

## VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 16, Fourth Floor, A - Wing, " Vedant - III ", Survey No. 290/ 9/ 1 & 290/ 9/ 2, Plot No.1 & 2, Behind Dr. Wagh Dental Care Clinic, Buddha Vihar, Hari Vishwa Balaji Road, Ekta Green Villa Road, Village – Pathardi, Taluka & District - Nashik, PIN Code – 422 010, State – Maharashtra, Country – India belongs Name of **Shri. Sameer Dattatreya Purkar**.

Boundaries of the property.

Boundaries	Building	Flat (as per Plan)
North	12.00-Meter-Wide Road	Flat No. A - 13
South	Survey No.289	Side Margin
East	Survey No. 290/ 1+2+3+4/8/2 Part	Flat No. A - 15
West	Plot No.3	Side Margin

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 ₹ **46,46,400.00 (Rupees Forty-Six Lakh Forty-Six Thousand Four Hundred Only)**. As per Site Inspection **88%** Construction Work is Completed. 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  
Encl: Valuation report.

Digitally signed by Manoj Chalikwar  
DN: cn=Manoj Chalikwar, o=Vastukala  
Consultants (I) Pvt. Ltd., ou=Mumbai,  
email=manoj@vastukala.org, c=IN  
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Auth. Sign.



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