CIN: U74120MH2010PTC207869 MSME Reg. No.: UDYAM-MH-18-0083617

An ISO 9001:2015 Certified Company





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Valuation Report Prepared For: BOB / Regional Office / Sau Jayashri Dasharath Morade (005242/2303629)

Vastu/Nashik/11/2023/005242/2303629 24/7-325-CCBS Date: 24.11.2023

## VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No.704, Seventh Floor, A-Wing "Vivanta Residency ",Survey No.163/1/40, Plot No.1, Near Adumber Banquet Lawns, Ayodhya Nagari, Meri - Rasbihari Link Road, Village - Nashik, Taluka- Nashik, District - Nashik, PIN Code - 422 003, State - Maharashtra, Country - India belongs to Sau Javashri Dasharath Morade

Boundaries of the property.

| Boundaries | Building                | Flat                    |
|------------|-------------------------|-------------------------|
| North      | Plot No.2               | Building Marginal Space |
| South      | 12.00 Meter Colony Road | Flat No.701             |
| East       | 12.00 Meter Colony Road | Building Marginal Space |
| West       | Nala                    | Flat No.703             |

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 ₹ 36,99,000.00 (Rupees Thirty-Six Lakh Ninety-Nine Thousand Only). As per Site Inspection 76% Construction Work is Completed

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** 



## Director

Manoj B. Chalikwar

Registered Valuer Chartered Engineer (India) Reg. No. CAT-I-F-1763

Reg. No. IBBI/RV/07/2018/10366

BOB Empanelment No.: ZO:MZ:ADV:46:941

Encl: Valuation report.



Nashik: 4, 1° Floor, Madhusha Elite, Vrundavan Nagar, Jatra-Nandur Naka Link Road, Adgaon, Nashik - 422 003, (M.S.) E-mail: nashik@vastukala.org, Tel.: +91 253 4068262 / 9890380564

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