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{
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    "RVDSValues": true,
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  "toAssess": {
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  "creditOfficer": {
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    },
    "firstName": "Lakshmi",
    "type": "CREDITOFFICER",
    "_id": "6673c9a6fadc0e137ddaa2eb",
    "email": "sbi.60113@sbi.co.in",
    "lastName": "Krishna",
    "mobileNo": "",
    "workMobileNo": "9702115888"
  },
  "fees": {
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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",
  "name": "State Bank of India",
  "displayName": "State Bank of India",
  "initial": "SBI",
  "remark": "Temp",
  "status": true
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"branch": {
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  "name": "SME Fort Branch",
  "branchCode": "",
  "mobileNo": "022-22624308",
  "alternateMobileNo": "",
  "email": "sbi.60113@sbi.co.in",
  "fax": "",
  "ledgerName": "",
  "sendStructuralCertificate": "0",
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- Maharashtra, Country - India."
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  "value": "Industrial"
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    "role": "PICKUPPERSON",
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    "lastName": "Joshi",
    "mobileNo": "9167204063",
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    "workWithDocumentMaker": "",
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    "role": "SITEENGINEER",
    "firstName": "Anwar",
    "email": "anwar21786@gmail.com",
    "lastName": "Shaikh",
    "mobileNo": "8552884500",
    "designation": "",
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    "lastName": "Moozhickal",
    "mobileNo": "9930252906",
    "designation": "Back Office Team Leader",
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    "workWithDocumentMaker": "5ffe92d27737ca4d986b6453",
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    "email": "pradnya@vastukala.org",
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        "label": "Registered Valuer"
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  {
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    "mobileNo": "9819597579",
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"PANNo": "AERPC9086P",
"fatherName": "Baburao"
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  "value": "BANK"
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  "longitude": "72.92410852552247"
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  "visitedDate": [
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  "key": "buildingNo",
  "value": "B",
  "label": true
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  "label": false
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  "value": "",
  "label": false
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  "value": "Niagaon (East)",
  "label": false
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"flatSpecifications": {
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    "label": "R. C. C. Slab"
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  "flooring": {
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    "label": "Kota Flooring"
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    "label": "MS Rolling Shutter"
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  "windows": {
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    "label": "Aluminium Sliding Windows with window grills"
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    "label": "Middle Class"
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  "populationGroupList": {
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  "townplanApprovedByList": {
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    "label": "Upper District Collector, Thane"
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  "whetherCoveredUnderAnyState": {
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    "label": "No"
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  "asPerActualAgreement": {
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    "west": "Internal Road ",
    "south": "Gala No. 14",
    "east": "New Age Packaging "
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  "asPerDocumentAgreement": {
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    "west": "Details not available ",
    "south": "Details not available ",
    "east": "Details not available "
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    "asPerDocument": {
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    "east": ""
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  "privateCars": {
    "title": "Private Cars"
  }
},
"extraDetailOfProperty": "The Composition of Industrial Gala is Working Area + Mezzanine Floor + 1 Toilet. The Height of Mezzanine Floor is 7.3 Sq. Ft. ",
"dateOfIssusApprovePlan": "Copy of Approved Building plans were not provided and not verified.",
"approvePlanVerified": "N.A.",
"empanelledOfApprovePlan": "N.A.",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
"compoundWall": ""
},
"landAndBuildingDetails": {
  "actualBuildingBoundaries": [],
  "documentsBuildingBoundaries": []
},
"compositeRate": {
  "remark": "i) As per site inspection, Gala No. 16 & 17 are internally amalgamated having separate entrance door. We have taken measurement of Gala No. 16 only. The said valuation is Gala No. 16 only.<br />ii) As there are no permission documents are available for the mezzanine floor, it is not considered for the purpose of valuation. For the purpose of valuation, we have considered the area as per agreement.",
  "depreciationPercentage": "18",
  "depreciationRatioOfBuilding": "",
  "salvageValue": "10",
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  "depreciatedBuildingRate": "2050"
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"igrRate": {

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"propertyName": "Industrial",
"rate": "43200",
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"igrImage": "cases/6674022dfadc0e137ddadbb9/igr_1719294209253_Image.png",
"squareMeterGuideLineRate": "43200.00",
"squareFeetGuideLineRate": "4013.00"
},
"igrFinalRate": {
  "floorRatePercentage": "0",
  "depreciationPercentage": "88",
  "rate": "3600.00",
  "squareMeterGuideLineRate": "38750.00",
  "squareFeetGuideLineRate": "3600.00"
},
"outgoingDetail": {
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  "propertyTypeOfUseList": {
    "value": "Industrial",
    "label": "Industrial"
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  "propertyOccupiedByList": {
    "value": "Owner_Occupied",
    "label": "Owner Occupied"
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  "monthlyRent": "N.A",
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  "taxPaidHolderName": "Details not available ",
  "taxAmount": "Details not available ",
  "electricityServiceConnectionNo": "Details not available ",
  "meterCardHolderName": "Details not available ",
  "undividedAreaOfLandAsPerSaleDeed": "Details not available ",
  "floorSpaceIndex": "As per Local norms ",
  "tenantName": "",
  "maintenanceOfFlat": "Normal "
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"marketability": {
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    "label": "6\" Thk. Brick Masonery"
  },
