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    "RVDSValues": false,
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  "toAssess": {
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    "firstName": "Aditya",
    "lastName": "HLC",
    "mobileNo": "",
    "workMobileNo": "6203103709",
    "email": "Aditya.jha.HLC@gmail.com"
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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"
},
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  "type": "BANK",
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  "remark": "Temp",
  "status": true
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  "name": "RACPC Ghatkopar (West)",
  "email": "racpcghatkopar.sanctions@sbi.co.in",
  "mobileNo": "022-25009143",
  "alternateMobileNo": "",
  "address": "Retail Assets Centralised Processing Centre, 1st Floor, Ashok Silk Mills
Compound, LBS Marg, Ghatkopar (West), Mumbai - 400 086, State - Maharashtra,
Country - India.\r\n\r\n\r\n\r\n",
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  "fax": "022-25009010",
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  "lastName": "Velonde",
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  "firstName": "Sameer",
  "email": "sameeryp2010@gmail.com",
  "lastName": "Parab",
  "mobileNo": "8291009567",
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  "email": "binu@vastukala.org",
  "lastName": "Moozhickal",
  "mobileNo": "9930252906",
  "designation": "Back Office Team Leader",
  "shortName": "BS",
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    "label": false
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  "value": "",
  "label": false
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  "label": true
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  "label": false
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    "label": "R.C.C. slab"
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    "label": "Proposed Powder coated aluminium sliding windows"
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  "finishing": {
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  "label": "Kalyan Dombivali Municipal Corporation"
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"whetherCoveredUnderAnyState": {
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  "label": "No"
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  "south": "Sai Enclave",
  "east": "Building No. A-2"
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"asPerDocumentAgreement": {
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  "west": "Property Survey No. 2, 3, Survey No. 22, Hissa No. 3 & 5",
  "south": "Property Survey No. 22, Hissa No. 3 & Village Road",
  "east": "Property Survey No. 20 & Survey No. 22, Hissa No. 4/2"
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    "west": "",
    "south": "",
    "east": ""
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  "asPerDocument": {
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    "west": "",
    "south": "",
    "east": ""
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residential flat is Living Room + 2 Bedrooms + Kitchen + 2 Toilets + Balcony (i.e. 2 BHK with 2 Toilets)",

"dateOfIssusApprovePlan": "Copy of Approved Building Plan No. KDMC / TDD / BP / KD / 2021-22 / 85 dated 16.03.2022 issued by Kalyan-Dombivli Municipal Corporation (KDMC), Downloaded from RERA site.",

"approvePlanVerified": "Yes",

"empanelledOfApprovePlan": "No",

"unauthorizedConstruction": ""

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"depreciatedCostOfConstruction": "",

"depreciatedBuildingRate": ""

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"propertyName": "Flat",

"rate": "47400",

"landRate": "8800",

"igrImage": "cases/661e1dfa7e1d7332c87cf808/igr_1713262100045_Image.png",

"squareMeterGuideLineRate": "52140.00",

"squareFeetGuideLineRate": "4844.00"

},

"igrFinalRate": {

"floorRatePercentage": "10",

"depreciationPercentage": "0",

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"squareFeetGuideLineRate": "4844.00"

},

"outgoingDetail": {

"areaStatusList": {

"value": "Medium",

"label": "Medium"

},

"propertyTypeOfUseList": {

"value": "Residential_Purpose",

"label": "Residential Purpose"

},

"propertyOccupiedByList": {

"value": "Building_Under_Construction",

"label": "Building Under Construction"

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"monthlyRent": "8,000/- Expected rental income per month after completion.",

