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{
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  "toAssess": {
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    },
    "type": "CREDITOFFICER",
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    "firstName": "Sayali",
    "lastName": "Bangar",
    "mobileNo": "",
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    "email": "cord.racpckalyan@sbi.co.in"
  },
  "fees": {
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"name": "Thane",
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400 601",
"city": "Thane",
"shortName": "VCIPL/Thane"
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  "name": "State Bank of India",
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  "initial": "SBI",
  "remark": "Temp",
  "status": true
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  "type": "BRANCH",
  "name": "RACPC Kalyan",
  "email": "cord.racpckalyan@sbi.co.in",
  "mobileNo": "02225140903",
  "alternateMobileNo": "",
  "address": "Ground Floor, 1 st Floor, Millenium Heights, Opp. Patedar Bhawan
Marriage Hall, Shahad Mohone Road, Shahad, Kalyan (West) - 421 103 \n\n",
  "ledgerName": "",
  "fax": "",
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"assetsClass": {
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  "label": "Land & Building / Immovable Property"
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  "label": "Residential"
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  "role": "PICKUPPERSON",
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  "email": "prakashnvetkoli@gmail.com",
  "lastName": "Vetkoli",
  "mobileNo": "9076237689",
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  "firstName": "Abhiraj",
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  "lastName": "Bhagat",
  "mobileNo": "8369839430",
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  "email": "shobha@vastukala.org",
  "lastName": "Kuperkar",
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  "designation": "",
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  "workWithDocumentMaker": "",
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"role": "VALUER",
"firstName": "Manoj",
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"lastName": "Chalikwar",
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"PANNo": "AERPC9086P",
"fatherName": "Baburao"
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      "remark": "MANUAL_IN_TASK"
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  "label": false
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  "value": "Ideal Colony",
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  "label": false
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  "value": "",
  "label": true
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  "value": "775",
  "label": true
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  "label": false
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  "label": false
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  "value": "",
  "label": false
}
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  "roof": {
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    "label": "R. C. C. Slab"
  },
  "flooring": {
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    "label": "Partly Vitrified & Partly Wooden Flooring"
  },
  "doors": {
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    "label": "Teak Wood Door frame with Solid flush door"
  },
  "windows": {
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    "label": "Powder Coated Aluminium Sliding"
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    "label": "Concealed plumbing with C.P. fittings. Electrical wiring with concealed "
  },
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  }
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  "label": "Pune Municipal Corporation"
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"whetherCoveredUnderAnyState": {
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  "label": "No"
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"asPerActualAgreement": {
  "north": "Megharaj Building",
  "west": "Mrutyunjay Society",
  "south": "Nayana Apartment",
  "east": "Internal Road"
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  "west": "By CTS No. 752",
  "south": "By CTS No. 774",
  "east": "By adjoining Road"
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"unitBoundaries": {
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    "south": "Details not available",
    "west": "Details not available"
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  "empanelledOfApprovePlan": "N.A."
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"compositeRate": {
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  "salvageValue": "",
  "depreciatedCostOfConstruction": "",
  "depreciatedBuildingRate": ""
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"igrRate": {
  "propertyName": "Residential",
  "rate": "140580",
  "landRate": "40200",
  "igrImage": "cases/659e2c7e02c44c777badc2d3/igr_1705038495221_Image.png",
  "squareMeterGuideLineRate": "147609.00",
  "squareFeetGuideLineRate": "13713.00"
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"igrFinalRate": {
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  "depreciationPercentage": "0",
