



VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No.404, Fourth Floor, B-Wing, " **Someshwar Heights Apartment** ", Survey No.764/4/1, Plot No.28+29+30+31, Near Nivrutti Dada Jagtap Garden, Jagtap Nagar, Untwadi, Village – Nashik, Taluka & District - Nashik, PIN Code – 422 008, State – Maharashtra, Country – India belongs to **Shri.Sanjay Jadhavbhai Bhorniya**. Name of Proposed Purchaser : **Sau.Vaishali Charudatta Bhamare & Shri.Charudatta Jagannath Bhamare**

Boundaries of the property.

Boundaries	Building	Flat
North	6 Meter Colony Road	Flat No.B-401
South	Survey No.762/2(1+2)+ 763/1(1+2+3)	Flat No.A-401
East	6 Meter Colony Road	Flat No.B-403
West	Open Space	Building Marginal Space

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 **₹ 38,72,000.00 (Rupees Thirty-Eight Lakh Seventy-Two Thousand 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

B. Chalikwar

Director

Digitally signed by Sharadkumar B. Chalikwar

Chalikwar

DN: cn=Sharadkumar B. Chalikwar,

o=Vastukala Consultants (I) Pvt. Ltd.,

ou=CMD, email=cmd@vastukala.org

Date: 2024.01.24 15:03:00 +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.

Received
For
25/01/24



www.vastukala.org

Nashik : 4, 1st Floor, Madhusa Elite, Vrundavan Nagar, Jatra-Nandur Naka Link Road, Adgaon, Nashik - 422 003, (M.S.)
E-mail : nashik@vastukala.org, Tel. : +91 253 4068262 / 9890380564

Our Pan India Presence at :

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Regd. Office : B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Andheri (East), Mumbai - 400 072, (M.S.), INDIA

TeleFax : +91 22 28371325/24

mumbai@vastukala.org