

Inspection report of Residential/ Commercial/ Industrial properties

Name of Bank –svc

Date of inspection: 13-3-2024

1.	Name of the Applicant	Simar kaur balwinder singh
2.	Type of property :	Residential flat
3.	Address of the property	FLAT NO 606,6 th floor BUILDING NO 2, ACME COMPLEX, BLD NO 2, MALDAL Mumbai
4.	Nearest Railway station	2.3 km away from malad station
5.	Name of the road access to the property	Goregaon Mulund link road
6.	Landmark / vicinity :	Near mtnl
7.	Boundaries of the building	North: goregaon Mulund link road South : resident bldg East : acme complex bldg no 2c West : acme complex bldg no 1
8.	Locality	Type : Residential / Commercial/ Industrial/ Mix Class of people : Lower class/ Middle class / Upper Middle class/ Higher class Site is: Normal / above road/ below road
9.	Permitted Land Use	Residential / Commercial/ Industrial/ Mix
10.	Actual Land Use	Residential / Commercial/ Industrial/ Mix
11.	Availability of other amenities in the surrounding	School Market College Temple
12.	Surrounding development	Developed / Well Developed
13.	Occupant	vacant
14.	Building details	Type of Structure: : (RCC /Load Bearing) No. of Floors: stilt +7 th floor No of wings: 3 No. of flats/units on each floor: 6 flat.
15.	No. of lifts with capacity & Status	2 no with 8 person capacity
16.	Underground & Overhead tanks	1 no. Overhead Tank & 1 no. Under ground Tank
17.	Year of Construction	2009
18.	Age of the building	15 years
19.	Estimated future life of the building	45 years
20.	Building elevation	Good

21.	Condition of the building :	Good
22.	Finishing	Luster / cement
23.	Amenities	parking
24.	Flooring in open spaces and staircase	Open Space Garden tiles & Kotastone staircase
25.	Doors & Windows	Wooden Door & Aluminum Sliding window safety door
26.	Compound wall & no. of gates	8 ft height of compound wall & 2 nos. of MS Gates & security
27.	No. of rooms	1 bhk+2 toilet
28.	View from the different rooms of the property	building
29.	Internal finishing	Flooring in different rooms : vitrified Kitchen Platform : Granite/stainless steel Electrical : <u>OPEN / CONCEALED</u> Plumbing : <u>OPEN / CONCEALED</u>
30.	Balcony	
31	Carpet area as per Measurement :	405 sq feet
32	Nearest Bus stop	Dholedev mandir
33	Nearest Hospital	Leela hospital
34	Condition of Road	30 fit good wide road
35	Rate per sq ft.	1.05cr to 1.10 cr lum sum,
36	Person Met at Site	Balvinder singh
37	Coordinate	19.173515, 72.839735
38	Name on society board	Mayank mehra
39	Name on door	Mayank mehra

REMARKS: