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{
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    "RVDSValues": false,
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    "_id": "63d11f65be948726cc1419a7",
    "email": "kaushik.datta@sbi.co.in",
    "firstName": "KAUSHUIK",
    "mobileNo": "",
    "workMobileNo": "9757023640",
    "lastName": " DATTA"
  },
  "fees": {
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  "email": "vastukalamumbai@vastukala.com",
  "address": "B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai,
Andheri(East), Mumbai - 400 072. ",
  "city": "Mumbai"
},
"client": {
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  "initial": "SBI",
  "remark": "Temp",
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"branch": {
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  "branchCode": "000088",
  "type": "BRANCH",
  "name": "RACPC- Chinchpokli ",
  "email": "sbi.17889@sbi.co.in",
  "mobileNo": "022-23707514",
  "alternateMobileNo": "",
  "address": "Retail Assets Centralised Processing Centre, Mumbai South Voltas
House, 'A', 1st Floor, Dr. Ambedkar Road, Chinchpokli (East), Mumbai - 400 033, State
- Maharashtra, Country - India.\r\n",
  "ledgerName": "STATE BANK OF INDIA - CHINCHPOKALI",
  "fax": "022-23707512 / 13",
  "sendStructuralCertificate": "0"
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  "email": "shantilal@vastukala.org",
  "lastName": "Patel",
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  "email": "dasrat.jaiswar1234@gmail.com",
  "lastName": "Jaiswar",
  "mobileNo": "9987305468",
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  "email": "nitesh.khedekar@vastukala.org",
  "lastName": "Khedekar",
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    "lastName": "Chalikwar",
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"fatherName": "Baburao"
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  "value": "",
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  "label": false
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  "key": "suburb",
  "value": "Mumbai",
  "label": false
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"flatSpecifications": {
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    "label": "R. C. C. Slab"
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    "label": "Vitrified Tile Flooring"
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  "windows": {
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    "label": "Powder coated Aluminum sliding windows"
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  "townplanApprovedByList": {
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    "label": "Municipal Corporation of Greater Mumbai (MCGM)"
  },
  "whetherCoveredUnderAnyState": {
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    "label": "No"
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    "south": "Building No. 89 & 91",
    "east": "Kambekar Street"
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  "asPerDocumentAgreement": {
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    "south": "Details not available",
    "east": "Details not available"
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      "east": ""
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    "asPerDocument": {
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    "west": ""
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  "salvageValue": "",
  "depreciatedCostOfConstruction": "",
  "depreciatedBuildingRate": ""
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  "rate": "152060",
  "landRate": "70690",
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  "squareMeterGuideLineRate": "174869.00",
  "squareFeetGuideLineRate": "16246.00"
},
"igrFinalRate": {
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  "depreciationPercentage": "95",
  "rate": "15762.00",
  "squareFeetGuideLineRate": "15762.00",
  "squareMeterGuideLineRate": "169660.00"
},
"outgoingDetail": {
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    "label": "Medium"
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  "propertyTypeOfUseList": {
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  "propertyOccupiedByList": {
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"label": "Tenant Occupied"
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"meterCardHolderName": "Details not available",
"undividedAreaOfLandAsPerSaleDeed": "Details not available",
"floorSpaceIndex": "As per MCGM norms",
"tenantName": "Mohammed Ahmed",
"maintenanceOfFlat": "Good"
},
"marketability": {
  "marketabilityList": {
    "value": "Good",
    "label": "Good"
  },
  "anyFavouringForExtraPotentialValue": "Located in Developed Area",
  "negativeFactorsOfAffectMarketValue": "No"
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"siteMeasurement": {
  "roof": {
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  },
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    "label": "6\" Thk. Brick Masonery"
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  "waterTank": {
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    "label": "Municipal Water Supply"
  },
  "pavementLaid": {
    "value": "Yes",
    "label": "Yes"
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  "carParking": "Podium Car Parking",
  "constructionWorkStatus": {
    "value": "Completed",
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"dateOfConstruction": {
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  "label": "Residential"
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"typeOfStructure": {
  "value": "R.C.C.",
  "label": "R.C.C. Framed"
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"typeOfFoundation": {
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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",
  "label": "Good"
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"buildingSpecification": {
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  "label": "Standard"
},
"structuralSafety": {
  "value": "Good",
  "label": "Good"
},
"protAgainstNatDis": {
  "value": "Good",
  "label": "Good"
},
"sewerageSystem": {
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  "label": "Connected to Municipal Sewerage System"
},
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"maintenanceOfTheBuilding": {
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"maintenanceIssues": {
  "value": "0",
  "label": "No"
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"visibleDamageInBuilding": {
  "value": "0",
  "label": "No"
},
"systemOfAirConditioning": {
  "value": "1",
  "label": "Yes"
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"provisionOfFirefighting": {
  "value": "1",
  "label": "Yes"
},
"groundStilt": {
  "value": "ground",
  "label": "Ground"
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"yearOfConstructionAsPer": {
  "value": "Approx.",
  "label": "Approx."
