



Vastu/Nashik/12/2023/005980/2304251
29/3-480-CCBS
Date:29.12.2023

VALUATION OPINION REPORT

This is to certify that the property Residential Row House No.3, Ground+ First Floor,"Virsa Row Houses", Survey No. 223/A/1, Plot No.111, Near Saptashrungi Mandir, Vanshree Colony, Mahalaxmi Nagar, Ambad Kamathwade Link Road, Village – Ambad Khurd , Taluka & District - Nashik, PIN Code – 422 010, State – Maharashtra, Country – India. belongs to **Mr.Yogesh Chabu Bhabad & Mrs.Kavita Yogesh Bhabad** Boundaries of the property:

Boundaries	Plot	Row House
North	Plot No.92	Marginal Space & Colony Road
South	Open Space	Marginal Space
East	Colony Road	Row House No.2
West	Plot No.11	Row House No.4

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 and valued for this particular purpose at **₹22,52,340.00(Rupees Twenty-Two Lakh Fifty-Two Thousand Three 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
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: 2023.12.29 11:43:52 +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.

29/12/2023

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