CIN: U74120MH2010PTC207869 MSME Reg. No.: UDYAM-MH-18-0083617 An ISO 9001:2015 Certified Company





Valuation Report Prepared For: Cosmos Bank / Dombivali (East) Branch / Mr. Mularam Dhalaramji Kumavat (4347/2302992)

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Vastu/Thane/10/2023/4347/2302992 13/13-189-PSSH Date: 13.10.2023

VALUATION OPINION REPORT

The property bearing Residential Flat No. 502, 5th Foor, Wing - B, "Maple Building", Vasant Spring Woods Wing IV & Maple Co-Op. Hsg. Soc. Ltd.", Bhosale Nagar, Village - Shirgaon, Badlapur (East), Taluka -Ambernath, District - Thane, PIN Code - 421 503, State - Maharashtra, Country - India belongs to Mr. Mularam Dhalaramji Kumavat & Mrs. Soni Mularam Kumavat.

Boundaries of the property.

North

Internal Road

South

Open Plot

East

Mohan Willows Apartment

West

Internal Road

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 and valued for banking purpose for ₹ 29,19,000.00 (Rupees Twenty Nine Lakh Nineteen 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.

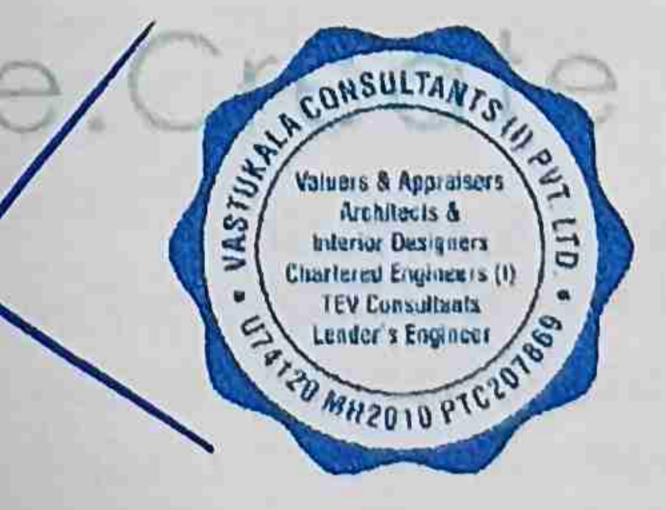
Hence certified

For VASTUKALA CONSULTANTS (I) PVT. LTD

MANOJ BABURAO CHALIKWAR

Digitally signed by MANOJ BABURAO CHALIKWAR

DN: c=iN, o=VASTUKALA CONSULTANTS (I) PRIVATE LIMITED, 2.5.A.20=9822b6c4fad35dc03e0cf39e26865913490cf3d33d41333 115279b17a18b5652, postalCode=400069, st=Maharashtra, serialNumber=41a56a566ab8cc89d6b2a55a8fce3cfeb31f31bd2e3 94e28f2e29a327b625bfc, cn=MANOJ BABURAO CHALIKWAR Date: 2023.10.17 12:11:37 +05'30'



Director

Auth. Sign.

Manoj B. Chalikwar Registered Valuer

Chartered Engineer (India)

Reg. No. CAT-I-F-1763

Cosmos Emp. No. H.O./Credit/67/2019-20

Encl. Valuation Report

Receeve HIIIPM

Thane: 101, 1st Floor, B Wing, Beth Shalom, Near Civil Hospital, Thane (W) - 400 601, (M.S.), INDIA E-mail: thane@vastukala.org, Tel.: 80978 82976 / 90216 25621

Our Pan India Presence at:

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Regd. Office: B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Andheri (East), Mumbai - 400 072, (M.S.), INDIA

TeleFax: +91 22 28371325/24 mumbai@vastukala.org

www.vastukala.org