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"isSiteVisitAllowed": true,
"ageOfBuilding": "3",
"totalLifeBuilding": "60",
"estimatedAge": "57",
"noOfBasement": "",
"noOfPodium": "2",
"noOfAmenityFloors": "",
"noOfFloors": "22",
"flatFloorNo": "21",
"noOfLifts": "5",
"noOfDwellingUnitsInBuilding": "16"
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"finalPlinthArea": {
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"area": "332.20",
"areaType": "Built Up",
"measurementType": "Sq. Ft.",
"areaAsPer": "Carpet Area + 10%"
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"routeMap": {
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    "routeStation": {
      "value": "Railway_Station",
      "label": "Railway Station"
    },
    "routeMapImg": "cases/65cdb1cbd93fe4510d50a327/
routeMap_1708083896256_Image.png",
    "routeLat": "18.955888",
    "routeLng": "72.833614",
    "stationName": "Masjid",
    "routeDistance": "800 Mt."
  },
  "finalLatLng": {
    "coordinates": [
      null,
      null
    ],
    "type": "Point"
  },
  "showLocation": {
    "latLng": true,
    "finallatLng": true
  },
  "locationMapImg": [
    {
      "id": "d2z46",
      "name": "d2z46",
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    }
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"valuation": {
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  "totalwardrobesRate": "0",
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"totalextraCollapsibleGatesRate": "0",
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"totalpotentialValueRate": "0",
"othersQty": "0",
"othersRate": "0",
"totalothersRate": "0",
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"finalValue": "6644000.00",
"distressValuePercentage": "80",
"realizableValuePercentage": "90",
"bookValueDocument": null,
"purchaseValueDocument": null,
"bookValue": "0"
},
"outward": {
  "status": true,
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  "date": "Sat Feb 17 2024 12:54:23 GMT+0530 (India Standard Time)",
  "number": "2305020",
  "dayCount": "8",
  "monthCount": "242",
  "generatedBy": "60092304a16fab0f2af9b0c2"
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"rateVerify": {
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"underConstruction": {
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    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
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"status": true
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"fullBuildingRcc": {
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  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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  "status": false
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  "status": false
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"electrificationPlumbingSanitaryInstallation": {
  "label": "Electrification, Plumbing, Sanitary Installation",
  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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  "percentage": "0.00",
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"passageStaircaseLobbyDevelopment": {
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  "status": false
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  "label": "External Development & Final Finishing",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
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  "status": true
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"guidelineDetails": {
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  "selectedBuildUpValue": "332.20",
  "selectedBuildUpMeasurementType": "Sq. Ft."
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      "orientation": "portrait"
    }
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    "orientation": "portrait"
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    "orientation": "portrait"
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"societyNameBoardImage": [],
"compositionImages": [
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    "orientation": "portrait"
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    "name": "Living Room",
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    "orientation": "portrait"
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    "status": false,
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    "orientation": "portrait"
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    "name": "Living Room",
    "path": "cases/65cdb1cbd93fe4510d50a327/
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    "orientation": "portrait"
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    "name": "Living Room",
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    "orientation": "portrait"
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    "name": "Living Room",
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    "orientation": "portrait"
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    "max": "23482"
  },
  "builtUpRateRange": {
    "min": "18970",
    "max": "21347"
  }
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    "quantity": "0.00",
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"ratePerUnit": "0.00",
"estimatedValue": "0.00",
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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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  "isEditable": true
