

CIN: U74120MH2010PTC207869
MSME Reg. No.: UDYAM-MH-18-0083617
An ISO 9001:2015 Certified Company

Vastukala
Consultants (I) Pvt. Ltd.

Think.Innovate.Create

Valuation Report Prepared For: BOB / R.O. Nashik Road Branch / Sau. Sumitra Pareek & Others (005571/2303936)

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Vastu/Nashik/12/2023/005571/2303936
13/6-165-RYBS
Date:13.12.2023

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 03, Stilt First Floor, " **Kamia Park Apartment** ", Survey No. 801/ 1+2/ 3, Plot No. 3,4,5,6, Behind New Era English School, Govind Nagar, Old Canal Link Road, Village - Nashik, Taluka & District - Nashik, PIN Code - 422009, State - Maharashtra, Country - India. belongs to **Name of Owner: Sau. Sumitra Pareek & Shri. Poonam Chand.**

Boundaries of the property.

Boundaries	Building	Flat
North	New Era School	Common Staircase
South	Open Space	Flat No.04
East	6.00 Mtr. Road	Marginal Open Space
West	S. No. 798	Marginal Open Space

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 **₹ 46,74,080.00 (Rupees Forty Six Lakh Seventy Four Thousand Eighty 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.**

**Manoj
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

Digitally signed by Manoj Chalikwar
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