



VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No.A-3,Stilt Floor, Building No.25," **Mansi Enclave Co.Op. Hsg.Soc.Ltd.Nashik** ", Survey No.705/1/1/1C, Final Plot No.434, Plot No.47 to 52 TPS No.II, Behind Raghukul Bungalow LIC Colony Purnvad Nagar, Village – Nashik, Taluka & District - Nashik, PIN Code – 422 013, State – Maharashtra, Country – India belongs to **Shri.Bhausahab Madhav Aher**. Name of Proposed Purchaser: **Shri.Sachin Nimba Amrutkar**

Boundaries of the property.

Boundaries	Building	Flat
North	Building No.25 B-Wing	Building No.25 B-Wing
South	9.15 Meter Colony Road	Flat No.2
East	Survey No.705/2	Staircase
West	7.60 Meter Colony Road	Marginal Space & Road

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 ₹ **33,86,240.00 (Rupees Thirty-Three Lakh Eighty-Six Thousand Two Hundred Forty 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 B. Chalikwar
 Director

Digitally signed by Sharadkumar Chalikwar
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 o=Vastukala Consultants (I) Pvt. Ltd.,
 ou=Mumbai, email=cmd@vastukala.org,
 c=IN
 Date: 2023.11.30 14:58:04 +05'30'

Auth. Sign.



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

Shiva sir
 8099623456

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