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  "ratePerUnit": "0.00",
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  "isEditable": true
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"quantity": "0.00",
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"status": true,
"isEditable": true
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"extraCollapsibleGates": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
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  "status": true,
  "isEditable": true
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "ratePerUnit": "",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": false
}
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  "MAKER": false,
  "CHECKER": false,
  "PREPARE_INVOICE": false,
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"DELIVERY": false,
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"COMPLETED": false
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"createCase": "false",
"type": "CASE",
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  "value": "LEAD"
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"siteVisitType": "FULL",
"isSiteMeasurementAllowed": true,
"finalValuationArea": "302.00",
"empanelmentNo": [
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  "SME/TCC/221/13"
],
"isAdvanceInvoice": false,
"status": true,
"caseStatus": "READYFORCHECKER",
"invoices": [],
"paymentId": [],
"_id": "65cdb1cbd93fe4510d50a327",
"ownerName": "Mohammed Shahnawaz Mohammed Salim Siddique & Bushra
Mohammed Shahnawaz Siddique",
"ownerPhoneNo": "8425881006",
"appAddress": "2114 \nNathani square\nKanvanker Street\nMumbai 400 003",
"remark": "Required 65/70",
"documents": [
  {
    "documentType": {
      "label": "Agreement For Sale",
      "value": "60ae1254aa6d152c1801b326"
    },
    "inputs": {
      "documentDate": "02/02/2024",
      "from": {
        "value": "Promoter",
        "label": "Promoter"
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      "Promoter": "A. Patni Realty Pvt. Ltd.",
      "to": {
        "value": "Allottee",
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    "label": "Allottee"
  },
  "Allottee": "Mohammed Shahnawaz Mohammed Salim Siddique & Bushra
Mohammed Shahnawaz Siddique",
  "number": {
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    "label": "Document No"
  },
  "Document_No": "708/2024"
},
"isHardCopy": false,
"displayStatus": true,
"id": "896375",
"path": "cases/65cdb1cbd93fe4510d50a327/document_1707979148613_17079792
95152_2114__Mohammed_Shahnawaz_Siddique_1.pdf",
"fileName": "document_1707979148613_1707979295152_2114__Mohammed_Sha
hnawaz_Siddique_1.pdf"
},
{
  "documentType": {
    "label": "Cost Sheet",
    "value": "656489dfcabee433399a9a61"
  },
  "inputs": {
    "documentDate": "06/02/2024"
  },
  "isHardCopy": false,
  "displayStatus": false,
  "id": "440111",
  "path": "cases/65cdb1cbd93fe4510d50a327/
document_1707979197029_1707979343756_NS_2114_COST_SHEET.pdf",
  "fileName":
"document_1707979197029_1707979343756_NS_2114_COST_SHEET.pdf"
},
{
  "documentType": {
    "value": "60ae129faa6d152c1801b47d",
    "label": "RERA Certificate"
  },
  "inputs": {
    "documentDate": "09/09/2021",
    "nameOfApprovingAuthority": {
      "value": "Maharashtra_Real_Estate_Regulatory_Authority",
      "label": "Maharashtra Real Estate Regulatory Authority"
    }
  },
  "number": {
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    "value": "Document_No",
    "label": "Document No"
  },
  "Document_No": "P51900010462"
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"isHardCopy": false,
"displayStatus": true,
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"path": "cases/65cdb1cbd93fe4510d50a327/
document_1708110622768_P51900010462.pdf",
"id": "740929",
"uploadedBy": "627221f4afd7d55eddeddcb4",
"createdAt": "Sat Feb 17 2024 00:40:23 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
    "value": "60ae1247aa6d152c1801b2ea",
    "label": "Commencement Certificate"
  },
  "inputs": {
    "documentDate": "18/07/2019",
    "nameOfApprovingAuthority": {
      "value": "Municipal_Corporation_of_Greater_Mumbai",
      "label": "Municipal Corporation of Greater Mumbai"
    },
  },
  "remark": "(C.C. is endorsed & further extended as on 08/07/2021 upto 22nd floor
top slab + OHT i.e. entire work as per amended approved plan dated 28.04.2021)",
  "number": {
    "value": "Document_No",
    "label": "Document No"
  },
  "Document_No": "EB / 5426 / B / A / FCC / 2 / Amend"
},
"isHardCopy": false,
"displayStatus": true,
"id": "515129",
"path": "cases/65cdb1cbd93fe4510d50a327/document_1708110664861_cc.pdf",
"fileName": "document_1708110664861_cc.pdf"
}
],
"caseNumber": "006981",
"createdBy": "62727444afd7d55eddee092c",
"caseHistory": [
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    "id": "572297",
    "title": "Create Lead",
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"description": "Create Lead",
"datetime": "Thu Feb 15 2024 12:10:11 GMT+0530 (India Standard Time)"
}
],
"owners": [
{
"name": "Mohammed Shahnawaz Mohammed Salim Siddique & Bushra
Mohammed Shahnawaz Siddique",
"phone": "8425881006",
"ownershipShare": "",
"email": "",
"id": "157880"
}
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [
{
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"value": "Square_Feet",
