

## Inspection report of Residential/ Commercial/ Industrial properties

Name of Bank :sbi		Date of inspection :13-10-2023
1.	<b>Name of the Applicant</b>	Dhruv .s. zaveri
2.	<b>Type of property :</b>	Residential flat
3.	<b>Address of the property</b>	FLAT NO-617,6 <sup>th</sup> FLOOR,E -WING,RAJ ARCADE,90 FEET ROAD,,KANDIVALI-W PIN-67
4.	<b>Nearest Railway station</b>	Kandivali station 2 .5 km away
5.	<b>Name of the road access to the property</b>	Off Boraspada road
6.	<b>Landmark / vicinity :</b>	<b>Behind laxmi narayan mandir</b>
7.	<b>Boundaries of the building</b>	North :F WING/ROAD South VEENA SARGAM East :G WING / internal road West :D ,C ,B WING
8.	<b>Locality</b>	Type : <b>Residential/ Commercial/ Industrial/ Mix</b>  Class of people : Lower class/ <b>Middle class/</b> Upper Middle class/ Higher class  Site is: <b>Normal/</b> above road/ below road
9.	<b>Permitted Land Use</b>	<b>Residential/ Commercial/ Industrial/ Mix</b>
10.	<b>Actual Land Use</b>	<b>Residential/ Commercial/ Industrial/ Mix</b>
11.	<b>Availability of other amenities in the surrounding</b>	<b>School</b> <b>Market</b> <b>College</b> <b>Temple</b>
12.	<b>Surrounding development</b>	<b>Developed/ Well Developed</b>
13.	<b>Occupant</b>	Self occupied/16 years
14.	<b>Building details</b>	Type of Structure: : <b>(RCC/ Load Bearing)</b> No. of Floors: stilt +7 <sup>th</sup> floor No of wings: 9 No. of flats/units on each floor: 4 flat
15.	<b>No. of lifts with capacity &amp; Status</b>	2 no with 8person capacity
16.	<b>Underground &amp; Overhead tanks</b>	1 no. Overhead Tank & 1 no. Under ground Tank
17.	<b>Year of Construction</b>	2007
18.	<b>Age of the building</b>	16 years
19.	<b>Estimated future life of the building</b>	44 years
20.	<b>Building elevation</b>	<b>Good</b>
21.	<b>Condition of the building :</b>	Good
22.	<b>Finishing</b>	Cement ,luster

23.	<b>Amenities</b>	Open parking
24.	<b>Flooring in open spaces and staircase</b>	Garden tiles /kota stone
25.	<b>Doors &amp; Windows</b>	wooden door / wooden door
26.	<b>Compound wall &amp; no. of gates</b>	8 feet height compound wall & 2no gate
27.	<b>No. of rooms</b>	3 bhk+2toilet+dining
28.	<b>View from the different rooms of the property</b>	building
29.	<b>Internal finishing</b>	Flooring in different rooms : vitrified  <b>Kitchen Platform : granite/stainless steel</b>  Electrical : <u>OPEN / CONCEALED</u> Plumbing : <u>OPEN / CONCEALED</u>
30.	<b>Balcony</b>	33sq feet
31	Carpet area as per Measurement :	<b>754sq feet</b>
32	Nearest Bus stop	PANCHSHEEL APARTMENT
33	Nearest Hospital	OMKAR HOSPITAL
34	Condition of Road	30 feet good wide road
35	Rate per sq ft.	<b>2.35cr to 2.40 cr lum sum</b>
36	Person Met at Site	<b>Mrs Rashmi .d. zaveri /9833968599</b>
37	Coordinate	<b>19.212837,72.841645</b>
38	Name on society board	<b>Mr dhruv zaveri</b>
39	Name on door	<b>NA</b>

Remarks:

1.flat wise:  
North: lift  
South:staircase  
east:lobby  
west:open sky