

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Row House No. 2, Ground + First + Second Floor, "Durvankur Twin Bungalow", Survey No. 248/3/2/2/16, Plot No.15, Beside Prathmesh Computer, Sagar Township Ayodhya Nagari, Village – Nashik, Taluka – Nashik, District - Nashik, PIN Code – 422 003, State – Maharashtra, Country – India belongs to **Shri. Mayur Nandkumar Avhad**. Name of Proposed Purchaser: **Shri. Pravin Hari Mahajan**

Boundaries of the property.

Boundaries	Building	Row House
North	Road	Road
South	Open Space	Open Space
East	Bungalow	Row House No.1
West	Open Plot	Open Plot

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 for this particular purpose at is **₹ 60,60,000.00 (Rupees Sixty Lakh Sixty 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.

Sharadkumar
Chalikwar
Director

Digitally signed by Sharadkumar Chalikwar
DN: cn=Sharadkumar Chalikwar,
o=Vastukala Consultants (I) Pvt. Ltd.,
ou=Mumbai, email=cmd@vastukala.org,
c=IN
Date: 2023.11.17 14:37:02 +05'30'

Auth. Sign.



Chetan Meele
20/11/2023

Sharadkumar B. Chalikwar
Govt. Reg. Valuer
Chartered Engineer (India)
Reg. No. (N) CCIT/1-14/52/2008-09
Encl: Valuation report.

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