

Vastukala Consultants India Pvt. Ltd.

B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai, Andheri(East), Mumbai - 400 072.

To,
The Branch Manager,
State Bank of India
RACPC Sion

B-603 & 604, Kohinoor City, Commercial-1, 6th Floor, Kiroli
 Road, Off L.B.S. Marg, Kurla (West), Mumbai, Pin Code -
 400 070, State - Maharashtra, Country - India.

VALUATION REPORT (IN RESPECT OF FLAT)

General	
1	Purpose for which the valuation is made : To assess Fair Market Value of the property for Housing Loan Purpose.
2	a) Date of inspection : 28.08.2023
	b) Date of which the valuation is made : 29.08.2023
3	List of documents produced for perusal: I) Copy of Sale Deed Document No.11407 Dated 24.06.2022 between Mr. Jaspal Singh & Mrs. Sunita Kaur(The Seller) And Mrs. Meenakshi Dabaria & Mr. Birbal Dabaria(The purchaser). II) Copy of Occupancy Certificate No.NMMC / TPO / OC / 826 Dated 02.08.1997 issued by Navi Mumbai Municipal Corporation.. III) Copy of Commencement Certificate No.NMMC / Div. 2 / TPO / SP No. 1398 Dated 29.04.1995 issued by Navi Mumbai Municipal Corporation..
4	Name of the owner(s) and his / their address (es) with Phone no. (details of share of each owner in case of joint ownership) : Mrs. Meenakshi Dabaria & Mr. Birbal Dabaria Residential Flat No. 1001, 10 th Floor, "Jimmy Tower III", Crystal Co-Op. Hsg. Soc. Ltd., Plot No. 21, Sector 17, Village - Koparkhairane, Navi Mumbai, Taluka - Thane, District - Thane, PIN Code - 400 709, State - Maharashtra, India. <u>Contact Person :</u> Siddharth Rawat (Tenant) (Tenant) Mobile No. 7020600709 Joint Ownership Details of ownership share is not available
5	Brief description of the property (Including Leasehold / freehold etc.) : The property is a Residential Flat located on 10 th Floor. The composition of Residential Flat is 2 Bedroom + Living Room + Kitchen + 2 Passage + 2 Toilet. (2 BHK) The property is at 1.9 Km distance from Railway Station Kopar Khairane.
6	Location of property
a)	Plot No. / Survey No. : Plot No - 21
b)	Door No. : Residential Flat No. 1001