

VALUATION OPINION REPORT

The property bearing Residential Row House on Plot No. 74, "Swasthya Nagar (Vinay Vihar)", MR10 Road, Sukhliha, Gram Kabirkhedi, Tehsil & District - Indore, PIN - 452 010, State - Madhya Pradesh, Country - India belongs to **Smt. Mamta W/o Shri. Deepak Goyal & Shri. Deepak S/o Shri. Shrikishnamurari Goyal.**

Boundaries of the property.

	As per Actual	As per Documents
North	Plot No. 86	Plot No. 86
South	Colony Road	Colony Road
East	Plot No. 74-A	Plot No. 74-A
West	Plot No. 73-A	Plot No. 73-A

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

Particulars	Fair Market Value In (₹)	Realizable Value In (₹)	Distress Sale Value In (₹)	Insurable Value In (₹)
Residential Plot / House	1,21,95,600/-	1,09,76,040/-	97,56,480/-	14,63,472/-

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**

Digitally signed by MANOJ BABURAO CHALIKWAR
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ou=adm, 2.5.4.20=9822b0c4bd35dc03b0c39e2b0e5913490cf3d33d41333
115279b17a1b6562, postalCode=400060, st=Maharashtra,
serialNumber=11a56a566ab0c89db2a53afce3feb31e31bd2e
394e28f2e29a327b625bf, cn=MANOJ BABURAO CHALIKWAR
Date: 2023.11.07 10:14:59 +05'30'



Director

Auth. Sign.

Manoj B. Chalikwar
Registered Valuer
Chartered Engineer (India)
Reg. No. CAT-I-F-1763
PNB Emp. No. ZO: SAMD:1138
Encl: Valuation report.



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