"label": "Square Feet"
},
"id": "501008",
"name": "Living Room",
"length": "7.75",
"length1": "7",
"length2": "9",
"width": "15.83",
"width1": "15",
"width2": "10",
"totalArea": "122.71",
"images": [],
"extraAreas": [],
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},
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"measurementType": {
"value": "Square_Feet",
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"name": "Passage",
"length": "4.17",
"length1": "4",
"length2": "2",
"width": "3.25",
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"width1": "3",
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{
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    "label": "Square Feet"
  },
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  "name": "Kitchen",
  "length": "7.50",
  "length1": "7",
  "length2": "6",
  "width": "8.17",
  "width1": "8",
  "width2": "2",
  "totalArea": "61.25",
  "images": [],
  "extraAreas": [],
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    "label": "Square Feet"
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  "name": "Bathroom",
  "length": "4.17",
  "length1": "4",
  "length2": "2",
  "width": "3.42",
  "width1": "3",
  "width2": "5",
  "totalArea": "14.24",
  "images": [],
  "extraAreas": [],
  "finalArea": "14.24"
},
{
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    "label": "Square Feet"
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  "name": "Bedroom",
  "length": "7.58",
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  "length2": "7",
  "width": "9.83",
  "width1": "9",
  "width2": "10",
  "totalArea": "74.57",
  "images": [],
  "extraAreas": [],
  "finalArea": "74.57"
},
{
  "measurementType": {
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    "label": "Square Feet"
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  "id": "5",
  "name": "WC",
  "length": "4.50",
  "length1": "4",
  "length2": "6",
  "width": "2.75",
  "width1": "2",
  "width2": "9",
  "totalArea": "12.37",
  "images": [],
  "extraAreas": [],
  "finalArea": "12.37"
}
],
"otherComposition": [],
"externalReport": [],
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    "typeOfDocument": {
      "label": "Agreement For Sale",
      "value": "60ae1254aa6d152c1801b326"
    },
    "docMeasurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    }
  },

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"selectAreaTypeDocument": "Carpet",
"squareMeterArea": "28.06",
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"docFinalBuiltpUpSquareMeter": "30.86",
"docSaleablePercentage": "",
"docFinalSaleable": "0.00",
"docFinalSaleableSquareMeter": "0.00",
"id": "414858"
}
],
"images": [],
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  "area": "349.00",
  "builtUpPercentage": "0",
  "saleablePercentage": "0",
  "rateType": "sale_Instance",
  "areaType": "Built_Up",
  "source": "https://maharera.mahaonline.gov.in",
  "expectedPrice": "7450000.00",
  "expectedRate": "21346.70",
  "builtUpExpectedRate": "7450000.00",
  "image": "cases/65cdb1cbd93fe4510d50a327/
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  "id": "815922"
},
{
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  "builtUpPercentage": "0",
  "saleablePercentage": "0",
  "rateType": "sale_Instance",
  "areaType": "Built_Up",
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  "expectedPrice": "8195000",
  "expectedRate": "18969.91",
  "builtUpExpectedRate": "8195000",
  "image": "cases/65cdb1cbd93fe4510d50a327/
indicator_1707991072704_Image.png",
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"squareMeter": "40.13",
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{
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  "property": "Nathani Square, Mandvi, Mumbai",
  "area": "50.60",
  "builtUpPercentage": "0",
  "saleablePercentage": "0",
  "rateType": "sale_Instance",
  "areaType": "Built_Up",
  "source": "https://maharera.mahaonline.gov.in",
  "expectedPrice": "1080000.00",
  "expectedRate": "21343.87",
  "builtUpExpectedRate": "1080000.00",
  "image": "cases/65cdb1cbd93fe4510d50a327/
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  "id": "859493"
},
{
  "printlnReport": true,
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  "rateType": "sale_Instance",
  "areaType": "Built_Up",
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  "expectedPrice": "7667786",
  "expectedRate": "19970.79",
  "builtUpExpectedRate": "7667786",
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  "id": "445471"
}
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    "status": false,
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    "orientation": "portrait"
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  {
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    "path": "cases/65cdb1cbd93fe4510d50a327/
externallmg_1708064245797_WhatsApp_Image_20240216_at_112620.jpeg",
    "orientation": "portrait"
  },
  {
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    "name":
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Mumbai, PIN Code - 400 003, State - Maharashtra, India",
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Name	Length	Width	Total
Composition :			
Living Room	7'9"	15'10"	122.71
Passage	4'2"	3'3"	13.54
Kitchen	7'6"	8'2"	61.25
Bathroom	4'2"	3'5"	14.24



Bedroom	7'7"	9'10"	74.57
WC	4'6"	2'9"	12.37
Other Composition :			