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{
  "typeOfReport": {
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    "value": "Single_Flat"
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    "RVDSValues": true,
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  "leadFrom": {
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  "purposeOfValuation": {
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    "label": "SARFAESI Securitisation And Reconstruction Of Financial Assets And Enforcement Of Security Interest Act, 2002"
  },
  "masterTypeOfPurpose": {
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    "label": "SARFAESI Securitisation And Reconstruction Of Financial Assets And Enforcement Of Security Interest Act, 2002"
  },
  "toAssess": {
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    "value": "Fair_Market_Value"
  },
  "creditOfficer": {
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    },
    "type": "CREDITOFFICER",
    "_id": "642bc7ca91d7c62df1188fd0",
    "firstName": "kanchan",
    "lastName": "ghuge",
    "mobileNo": "",
    "workMobileNo": "8828228844",
    "email": ""
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  "fees": {
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"discussWithPerson": "kanchan",
"expectedFees": 1250,
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  "shortName": "VCIPL/Mumbai",
  "email": "vastukalamumbai@vastukala.com",
  "address": "B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai,
Andheri(East), Mumbai - 400 072. ",
  "city": "Mumbai"
},
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  "type": "BANK",
  "name": "State Bank of India",
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  "initial": "SBI",
  "remark": "Temp",
  "status": true
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  "branchCode": "000220",
  "type": "BRANCH",
  "name": "RASMECCC Panvel",
  "email": "cord.21117@sbi.co.in",
  "mobileNo": "02227572748",
  "alternateMobileNo": "",
  "address": "Shop No 5,Ground Floor,Sharda Terrace, Plot No 65,Sector-11,CBD
Belapur, Navi Mumbai, Taluka & District - Thane, State - Maharashtra, Country - India",
  "ledgerName": "",
  "fax": "",
  "sendStructuralCertificate": "0"
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"assetsClass": {
  "value": "Land_&_Building_/_Immovable_Property",
  "label": "Land & Building / Immovable Property"
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"zoneName": "Mumbai (Metro) & Maharashtra"
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"staff": {
  "pickupPerson": {
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    "role": "DELIVERYPERSON",
    "firstName": "Hemant",
    "email": "hkadam113@gmail.com",
    "lastName": "Kadam",
    "mobileNo": "9819455052",
    "shortName": "Hemant",
    "workWithDocumentMaker": "60b7189d2ffdf65bcd65882b",
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  "siteEngineer": {
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    "_id": "60f9343b45132d6a6bdd96e8",
    "role": "SITEENGINEER",
    "firstName": "Rajesh",
    "email": "rajeshb.ghadi@gmail.com",
    "lastName": "Ghadi",
    "mobileNo": "8652092666",
    "designation": "",
    "shortName": "RHG",
    "workWithDocumentMaker": ""
  },
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    "role": "MAKER + RATE VERFIER + CHEAKER",
    "firstName": "Shobha",
    "email": "shobha@vastukala.org",
    "lastName": "Kuperkar",
    "mobileNo": "9004134140",
    "designation": "",
    "shortName": "SH",
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"firstName": "Jayaraja",
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        "label": "Wealth Tax"
      }
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    "fatherName": "Baburao",
    "email": "cmd@vastukala.org",
    "lastName": "Chalikwar",
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        "title": {
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    {
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"visitedDate": [
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    "label": true
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  "value": "",
  "label": false
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  "key": "oldSurveyNumber",
  "value": "",
  "label": true
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"newSurveyNumber": {
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  "name": "New/Current Survey No.",
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  "value": "",
  "label": true
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  "label": false
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  "label": true
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  "key": "suburb",
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  "label": false
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"flatSpecifications": {
  "roof": {
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"label": "R.C.C. slab"
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"finishing": {
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    "label": "Middle Class"
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    "label": "Urban"
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  "townplanApprovedByList": {
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    "label": "Panvel Municipal Corporation"
  },
  "whetherCoveredUnderAnyState": {
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  "asPerActualAgreement": {
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    "west": "Building \"Abhiruchi\"",
    "south": "Road / Vidyadan Society",
    "east": "Building \"Shri Rajani\"",
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  "asPerDocumentAgreement": {
    "north": "Plot No. 17A",
    "west": "11 Mtrs. Wide Road",
    "south": "Plot No. 16A",
    "east": "Plot No. 20, 21 & 22"
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  "unitBoundaries": {
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      "west": "",
      "south": "",
      "east": ""
    }
  },
  "asPerDocument": {
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    "west": "",
    "south": "",
    "east": ""
  },
  "isDisplay": false,
  "title": "Boundaries of The Flat"
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"extraDetailOfProperty": "As per Agreement Sale Plan, the composition of residential flat is Multi Room + Bath + WC + Cupboard + Terrace + Enclosed Balcony.",
"dateOfIssusApprovePlan": "As Occupancy Certificate is received it may be assumed that the construction is as per Sanctioned Plan.",
"approvePlanVerified": "N.A.",
"empanelledOfApprovePlan": "No",
"unauthorizedConstruction": ""
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"compositeRate": {
  "remark": "At the time of visit flat was locked, hence our report is based on external visit and documents provided by the bank only.",
  "depreciationPercentage": "30",
  "depreciationRatioOfBuilding": "",
  "salvageValue": "10",
  "depreciatedCostOfConstruction": "12250",
  "depreciatedBuildingRate": "1750"
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  "rate": "100500",

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"landRate": "45600",
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"squareMeterGuideLineRate": "85425.00",
"squareFeetGuideLineRate": "7936.00"
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"igrFinalRate": {
  "floorRatePercentage": "85",
  "depreciationPercentage": "79",
  "rate": "7159.00",
  "squareFeetGuideLineRate": "7159.00",
  "squareMeterGuideLineRate": "77062.00"
},