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"floorSpaceIndex": "As per KDMC norms",
"tenantName": "",
"maintenanceOfFlat": "Building Under Construction"
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"marketability": {
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  "anyFavouringForExtraPotentialValue": "Located in developed area",
  "negativeFactorsOfAffectMarketValue": "No"
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  "roof": {
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    "label": "Proposed 6\" Thk. Brick Masonry"
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  "waterTank": {
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    "label": "Proposed Municipal Water Supply"
  },
  "pavementLaid": {
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    "label": "Proposed, Yes"
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  "carParking": "Proposed Covered Car Parking Space",
  "constructionWorkStatus": {
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    "label": "Under Construction"
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    "label": "Proposed Plain Looking"
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  "dateOfConstruction": {
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"year": "2024",
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"typeOfFoundation": {
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  "label": "R.C.C. Foundation"
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  "label": "Building Under Construction"
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"materialUsedList": {
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  "label": "Information Not Available"
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  "label": "Proposed Standard"
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"structuralSafety": {
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  "label": "Building Under Construction"
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"protAgainstNatDis": {
  "value": "Information_not_available",
  "label": "Information not available"
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  "label": "Proposed Connected to Municipal Sewerage System "
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"walls": {
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  "label": "Proposed, Yes"
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"appearanceOfTheBuilding": {
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"label": "Building Under Construction"
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"systemOfAirConditioning": {
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  "label": "Building Under Construction"
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"provisionOfFirefighting": {
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  "label": "Building Under Construction"
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"groundStilt": {
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  "label": "Stilt"
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"yearOfConstructionAsPer": {
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  "label": "As per site information"
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"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "0",
"ageOfBuilding": "0",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "12",
"flatFloorNo": "11",
"noOfLifts": "2",
"noOfDwellingUnitsInBuilding": "6"
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  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
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"areaAsPer": "Carpet Area + 10%"
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"routeMap": {
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routeMap_1713344542675_Image.png",
    "routeLat": "19.265148",
    "routeLng": "73.163889",
    "stationName": "Ambivli",
    "routeDistance": "1 km."
  },
  "finalLatLng": {
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    "type": "Point"
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      "name": "w07f7m",
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"totalextraCollapsibleGatesRate": "0",
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"othersQty": "0",
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"finaltotal": "4063500.00",
"distressValuePercentage": "80",
"realizableValuePercentage": "90",
"bookValue": "0",
"finalValue": "4063500.00"
},
"outward": {
  "status": true,
  "remark": "SYSTEMGENERATED",
  "date": "Wed Apr 17 2024 17:07:32 GMT+0530 (India Standard Time)",
  "number": "2305994",
  "dayCount": "9",
  "monthCount": "133",
  "generatedBy": "64dc7184ccaf1e7b7f637f47"
},
"rateVerify": {
  "status": false
},
"underConstruction": {
  "rccFootingFoundation": {
    "label": "RCC Footing/Foundation",
    "floorsCompleted": "Complete",
    "percentage": "5",
    "isHideFloor": false,
    "status": true
  },
  "rccPlinth": {
    "label": "RCC Plinth",
    "floorsCompleted": "Complete",
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"percentage": "5",
"isHideFloor": false,
"status": true
},
"fullBuildingRcc": {
  "label": "Full Building Rcc",
  "floorsCompleted": "14",
  "percentage": "40",
  "isHideFloor": false,
  "status": true
},
"internalBrickWork": {
  "label": "Internal Brick Work",
  "floorsCompleted": "13",
  "percentage": "6.50",
