,
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{
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processingDocuments/1696062401706_Summary__khan_302.xlsx",
  "size": "1906750",
  "createdAt": "Sat Sep 30 2023 13:56:41 GMT+0530 (India Standard Time)",
  "uploadedBy": "5fc78e26625ecd20ec1f88e9"
}
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"remarks": [],
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"__v": 0,
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"updatedBy": "5fc78e26625ecd20ec1f88e9",
"addressForMap": "",
"caseReferredBy": "64abdb2806d6ec174986d16b",
"contactPersonName": "Shri. Habib Mehdi Hasan Khan",
"email": "",
"isExternal": "false",
"isUrgent": "false",
"ownershipShare": "",
"purchaseValueAsPerDocument": "",
"relationWithOwner": "Owner's Hasbund",
"siteVisitContactNo": "9823072815",
"siteVisitDate": "2023-09-29",
"buildingServicesRate": "2500",
"finalAreaType": "Built Up Area",
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"finalBuiltUpPercentage": "0",
"finalCarpetConvertToBuiltUpPer": "0",
"finalMeasurementType": "Sq. Ft.",
"finalValuationAreaString": "Built Up Area in Sq. Ft. = 889.00",
"flatRate": "6300",
"landOtherRate": "3800",
"briefDescOfProperty": "4 Bedroom + Living Room + Kitchen + 2 Toilet + 2 Passage +
WC + Bathroom",
"carpetTotal": "1528",
"otherCarpetTotal": "21.00",
"otherCompositionBuiltUpTotal": "0.00",
"otherCompositionCarpetTotal": "0.00",
"otherCompositionSaleableTotal": "0.00",
"builtupPercentage": "10",
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```

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"finalCarpetArea": "1528.00",
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"salablePercentage": "10",
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Sq. Ft. = 22.00\nTotal Carpet Area in Sq. Ft. = 1528.00\n(Flat No. 301 & 302 are
amalgamated. Area as per actual site measurement of Flat No. 301 & 302)",
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    "leaseRent": "",
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    "leaseFrom": "",
    "leaseTo": "",
    "remainingLeasePeriod": 0,
    "leaseDate": ""
  }
},
"shopDetails": {
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    "value": ""
  },
  "roadFacing": false,
  "mall": false
}
}

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Name	Length	Width	Total
Composition :			
Living Room	25'0"	20'0"	500.00
Toilet	5'00"	9'00"	45.00
Toilet	12'00"	5'00"	60.00
Passage	8'00"	5'00"	40.00

Bedroom	22'0"	12'0"	264.00
Kitchen	20'00"	9'00"	180.00
Bedroom	10'00"	11'00"	110.00
Bedroom	10'00"	13'00"	130.00
Bedroom	12'00"	10'00"	120.00
Passage	9'0"	5'0"	45.00
WC	5'00"	2'00"	10.00
Bathroom	6'00"	4'00"	24.00
Other Composition :			
Dry Balcony	7'0"	3'0"	21.00