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    "label": "Medium"
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    "label": "Residential Purpose"
  },
  "propertyOccupiedByList": {
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    "label": "External Site Visit Only"
  },
  "monthlyRent": " 1 6,000/- Expected rental income per month",
  "assessmentNo": "Information not available",
  "taxPaidHolderName": "Information not available",
  "taxAmount": "Information not available",
  "electricityServiceConnectionNo": "Information not available",
  "meterCardHolderName": "Information not available",
  "undividedAreaOfLandAsPerSaleDeed": "Information not available",
  "floorSpaceIndex": "As per CIDCO / PMC norms",
  "tenantName": "",
  "maintenanceOfFlat": "External site visit only"
},
"marketability": {
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    "value": "Good",
    "label": "Good"
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  "negativeFactorsOfAffectMarketValue": "No"
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"siteMeasurement": {
  "roof": {
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"value": "R.C.C._slab",
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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"
},
"carParking": "Open Car Parking Space",
"constructionWorkStatus": {
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"label": "Completed"
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"value": "Plain_Looking",
"label": "Plain Looking"
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"dateOfConstruction": {
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"month": "1",
"year": "2004",
"fullDate": "1/1/2004"
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"label": "R.C.C. Framed Structure"
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"qualityOfConstruction": {
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"materialUsedList": {
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"structuralSafety": {
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},
"protAgainstNatDis": {
  "value": "Designed_as_per_I.S._codes",
  "label": "Designed as per I.S. codes"
},
"sewerageSystem": {
  "value": "MunicipalSewerageSystem",
  "label": "Connected to Municipal Sewerage System"
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"walls": {
  "value": "1",
  "label": "Yes"
},
"appearanceOfTheBuilding": {
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  "label": "Good"
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"maintenanceOfTheBuilding": {
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  "label": "Good"
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"maintenanceIssues": {
  "value": "0",
  "label": "No"
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"visibleDamageInBuilding": {
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"systemOfAirConditioning": {
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  "label": "No"
},
"provisionOfFirefighting": {
  "value": "Information_Not_Available",
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"label": "Information Not Available"
},
"groundStilt": {
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  "label": "Ground"
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"yearOfConstructionAsPer": {
  "value": "as_per_occupancy_certificate",
  "label": "As per occupancy certificate"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "40",
"ageOfBuilding": "20",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "3",
"flatFloorNo": "3",
"noOfLifts": "",
"noOfDwellingUnitsInBuilding": "6"
},
"finalPlinthArea": {
  "area": "271.20",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 20%"
},
"routeMap": {
  "routeMapDetail": {
    "routeStation": {
      "value": "Railway_Station",
      "label": "Railway Station"
    },
    "routeMapImg": "cases/65e71b04f9222577acbba134/
routeMap_1710222920099_Image.png",
    "routeLat": "19.050138",
    "routeLng": "73.066370",
    "stationName": "Kharghar",
    "routeDistance": "3.5 km"
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  "finalLatLng": {
    "coordinates": [
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      null
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  },
}
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    "type": "Point"
  },
  "showLocation": {
    "latlng": true,
    "finallatlng": true
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      "id": "23yoql",
      "name": "23yoql",
      "image": "cases/65e71b04f9222577acbba134/
routeMap_1710222830904_Image.png"
    }
  ]
},
"valuation": {
  "wardrobesRate": "0",
  "totalwardrobesRate": "0",
  "wardrobesQty": "0",
  "showcasesQty": "0",
  "showcasesRate": "0",
  "totalshowcasesRate": "0",
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  "kitchenArrangementsRate": "0",
  "totalkitchenArrangementsRate": "0",
  "superfineFinishQty": "0",
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  "electricityDepositsQty": "0",
  "electricityDepositsRate": "0",
  "totalelectricityDepositsRate": "0",
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  "totalextraCollapsibleGatesRate": "0",
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  "potentialValueRate": "0",
  "totalpotentialValueRate": "0",
  "othersQty": "0",
  "othersRate": "0",
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"bookValue": "0",
"finalValue": "2768500.00"
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"outward": {
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  "number": "2305468",
  "dayCount": "16",
  "monthCount": "216",
  "generatedBy": "60f915d3f3dd69653a592199"
},
"rateVerify": {
  "status": false
},
"underConstruction": {
  "rccFootingFoundation": {
    "label": "RCC Footing/Foundation",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": true
  },
  "rccPlinth": {
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    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
  },
  "fullBuildingRcc": {
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    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
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  "CHECKER": false,
  "PREPARE_INVOICE": false,
  "PRINT": false,
  "SIGN": false,
  "SIGNED_REPORT_UPLOAD": false,
  "DELIVERY": false,
  "PAYMENT_COLLECT": false,
  "COMPLETED": false
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Sector - 21 Kharghar 410210 \nMo no. 7843080016\n \n",
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      "from": {
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      "to": {
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        "label": "Purchaser"
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      "Purchaser": "Mr. Sanjay Murlidhar Karale",
      "number": {
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    },
    "number": {
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    }
  },
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  },
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    "phone": "7843080016",
    "ownershipShare": "",
    "email": "",
    "id": "613839"
  }
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"otherComposition": [],
"externalReport": [],
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      "label": "Square Feet"
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No. 17, Sector - 21, Village - Kharghar, Navi Mumbai, Taluka - Panvel, District - Raigad,
PIN - 410 210, State - Maharashtra, India",
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"email": "",
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Other			
Composition :			