  "isHideFloor": false,
  "status": true
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"externalBrickWork": {
  "label": "External Brick Work",
  "floorsCompleted": "13",
  "percentage": "6.50",
  "isHideFloor": false,
  "status": true
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"internalPlastering": {
  "label": "Internal Plastering",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": true
},
"externalPlastering": {
  "label": "External Plastering",
  "floorsCompleted": "13",
  "percentage": "3.25",
  "isHideFloor": false,
  "status": true
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"door": {
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": true
},
}
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"window": {
  "label": "Window",
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"flooringTilingKitchenPlatform": {
  "label": "Flooring, Tiling, Kitchen Platform",
  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": true
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"internalPainting": {
  "label": "Internal Painting",
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"externalPainting": {
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": true
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"electrificationPlumbingSanitaryInstallation": {
  "label": "Electrification, Plumbing, Sanitary Installation",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"liftInstallation": {
  "label": "Lift Installation",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": true
},
"passageStaircaseLobbyDevelopment": {
  "label": "Passage, Staircase & Lobby Development",
  "floorsCompleted": "",
  "percentage": "0.00",
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"isHideFloor": true,
"status": false
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"externalDevelopmentFinalFinishing": {
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
},
"workCompleted": {
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  "floorsCompleted": "",
  "percentage": "66.25",
  "isHideFloor": true,
  "status": true
}
},
"guidelineDetails": {
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  "selectedBuildUpValue": "709.50",
  "selectedBuildUpMeasurementType": "Sq. Ft."
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"reportImages": {
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      "orientation": "portrait"
    }
  ],
  "selfieWithSiteVisitImages": [
    {
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      "orientation": "portrait"
    }
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  "externalPhotos": [
    {
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    "status": false,
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    "name": "externallmg_1713269277407_1713269067978_image_4.jpeg",
    "path": "cases/661e1dfa7e1d7332c87cf808/
externallmg_1713269277407_1713269067978_image_4.jpeg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "661e6a1f7e1d7332c87de3e7",
    "name": "externallmg_1713269277897_1713269067978_image_6.jpeg",
    "path": "cases/661e1dfa7e1d7332c87cf808/
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    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "661e6a1f7e1d7332c87de3e9",
    "name": "externallmg_1713269278162_1713269067978_image_8.jpeg",
    "path": "cases/661e1dfa7e1d7332c87cf808/
externallmg_1713269278162_1713269067978_image_8.jpeg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "661e6a1f7e1d7332c87de3ea",
    "name": "externallmg_1713269278282_1713269067978_image_9.jpeg",
    "path": "cases/661e1dfa7e1d7332c87cf808/
externallmg_1713269278282_1713269067978_image_9.jpeg",
    "orientation": "portrait"
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    "path": "cases/661e1dfa7e1d7332c87cf808/
externallmg_1713269253548_1713269044810_image_2.jpeg",
    "orientation": "portrait"
  }
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"parkingImages": [],
"societyNameBoardImage": [],
"compositionImages": []
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"indicatorRange": {
  "carpetRateRange": {
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"min": "5910.00",
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},
"builtUpRateRange": {
  "min": "5373.00",
  "max": "8160.00"
}
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    "estimatedValue": "0.00",
    "status": true,
    "isEditable": false
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    "ratePerUnit": "0.00",
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    "isEditable": true
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    "isEditable": true
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    "status": true,
    "isEditable": true
  },
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
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"status": true,
"isEditable": true
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  "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": "0.00",
  "estimatedValue": "0.00",
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"others": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "quantity": "",
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"status": true,
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  "RATE_VERIFY": false,
  "MAKER": false,
  "CHECKER": false,
  "PREPARE_INVOICE": false,
  "PRINT": false,
  "SIGN": false,
  "SIGNED_REPORT_UPLOAD": false,
  "DELIVERY": false,
  "PAYMENT_COLLECT": false,
  "COMPLETED": false
},
"createCase": "false",
"type": "CASE",
"leadType": {
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  "value": "LEAD"
},
"siteVisitType": "PARTIAL",
"isSiteMeasurementAllowed": false,
"finalValuationArea": "645.00",
"empanelmentNo": [
  "SME/TCC/2021-22/86/3"
],
"isAdvanceInvoice": false,
"status": true,
"caseStatus": "READYFORCHECKER",
"invoices": [],
"paymentIds": [],
"_id": "661e1dfa7e1d7332c87cf808",
"ownerName": "Mr. Ambuj Ram Shukla",
"ownerPhoneNo": "9920372327",
"appAddress": "Flat no. 1106, 11th Floor, Ashapura Galaxy, Vadvli, Kalyan West ",
"remark": "",
"documents": [
  {
    "documentType": {
      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    }
  }
]
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},
"inputs": {
  "documentDate": "31/03/2024",
  "from": {
    "value": "Promoter",
    "label": "Promoter"
  },
  "Promoter": "M/s. Ashapura Estates",
  "to": {
    "value": "Purchaser",
    "label": "Purchaser"
  },
  "Purchaser": "Mr. Ambuj Ram Shukla, Mr. Ashish Kumar Shukla & Mr. Aman
Ashish Shukla",
  "number": {
    "value": "Document_No",
    "label": "Document No"
  },
  "Document_No": "5367/2024"
},
"isHardCopy": false,
"displayStatus": true,
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"path": "cases/661e1dfa7e1d7332c87cf808/
document_1713348558147_Sale_Deed__2024.pdf",
"id": "966771",
"uploadedBy": "60f91b6f344e052188ffd1fc",
"createdAt": "Wed Apr 17 2024 15:39:18 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
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    "label": "RERA Certificate"
  },
  "inputs": {
    "documentDate": "06/09/2022",
    "nameOfApprovingAuthority": {
      "value": "Maharashtra_Real_Estate_Regulatory_Authority",
      "label": "Maharashtra Real Estate Regulatory Authority"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "P51700045776"
  },
}
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"isHardCopy": false,
"displayStatus": false,
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document_1713348688204_P51700045776.pdf",
"id": "698085",
"uploadedBy": "60f91b6f344e052188ffd1fc",
"createdAt": "Wed Apr 17 2024 15:41:28 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
    "value": "60ae1247aa6d152c1801b2ea",
    "label": "Commencement Certificate"
  },
  "inputs": {
    "documentDate": "16/03/2022",
    "nameOfApprovingAuthority": {
      "value": "Kalyan_Dombivli_Municipal_Corporation",
      "label": "Kalyan Dombivli Municipal Corporation"
    },
    "number": {
      "value": "No",
      "label": "No"
    }
  },
  "No": "KDMC / TDD / BP / KD / 2021-22 / 85"
},
"isHardCopy": false,
"displayStatus": true,
"fileName": "document_1713348990241_1_Commencement_Certificates___NA_Order_for_plotted_development.pdf",
"path": "cases/661e1dfa7e1d7332c87cf808/document_1713348990241_1_Commencement_Certificates___NA_Order_for_plotted_development.pdf",
"id": "968600",
"uploadedBy": "60f91b6f344e052188ffd1fc",
"createdAt": "Wed Apr 17 2024 15:46:30 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
    "value": "60ae1277aa6d152c1801b3cc",
    "label": "Approved Building Plan"
  },
  "inputs": {
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    "nameOfApprovingAuthority": {
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      "label": "Kalyan Dombivli Municipal Corporation"
    }
  }
}
```

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    },
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      "label": "No"
    },
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  },
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  "displayStatus": true,
  "id": "595329",
  "path": "cases/661e1dfa7e1d7332c87cf808/
document_1713349588912_2_Copy_of_Layout_Approval_in_case_of_layout.pdf",
  "fileName":
"document_1713349588912_2_Copy_of_Layout_Approval_in_case_of_layout.pdf"
}
],
"caseNumber": "008245",
"createdBy": "60b7177d2ffdf65bcd65882a",
"caseHistory": [
  {
    "id": "391903",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Tue Apr 16 2024 12:13:06 GMT+0530 (India Standard Time)"
  }
],
"owners": [
  {
    "name": "Mr. Ambuj Ram Shukla",
    "phone": "9920372327",
    "ownershipShare": "",
    "email": "",
    "id": "115343"
  },
  {
    "name": "Mr. Ashish Kumar Shukla",
    "phone": "",
    "email": "",
    "ownershipShare": "",
    "id": "767924"
  },
  {
    "name": "Mr. Aman Ashish Shukla",
    "phone": "",
    "email": "",
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```
    "ownershipShare": "",
    "id": "152539"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [],
"otherComposition": [],
"externalReport": [],
"documentPerArea": [
  {
    "typeOfDocument": {
      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    },
    "docMeasurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "654491",
    "selectAreaTypeDocument": "Carpet",
    "totalAreaDocument": "645",
    "squareMeterArea": "59.92",
    "docFinalBuiltUp": "709.5",
    "docFinalBuiltUpSquareMeter": "65.912",
    "docBuiltupPercentage": "10",
    "docSaleablePercentage": "0",
    "docFinalSaleable": "0",
    "docFinalSaleableSquareMeter": "0"
  }
],
"images": [],
"indicatorArr": [
  {
    "printlnReport": true,
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    "property": "Flat",
