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MSME Reg No: UDYAM-MH-18-0083617  
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CIN: U74120MH2010PTC207869

## Vastukala Consultants (I) Pvt. Ltd.

Valuation Report Prepared For: BOB / Regional Office Branch / Mr. Rahul Bhagwan Kharote (008759/2306342)

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Vastu/Nashik/05/2024/008759/2306342  
18/17-202-CHBS  
Date: 16.05.2024

### VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No.502, Fifth Floor, Wing-D " Garden County", Survey No.307/2, Plot No.1 to 5, Near Ganesh Mandir , Vrindavan Nagar, Village – Adgaon , Taluka & District - Nashik, PIN Code – 422 003, State – Maharashtra, Country – India belongs to **Mr.Rahul Bhagwan Kharote & Mrs.Priya Rahul Kharote.**

Boundaries of the property.

Boundaries	Building	Flat
North	12.00 Mtr Road	Garden
South	Survey No.307 Part	Flat No.501
East	9.00 Mtr Road	Flat No.503
West	12.00 Mtr Road	Building B

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 ₹ 60,56,160.00 (Rupees Sixty Lakh Fifty-Six Thousand One Hundred Sixty 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.**

**Sharadkumar Chalikwar**

Director

**Sharadkumar B. Chalikwar**

Govt. Reg. Valuer

Chartered Engineer (India)

Reg. No. (N) CCIT/1-14/52/2008-09

Encl: Valuation report.

Digitally signed by Sharadkumar Chalikwar  
DN: cn=Sharadkumar Chalikwar, o=Vastukala  
Consultants (I) Pvt. Ltd., ou=Mumbai,  
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Auth. Sign.



*Sushant Ugate*

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