



Valuation Report Prepared For: BOI/ Indrakund Branch / Shri. Bhaskar Nivrutti Gadakh (006446/2304594)

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Vastu/Nashik/01/2024/006446/2304594
19/8-296-CHCHA
Date: 19.01.2024

VALUATION OPINION REPORT

This is to certify that the property bearing Commercial Land Bearing **Gat No.138/P**, Near Godavari River, Chandori Saikheda Road, Village Nagapur, Taluka- Niphad, District – Nashik, PIN Code - 422 201, State - Maharashtra, Country - India belongs to **Shri. Bhaskar Nivrutti Gadakh**.

Boundaries of the property.

North : Gat No.137
South : Gat No.139
East : Balance Land area of Gat No.138/P then Adjoining Godavari River
West : Road & Gat No.135

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 **₹ 6,80,00,000.00 (Rupees Six Crore Eighty Lakh 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
BOI Empanelment No.: MNZ:C&IC:VAL19-20
Encl: Valuation report.

Digitally signed by Manoj Chalikwar
DN: cn=Manoj Chalikwar, o=Vastukala
Consultants (I) Pvt. Ltd., ou=Mumbai,
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Auth. Sign.



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