

## Vastukala Consultants (I) Pvt. Ltd.

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Vastu/SBI/Mumbai/04/2024/8442/2306165

04/05-25-SSPPY

Date: 04.05.2024

### 1. VALUATION OPINION REPORT

This is to certify Industrial Land & Building located at land bearing on Plot No. D1 & D2, Ahmednagar Industrial Area, MIDC, Village - Nagapur, Taluka & District – Ahmednagar, Pin Code – 414 111, State – Maharashtra, Country – India, belongs **M/s. Shrijee Process Engineering Works Ltd**  
Boundaries of the property.

North : Hatsun CFA Sai Enterprises  
South : MIDC Road  
East : Hotel Parth & BSNL Office  
West : Crown Coating Engineering

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 and Fair Market Value for this particular purpose at **₹ 16,12,11,049.00 (Rupees Sixteen Crore Twelve Lakh Eleven Thousand Forty - Nine 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. IBBI/RV/07/2018/10366

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: 2024.05.04 12:50:30 +05'30'

Auth. Sign.



*Manoj B. Chalikwar*  
04/05-24

#### Our Pan India Presence at :

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#### Regd. Office

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