

# Vastukala Consultants (I) Pvt. Ltd.

Vastu/Nashik/04/2024/008155/2305915  
08/12-54 -RYBS  
Date: 08.04.2024

## VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 02, Second Floor, "Jadhav Complex Building No. 01", Survey No. 21/ 7, Plot No. 26, Near Yeola Paithani Saree, Badgaon Balhe, off Aurangabad Nashik Road, Village - Yeola, Taluka - Yeola, District - Nashik, PIN Code – 423 401, State – Maharashtra, Country – India. belongs to **Name of Proposed Purchaser: Sau. Archana Rajendra Kandekar & Shri. Rajendra Kisan Kandekar. Name of Owner: Sau. Sarala Nilesh Jadhav.**

Boundaries of the property.

Boundaries	Building	Flat
North	Colony Road	Colony Road
South	Adj. S. No.	Adj. S. No.
East	Plot No. 25	Plot No. 25
West	Colony Road	Colony Road

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 **₹ 30,87,000.00 (Rupees Thirty Lakh Eighty-Seven 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.**

Manoj Chalikwar

Digitally signed by Manoj Chalikwar  
DN: cn=Manoj Chalikwar, o=Vastukala  
Consultants (I) Pvt. Ltd., ou=Mumbai,  
email=manoj@vastukala.org, c=IN  
Date: 2024.04.08 18:24:53 +05'30'

Auth/Sign.

Director

**Manoj B. Chalikwar**

Registered Valuer  
Chartered Engineer (India)  
Reg. No. CAT-I-F-1763  
Reg. No. IBBI/RV/07/2018/10366  
BOB Empanelment No.: ZO:MZ:ADV:46:941



Jamratan Burmunt  
Received