

Inspection report of Residential/ Commercial/ Industrial properties

Name of Bank :sbi

Date of inspection :15-10-2023

	Name of the Applicant	Lopamudra moulik
1.	Type of property :	Residential flat
2.	Address of the property	Flat no 703,7 th floor,a wing,nirman residency ,rajmata jijabai road,pump house ,nr Punjab national bank ,andheri east ,mumbai 400093
3.	Nearest Railway station	1.8 km away from andheri station
4.	Name of the road access to the property	Aghadi nagar road
5.	Landmark / vicinity :	Agadi nagar
6.	Boundaries of the building	North: nirman place south : inspire residency under construction east: road west: b wing
7.	Locality	Type : Residential/ Commercial/ Industrial/ Mix Class of people : Lower class/Middle class/ Upper Middle class/ Higher class Site is: Normal/ above road/ below road
8.	Permitted Land Use	Residential/ Commercial/ Industrial/ Mix
9.	Actual Land Use	Residential/ Commercial/ Industrial/ Mix
10.	Availability of other amenities in the surrounding	School Market College Temple
11.	Surrounding development	Developed/Well Developed
12.	Occupant	Mr priyank bavishi /2018/tenanat
13.	Building details	Type of Structure: : (RCC/Load Beaing) No. of Floors: stilt+7 th floor No of wings: No. of flats/units on each :3 flat
14.	No. of lifts with capacity & Status	2 no with 6 person capacity
15.	Underground & Overhead tanks	1 no. Overhead Tank & 1 no. Under ground Tank
16.	Year of Construction	2000
17.	Age of the building	23 years
18.	Estimated future life of the building	37 years
19.	Building elevation	Good
20.	Condition of the building :	Good
21.	Finishing	Luster paint / cement

22.	Amenities	Parking ,
23.	Flooring in open spaces and staircase	Open Space Garden tiles & Kotastone staircase
24.	Doors & Windows	Wooden door/safty door
25.	Compound wall & no. of gates	6 ft height of compound wall & nos. of MS Gates & security
26.	No. of rooms	2 bhk+dining+2 toilet
27.	View from the different rooms of the property	building
28.	Internal finishing	Flooring in different rooms : vitrified Kitchen Platform : granite/ stainless steel Electrical : OPEN / <u>CONCEALED</u> Plumbing : OPEN / <u>CONCEALED</u>
29.	Balcony	
31	Carpet area as per Measurement :	723sq feet
32	Nearest Bus stop	Agadi nagar
33	Nearest Hospital	Raksha multispecialty hospital
34	Condition of Road	30 feet good wide road
35	Rate per sq ft.	1.75cr to 1.80cr lum sum
36	Person Met at Site	Mr priyank bhavishi
37	Coordinate	19.12841590333234, 72.85952098741431
38	Name on society board	Loupmundra maulik
39	Name on door	Na

Remarks:

flat wise

north :open sky

south:lobby

east :staircase

west:lift