    "area": "540",
    "builtUpPercentage": "10",
    "saleablePercentage": "0",
    "rateType": "price_Indicator",
    "areaType": "Carpet",
    "floor": "",
    "source": "square_yards",
    "expectedPrice": "4847000",
    "expectedRate": "8975.93",
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"builtUpExpectedRate": "8159.93",
"image": "cases/661e1dfa7e1d7332c87cf808/
indicator_1713261811550_Image.png",
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"carpetArea": {
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  "squareMeterArea": "50.17",
  "expectedRate": "8975.93",
  "percentage": "",
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"builtUpArea": {
  "area": "594.00",
  "squareMeterArea": "55.18",
  "expectedRate": "8159.93",
  "percentage": "10",
  "isManual": false
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  "area": "",
  "squareMeterArea": "0.00",
  "expectedRate": "0.00",
  "percentage": "",
  "isManual": false
},
" id": "944045"
},
{
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  "area": "540",
  "builtUpPercentage": "10",
  "saleablePercentage": "0",
  "rateType": "price_Indicator",
  "areaType": "Carpet",
  "floor": "",
  "source": "Housing.Com",
  "expectedPrice": "4800000",
  "expectedRate": "8888.89",
  "builtUpExpectedRate": "8080.81",
  "image": "cases/661e1dfa7e1d7332c87cf808/
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  "carpetArea": {
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"squareMeterArea": "50.17",
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"expectedRate": "8080.81",
"percentage": "10",
"isManual": false
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"expectedRate": "0.00",
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" id": "743925"
},
{
"printlnReport": true,
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"area": "461.88",
"builtUpPercentage": "10",
"saleablePercentage": "0",
"rateType": "sale_Instance",
"areaType": "Carpet",
"floor": "",
"source": "Index_no.2",
"expectedPrice": "2729700",
"expectedRate": "5909.98",
"builtUpExpectedRate": "5372.68",
"image": "cases/661e1dfa7e1d7332c87cf808/
indicator_1713261909773_Image.png",
"squareMeter": "42.91",
"carpetArea": {
"area": "461.88",
"squareMeterArea": "42.91",
"expectedRate": "5909.98",
"percentage": "",
"isManual": false
},
"builtUpArea": {
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"area": "508.07",
"squareMeterArea": "47.20",
"expectedRate": "5372.68",
"percentage": "10",
"isManual": false
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"saleableArea": {
"area": "",
"squareMeterArea": "0.00",
"expectedRate": "0.00",
"percentage": "",
"isManual": false
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"area": "461.88",
"builtUpPercentage": "10",
"saleablePercentage": "0",
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"areaType": "Carpet",
"floor": "",
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"expectedPrice": "2731200",
"expectedRate": "5913.22",
"builtUpExpectedRate": "5375.64",
"image": "cases/661e1dfa7e1d7332c87cf808/
indicator_1713261953375_Image.png",
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"squareMeterArea": "42.91",
"expectedRate": "5913.22",
"percentage": "",
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},
"builtUpArea": {
"area": "508.07",
"squareMeterArea": "47.20",
"expectedRate": "5375.64",
"percentage": "10",
"isManual": false
},
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"saleableArea": {
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  "isManual": false
},
"id": "640069"
},
{
  "printlnReport": true,
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  "property": "Flat",
  "area": "644.65",
  "builtUpPercentage": "10",
  "saleablePercentage": "0",
  "rateType": "sale_Instance",
  "areaType": "Carpet",
  "floor": "",
  "source": "Index_no.2",
  "expectedPrice": "3908000",
  "expectedRate": "6062.20",
  "builtUpExpectedRate": "5511.06",
  "image": "cases/661e1dfa7e1d7332c87cf808/
indicator_1713262044643_Image.png",
  "squareMeter": "59.89",
  "carpetArea": {
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    "squareMeterArea": "59.89",
    "expectedRate": "6062.20",
    "percentage": "",
    "isManual": false
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  "builtUpArea": {
    "area": "709.12",
    "squareMeterArea": "65.88",
    "expectedRate": "5511.06",
    "percentage": "10",
    "isManual": false
  },
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    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": "",
    "isManual": false
  }
}
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    },
    "id": "604837"
  }
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"externallimages": [
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    "name": "externallmg_1713269276121_1713269067978_image_0.jpeg",
    "path": "cases/661e1dfa7e1d7332c87cf808/externallmg_1713269276121_1713269067978_image_0.jpeg",
    "orientation": "portrait"
  },
  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
    "_id": "661e6a1f7e1d7332c87de3e2",
    "name": "externallmg_1713269276408_1713269067978_image_1.jpeg",
    "path": "cases/661e1dfa7e1d7332c87cf808/externallmg_1713269276408_1713269067978_image_1.jpeg",
    "orientation": "portrait"
  },
  {
    "type": "EXTERNAL_IMAGES",
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Other
Composition :