  "rate": "140580.00",
  "squareMeterGuideLineRate": "147609.00",
  "squareFeetGuideLineRate": "13713.00"
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    "label": "Medium"
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  "propertyTypeOfUseList": {
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    "label": "Residential Purpose"
  },
  "propertyOccupiedByList": {
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"tenantName": "",
"maintenanceOfFlat": "Good"
},
"marketability": {
  "marketabilityList": {
    "value": "Good",
    "label": "Good"
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  "anyFavouringForExtraPotentialValue": "Located in developed area",
  "negativeFactorsOfAffectMarketValue": "No"
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  "roof": {
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  "partitions": {
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    "label": "6\" Thk. Brick Masonery"
  },
  "waterTank": {
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    "label": "Municipal Water Supply"
  },
  "pavementLaid": {
    "value": "Yes",
    "label": "Yes"
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  "carParking": "Along with Puzzle Car Parking Space No. C (1-3)",
  "constructionWorkStatus": {
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    "label": "Completed"
  },
  "asthetikLook": {
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  "dateOfConstruction": {
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"year": "2023",
"fullDate": "1/1/2023"
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"planningArea": {
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"typeOfStructure": {
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  "label": "R.C.C. Framed Structure"
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  "label": "R.C.C. Foundation"
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"qualityOfConstruction": {
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  "label": "Good"
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  "value": "Good",
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},
"buildingSpecification": {
  "value": "Standard",
  "label": "Standard"
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"structuralSafety": {
  "value": "Good",
  "label": "Good"
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"protAgainstNatDis": {
  "value": "Information_not_available",
  "label": "Information not available"
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  "value": "MunicipalSewerageSystem",
  "label": "Connected to Municipal Sewerage System"
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"walls": {
  "value": "1",
  "label": "Yes"
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"appearanceOfTheBuilding": {
  "value": "Good",
  "label": "Good"
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  "label": "No"
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"visibleDamageInBuilding": {
  "value": "0",
  "label": "No"
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"systemOfAirConditioning": {
  "value": "Information_not_available",
  "label": "Information not available"
},
"provisionOfFirefighting": {
  "value": "Information_not_available",
  "label": "Information not available"
},
"groundStilt": {
  "value": "stilt",
  "label": "Stilt"
},
"yearOfConstructionAsPer": {
  "value": "as_per_occupancy_certificate",
  "label": "As per occupancy certificate"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "59",
"ageOfBuilding": "1",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "9",
"flatFloorNo": "9",
"noOfLifts": "1",
"noOfDwellingUnitsInBuilding": "4"
},
"finalPlinthArea": {
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  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 10%"
}
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"routeMap": {
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      "label": "Metro Station"
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    "routeMapImg": "cases/659e2c7e02c44c777badc2d3/
routeMap_1705046630193_Image.png",
    "routeLat": "18.508731",
    "routeLng": "73.815966",
    "stationName": "Ideal Colony Metro",
    "routeDistance": "800M"
  },
  "finalLatLng": {
    "coordinates": [
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      null
    ],
    "type": "Point"
  },
  "showLocation": {
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    "finallatLng": true
  },
  "locationMapImg": [
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      "name": "cbjy5p",
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    }
  ]
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  "wardrobesQty": "0",
  "showcasesQty": "0",
  "showcasesRate": "0",
  "totalshowcasesRate": "0",
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"totalextraCollapsibleGatesRate": "0",
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"totalpotentialValueRate": "0",
"othersQty": "0",
"othersRate": "0",
"totalothersRate": "0",
"finaltotal": "13572000.00",
"distressValuePercentage": "80",
"realizableValuePercentage": "90",
"bookValue": "0",
"finalValue": "13572000.00"
},
"outward": {
  "status": false,
  "remark": "SYSTEM_GENERATED"
},
"rateVerify": {
  "status": false
},
"underConstruction": {
  "rccFootingFoundation": {
