

www.vastukala.co.in

MISME HEG NO: UDYAM-MH-18-UUS An ISO 9001: 2015 Certified Com

CIN: U74120MH2010PTC20

Vastukala Consultants (I) Pvt. Ltd.

Valuation Report: BOB/ Regional Office / Shri.Suresh Jagannath Vispute (009340/2306817) Page 2 of 26

Vastu/Nashik/06/2024/009340/2306817

19/11-261-CHBS Date: 19.06,2024

1. VALUATION OPINION REPORT

This is to certify that the property bearing Residential Land and House on Tenement No. N9/FE/06/04, Ground + First Floor, Second Scheme, Neighborhood Falgun Sector, Behind Mahesh Medical, Prabhat Colony, Maharana Pratap Chowk, Village - CIDCO, Taluka - Nashik, District - Nashik, Pin Code - 422 009, State -Maharashtra, Country - India belongs Shri.Suresh Jagannath Vispute & Sau.Shilpa Suresh Vispute

Boundaries of the property.

North

Tenement No. N9/FE/06/03

South

Marginal Space (Bol)

East

Marginal Space.

West

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 and Fair Market Value for this particular purpose at is ₹ 20,23,275.00 (Rupees Twenty Lakh Twenty-Three Thousand Two Hundred Seventy-Five 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.

Auth. Sign.

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: 2024.06.19 17:49:00 +05'30'

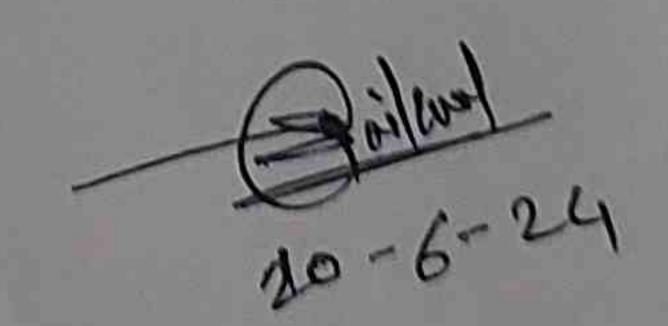
Director

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





Nashik: 4, 1st Floor, Madhusha Elite, Vrundavan Nagar, Jatra Nandu Naka Link Road, Adgaon, Nashik-422003 (M.S.), INDIA

Email: nashik@vastukala..co.in/ Tel: +91 253 4068262/98903 80564

Our Pan India Presence at:

Nanded Mumbal

♥ Thane P Nashik P Rajkot Aurangabad Pune

Ahmedabad Q Delhi NCR

Indore

Raipur **₽** Jaipur

Regd. Office

B1-001, U/B Floor, BOOMERANG, Chandivali Farm Roc Powai, Andheri East, Mumbai: 400072, (M.S), India

+91 22 47495919

mumbai@vastukala.co.in

www.vastukala.co.in