



VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 603, 6th Floor, Wing - A, "Alaknanda", Neelkanth Valley Co-Op. Hsg. Soc. Ltd., Near Khopoli Railway Station, Village - Vihari / Khopoli, Taluka - Khalapur, District - Raigad, Khopoli, PIN Code - 410 203, State - Maharashtra, India belongs to **Mrs. Maya Ramesh Patel & Mr. Ramesh Bhikabhai Patel.**

Boundaries of the property

North : Open Plot
South : Jainam Garden
East : Prabhakar Niwas
West : Wing = B

Considering various parameters recorded, existing economic scenario, and the information that is available with reference to the development of neighbourhood and method selected for valuation, we are of the opinion that, the property premises can be assessed for this particular purpose at **₹ 45,07,932.00 (Rupees Forty Five Lakh Seven Thousand Nine Hundred Thirty Two 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 report.

Hence certified

For **VASTUKALA CONSULTANTS (I) PVT. LTD.**
Sharadkumar B. Chalikwar
Director

Digitally signed by Sharadkumar B. Chalikwar
DN: cn=Sharadkumar B. Chalikwar,
o=Vastukala Consultants (I) Pvt. Ltd.,
ou=CMD, email=cmd@vastukala.org, c=IN
Date: 2023.11.10 12:21:44 +05'30'

Auth. Sign.



Sharadkumar Chalikwar
Govt. Reg. Valuer
Chartered Engineer (India)
Reg. No. [N]C.C.I.T/I -14/52/2008-09
Bank Of Baroda Empanelment No.: ZO:MZ:ADV:44:620

Encl.: Valuation report



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16/11/2023



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