    "label": "RCC Footing/Foundation",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": true
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    "status": false
  },
  "fullBuildingRcc": {
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"floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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"externalBrickWork": {
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  "isHideFloor": false,
  "status": false
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  "isHideFloor": false,
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  "label": "Window",
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},
"externalPainting": {
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  "isHideFloor": false,
  "status": false
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  "status": false
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"passageStaircaseLobbyDevelopment": {
  "label": "Passage, Staircase & Lobby Development",
  "floorsCompleted": "",
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  "status": false
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"externalDevelopmentFinalFinishing": {
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  "status": true
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},
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externallmg_1705046707501_WhatsApp_Image_20240111_at_25114_PM.jpeg",
      "orientation": "portrait"
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      "path": "cases/659e2c7e02c44c777badc2d3/
externallmg_1705046707650_WhatsApp_Image_20240111_at_25116_PM_2.jpeg",
      "orientation": "landscape"
    },
    {
      "status": false,
      "_id": "65a0f2b402c44c777bb21fee",
      "name":
"externallmg_1705046707843_WhatsApp_Image_20240111_at_25118_PM_2.jpeg",
      "path": "cases/659e2c7e02c44c777badc2d3/
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    "orientation": "landscape"
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    "orientation": "landscape"
  },
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    "path": "cases/659e2c7e02c44c777badc2d3/
externallmg_1705046707605_WhatsApp_Image_20240111_at_25115_PM.jpeg",
    "orientation": "landscape"
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    "status": false,
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    "path": "cases/659e2c7e02c44c777badc2d3/
externallmg_1705046707697_WhatsApp_Image_20240111_at_25117_PM_1.jpeg",
    "orientation": "portrait"
  },
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    "status": false,
    "_id": "65a0f2b402c44c777bb21fe1",
    "name":
"externallmg_1705046707281_WhatsApp_Image_20240111_at_25113_PM_1.jpeg",
    "path": "cases/659e2c7e02c44c777badc2d3/
externallmg_1705046707281_WhatsApp_Image_20240111_at_25113_PM_1.jpeg",
    "orientation": "portrait"
  }
}
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      "path": "cases/659e2c7e02c44c777badc2d3/
externallmg_1705046707466_WhatsApp_Image_20240111_at_25114_PM_2.jpeg",
      "orientation": "portrait"
    },
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      "status": false,
      "_id": "65a0f2b402c44c777bb21ff0",
      "name":
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      "path": "cases/659e2c7e02c44c777badc2d3/
externallmg_1705046707912_WhatsApp_Image_20240111_at_25119_PM_1.jpeg",
      "orientation": "landscape"
    },
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      "_id": "65a0f2b402c44c777bb21fe5",
      "name":
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      "path": "cases/659e2c7e02c44c777badc2d3/
externallmg_1705046707501_WhatsApp_Image_20240111_at_25114_PM.jpeg",
      "orientation": "portrait"
    }
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  "parkingImages": [],
  "societyNameBoardImage": [],
  "compositionImages": []
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"indicatorRange": {
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  "builtUpRateRange": {
    "min": "15049",
    "max": "18730"
  }
},
"detailsOfValuation": {
  "presentValueOfFlat": {
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"quantity": "0.00",
"ratePerUnit": "0.00",
"estimatedValue": "0.00",
"status": true,
"isEditable": false
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  "ratePerUnit": "0.00",
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  "status": true,
  "isEditable": true
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  "status": true,
  "isEditable": true
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  "ratePerUnit": "0.00",
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  "status": true,
  "isEditable": true
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"interiorDecorations": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"extraCollapsibleGates": {
  "title": "Extra collapsible gates / grill works etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"potentialValue": {
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"others": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"totalValues": {
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  "quantity": "",
  "ratePerUnit": "",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": false
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  "RATE_VERIFY": false,
