

**VALUATION OPINION REPORT**

This is to certify that the property bearing Residential Flat No. 304, 3rd Floor, "Kaushik Tower Co. Op. Hsg. Soc. Ltd.", Chikwadi, Shimpoli, Village – Eksar, Borivali (West), Mumbai - 400 059, State - Maharashtra, Country - India, belongs to **Mr. Laxmikant Ramchandra Sawant**.

Boundaries of the property.

North	:	Chawls
South	:	Internal Road
East	:	Chawls
West	:	Mali Terrace Building

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 **Realizable Value** for this particular purpose at **₹ 87,00,506.00 (Rupees Eighty Seven Lakh Five Hundred Six 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
B. Chalikwar

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Director

C.M.D.

Sharadkumar B. Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

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

SBI Empanelment No.: SME/TCC/2017-18/942/178

Encl: Valuation report.

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