



Vastu/Nashik/03/2024/007591/2305450

11/15-198-RYBS

Date: 11.03.2024

VALUATION OPINION REPORT

This is to certify that the property Residential Flat No. 603, Sixth Floor, " **Kailash Enclave** ", Survey No. 59/ 3/ 59/ 4, Plot No. 6 to 9/1 / 1, Behind Inside Edge Cricket Turf, Mahadev Colony, Mahalaxmi Nagar, Makhmalabad Road, Village – Makhmalabad, Taluka – Nashik, District - Nashik, PIN Code – 422 003, State – Maharashtra, Country – India. belongs to **Name of Proposed Purchaser: Shri. Sandip Dattatray Suryavanshi. Name of Owner: M/s. Bholehar Builders.**

Boundaries of the property:

	Building	Flat
North	Road	Flat No. 602
South	Row Houses	Side Margin
East	Open Space	Side Margin
West	Row Houses	Flat No. 604, Lift & Duct

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 specifications **₹ 28,46,400.00 (Twenty-Eight Lakh Forty-Six Thousand Four Hundred 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

SBI Empanelment No.: SME/TCC/2021-22/86/3

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
Date: 2024.03.11 17:49:12 +05'30'

Auth. Sign.



14/03/2024

Amit Siro
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