  "MAKER": false,
  "CHECKER": false,
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"PREPARE_INVOICE": false,
"PRINT": false,
"SIGN": false,
"SIGNED_REPORT_UPLOAD": false,
"DELIVERY": false,
"PAYMENT_COLLECT": false,
"COMPLETED": false
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"createCase": "false",
"type": "CASE",
"leadType": {
  "label": "Lead",
  "value": "LEAD"
},
"siteVisitType": "FULL",
"isSiteMeasurementAllowed": true,
"finalValuationArea": "696.00",
"empanelmentNo": [
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],
"isAdvanceInvoice": false,
"status": true,
"caseStatus": "READYFORCHECKER",
"invoices": [],
"paymentId": [],
"_id": "659e2c7e02c44c777badc2d3",
"ownerName": "Mrs. Shraddha Balkrishna Rane & Mr. Amit Kondibhau Dhamale",
"ownerPhoneNo": "9867704462",
"appAddress": "904, 9th floor, Matoshri sulabha, kothrud, Pune",
"remark": "",
"documents": [
  {
    "documentType": {
      "label": "Agreement For Sale",
      "value": "60ae1254aa6d152c1801b326"
    },
    "inputs": {
      "documentDate": "23/03/2022",
      "from": {
        "value": "Promoter",
        "label": "Promoter"
      },
      "Promoter": "M/s. Pandit Javdekar Associates",
      "to": {
        "value": "purchaser",
        "label": "purchaser"
      }
    }
  }
]
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    },
    "purchaser": "Mrs. Shraddha Balkrishna Rane & Mr. Amit Kondibhau Dhamale",
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "6157 / 2022"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "id": "314763",
  "path": "cases/659e2c7e02c44c777badc2d3/document_1704864841665_Matoshri_Sulbha_904Shraddha_Rane_Scan_Agreement_copy.pdf",
  "fileName": "document_1704864841665_Matoshri_Sulbha_904Shraddha_Rane_Scan_Agreement_copy.pdf"
},
{
  "documentType": {
    "value": "60ae129faa6d152c1801b47d",
    "label": "RERA Certificate"
  },
  "inputs": {
    "documentDate": "20/07/2021",
    "nameOfApprovingAuthority": {
      "value": "Maharashtra_Real_Estate_Regulatory_Authority",
      "label": "Maharashtra Real Estate Regulatory Authority"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "P52100030000"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "fileName": "document_1705045166727_P52100030000_1.pdf",
  "path": "cases/659e2c7e02c44c777badc2d3/document_1705045166727_P52100030000_1.pdf",
  "id": "212609",
  "uploadedBy": "627222afafd7d55eddeddd82",
  "createdAt": "Fri Jan 12 2024 13:09:26 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
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    "label": "Commencement Certificate"
  }
}
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},
"inputs": {
  "documentDate": "06/12/2021",
  "nameOfApprovingAuthority": {
    "value": "Pune_Municipal_Corporation",
    "label": "Pune Municipal Corporation"
  },
  "number": {
    "value": "No",
    "label": "No"
  },
  "No": "CC / 2658 / 21"
},
"isHardCopy": false,
"displayStatus": true,
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"path": "cases/659e2c7e02c44c777badc2d3/document_1705045482805_1_Commencement_Certificates___NA_Order_for_plotted_development_11.pdf",
"id": "677853",
"uploadedBy": "627222afafd7d55eddeddd82",
"createdAt": "Fri Jan 12 2024 13:14:42 GMT+0530 (India Standard Time)"
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{
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    "label": "Occupancy Certificate"
  },
  "inputs": {
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    "nameOfApprovingAuthority": {
      "value": "Pune_Municipal_Corporation",
      "label": "Pune Municipal Corporation"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "OCC / 0827 / 23"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "id": "336147",
  "path": "cases/659e2c7e02c44c777badc2d3/document_1705045548442_1_Occupancy_Certificate__Completion_Certificate__Architects_certificate_of_completion_for_plotted_development_31.pdf",
}
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"fileName": "document_1705045548442_1_Occupancy_Certificate__Completion_Certificate__Architects_certificate_of_completion_for_plotted_development_31.pdf"
}
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"caseNumber": "006247",
"createdBy": "6410199a140f140ffc59b58c",
"caseHistory": [
{
  "id": "356215",
  "title": "Create Lead",
  "description": "Create Lead",
  "datetime": "Wed Jan 10 2024 11:04:54 GMT+0530 (India Standard Time)"
}
],
"owners": [
{
  "name": "Mrs. Shraddha Balkrishna Rane & Mr. Amit Kondibhau Dhamale",
  "phone": "9867704462",
  "ownershipShare": "",
  "email": "",
  "id": "537553"
}
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [
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  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "6",
  "name": "Bedroom",
  "length": "16.00",
  "length1": "16",
  "length2": "0",
  "width": "7.00",
  "width1": "7",
  "width2": "0",
  "totalArea": "112.00",
  "images": [],
  "finalArea": "112.00",
  "extraAreas": []
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{
  "measurementType": {
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    "label": "Square Feet"
  },
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  "name": "Bedroom",
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  "length2": "0",
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  "width1": "10",
  "width2": "0",
  "totalArea": "130.00",
  "images": [],
  "finalArea": "130.00",
  "extraAreas": []
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{
  "measurementType": {
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    "label": "Square Feet"
  },
  "id": "6",
  "name": "Living Room",
  "length": "",
  "length1": "19",
  "length2": "0",
  "width": "",
  "width1": "10",
  "width2": "0",
  "totalArea": "190.00",
  "images": [],
  "finalArea": "190.00",
  "extraAreas": []
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
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  "name": "Kitchen",
  "length": "7.00",
  "length1": "7",
  "length2": "0",
  "width": "10.00",
  "width1": "10",
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"width2": "0",
"totalArea": "70.00",
"images": [],
"finalArea": "70.00",
"extraAreas": []
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "7",
  "name": "Toilet",
  "length": "5.00",
  "length1": "5",
  "length2": "0",
  "width": "6.00",
  "width1": "6",
  "width2": "0",
  "totalArea": "30.00",
  "images": [],
  "finalArea": "30.00",
  "extraAreas": []
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{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "6",
  "name": "Toilet",
  "length": "3.00",
  "length1": "3",
  "length2": "00",
  "width": "9.00",
  "width1": "9",
  "width2": "00",
  "totalArea": "27.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "27.00"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  }
}
```

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},
  "id": "7",
  "name": "Passage",
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  "length2": "0",
  "width": "8.00",
  "width1": "8",
  "width2": "0",
  "totalArea": "16.00",
  "images": [],
  "finalArea": "16.00",
  "extraAreas": []
}
],
"otherComposition": [
  {
    "toBeAdded": {
      "label": "Carpet",
      "value": "Carpet"
    },
    "name": {
      "label": "Dry Balcony Area",
      "value": "Dry_Balcony_Area"
    },
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
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    "length2": "00",
    "length": "5.00",
    "width1": "6",
    "width2": "00",
    "width": "6.00",
    "totalArea": "30.00",
    "percentageBeforeTotal": "30.00",
    "images": [],
    "extraAreas": [],
    "percentage": "100",
    "finalArea": "30"
  },
  {
    "toBeAdded": {
      "label": "Carpet",
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    "value": "Carpet"
  },
  "name": {
    "label": "Terrace",
    "value": "Terrace"
  },
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "2",
  "length1": "5",
  "length2": "0",
  "length": "5.00",
  "width1": "7",
  "width2": "0",
  "width": "7.00",
  "totalArea": "35.00",
  "percentageBeforeTotal": "35.00",
  "images": [],
  "extraAreas": [],
  "percentage": "100",
  "finalArea": "35"
}
],
"externalReport": [],
"documentPerArea": [
  {
    "typeOfDocument": {
      "label": "Agreement For Sale",
      "value": "60ae1254aa6d152c1801b326"
    },
    "docMeasurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "selectAreaTypeDocument": "Carpet",
    "squareMeterArea": "64.66",
    "totalAreaDocument": "696",
    "docBuiltpUpPercentage": "10",
    "docFinalBuiltpUp": "765.60",
    "docFinalBuiltpUpSquareMeter": "71.13",
    "docSaleablePercentage": "",
    "docFinalSaleable": "0.00",
    "docFinalSaleableSquareMeter": "0.00",
    "id": "633677"
  }
]
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}
],
"images": [],
"indicatorArr": [
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    "printlnReport": true,
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    "property": "Matoshree Sulbha, Kothrud Pune",
    "area": "631",
    "builtUpPercentage": "10",
    "saleablePercentage": "0",
    "rateType": "price_Indicator",
    "areaType": "Carpet",
    "floor": "Middle",
    "source": "Dwello.com",
    "expectedPrice": "12600000",
    "expectedRate": "19968.30",
    "builtUpExpectedRate": "18153.00",
    "image": "cases/659e2c7e02c44c777badc2d3/
indicator_1705038338673_Image.png",
    "squareMeter": "58.62",
    "id": "109173"
  },
  {
    "printlnReport": true,
    "_id": "65a0d30002c44c777bb1cb31",
    "property": "Matoshree Sulbha, Kothrud Pune",
    "area": "631",
    "builtUpPercentage": "10",
    "saleablePercentage": "0",
    "rateType": "price_Indicator",
    "areaType": "Carpet",
    "floor": "Middle",
    "source": "square_yards",
    "expectedPrice": "13000000",
    "expectedRate": "20602.22",
    "builtUpExpectedRate": "18729.29",
    "image": "cases/659e2c7e02c44c777badc2d3/
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Balcony Area in Sq. Ft. = 65.00\n\nAll the above areas are within +/- 10% of the
Agreement for Sale Area. The above calculations and detail measurements taken by us
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"siteMeasurementRemark": "Carpet Area in Sq. Ft. = 519.00\nDry Balcony Area in Sq.
Ft. = 30.00\nTerrace Area in Sq. Ft. = 35.00\n\n",
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Name	Length	Width	Total
Composition :			
Bedroom	16'0"	7'0"	112.00
Bedroom	13'0"	10'0"	130.00
Living Room	19'0"	10'0"	190.00
Kitchen	7'0"	10'0"	70.00
Toilet	5'0"	6'0"	30.00

Toilet	3'00"	9'00"	27.00
Passage	2'0"	8'0"	16.00
Other Composition :			
Dry Balcony Area	5'00"	6'00"	30.00
Terrace	5'0"	7'0"	35.00