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    "label": "Municipal Water Supply"
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  "pavementLaid": {
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    "label": "Yes"
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  "carParking": "Open Car Parking Space ",
  "constructionWorkStatus": {
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    "label": "Completed"
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  "asthetikLook": {
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    "label": "Plain Looking"
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  "dateOfConstruction": {
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    "year": "2012",
    "fullDate": "1/1/2012"
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  "planningArea": {
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    "label": "Industrial"
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  "typeOfStructure": {
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    "label": "R.C.C. Framed Structure"
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    "label": "R.C.C. Foundation"
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  "qualityOfConstruction": {
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"label": "Normal"
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  "label": "Information Not Available"
},
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  "label": "Standard"
},
"structuralSafety": {
  "value": "Normal",
  "label": "Normal"
},
"protAgainstNatDis": {
  "value": "Good",
  "label": "Good"
},
"sewerageSystem": {
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  "label": "Connected to Municipal Sewerage System"
},
"walls": {
  "value": "0",
  "label": "No"
},
"appearanceOfTheBuilding": {
  "value": "Normal",
  "label": "Normal"
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"maintenanceOfTheBuilding": {
  "value": "Normal",
  "label": "Normal"
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"maintenanceIssues": {
  "value": "1",
  "label": "Yes"
},
"visibleDamageInBuilding": {
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"systemOfAirConditioning": {
  "value": "1",
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"provisionOfFirefighting": {
  "value": "1",
  "label": "Yes"
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"groundStilt": {
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  "label": "Ground"
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"yearOfConstructionAsPer": {
  "value": "As_Per_Previous_valuation_Report",
  "label": "As Per Previous valuation Report"
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"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "48",
"ageOfBuilding": "12",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "1",
"flatFloorNo": "Ground",
"noOfLifts": "",
"noOfDwellingUnitsInBuilding": "12"
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"finalPlinthArea": {
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  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 20%"
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"routeMap": {
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      "label": "Railway Station"
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routeMap_1719301862412_Image.png",
    "routeLat": "19.356000",
    "routeLng": "72.922028",
    "stationName": "Kaman Road ",
    "routeDistance": "3.3 Km. "
  },
  "finalLatLng": {
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  "type": "Point"
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    "name": "zwvedd",
    "image": "cases/6674022dfadc0e137ddadbb9/
routeMap_1719301738674_Image.png"
  }
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  "showcasesQty": "0",
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  "totalsuperfineFinishRate": "0",
  "interiorDecorationsQty": "0",
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  "totalinteriorDecorationsRate": "0",
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"realizableValuePercentage": "90",
"bookValue": "0",
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  "fullBuildingRcc": {
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    "status": false
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  "status": false
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"passageStaircaseLobbyDevelopment": {
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  "status": false
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      "orientation": "portrait"
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    "orientation": "landscape"
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    "status": false,
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    "orientation": "landscape"
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    "orientation": "landscape"
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    "orientation": "landscape"
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"societyNameBoardImage": [],
"compositionImages": []
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    "max": "9055.00"
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  "builtUpRateRange": {
    "min": "4601.00",
    "max": "7546.00"
  },
  "saleableRateRange": {
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"detailsOfValuation": {
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    "quantity": "0.00",
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"estimatedValue": "0.00",
"status": true,
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  "status": true,
  "isEditable": true
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  "isEditable": true
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  "ratePerUnit": "0.00",
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  "isEditable": true
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  "status": true,
  "isEditable": true
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"quantity": "0.00",
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"status": true,
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"extraCollapsibleGates": {
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  "ratePerUnit": "0.00",
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  "status": true,
  "isEditable": true
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
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  "isEditable": true
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  "ratePerUnit": "",
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  "RATE_VERIFY": false,
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  "CHECKER": false,
  "PREPARE_INVOICE": false,
  "PRINT": false,
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"DELIVERY": false,
"PAYMENT_COLLECT": false,
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  "value": "LEAD"
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"siteVisitType": "FULL",
"isSiteMeasurementAllowed": true,
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"empanelmentNo": [
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  "SME/TCC/2021-22/86/3"
],
"isAdvanceInvoice": false,
"status": true,
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"invoices": [],
"paymentIds": [],
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"ownerName": "M/s. Chitrakar Textiles Pvt. Ltd. ",
"ownerPhoneNo": "0000000000",
"appAddress": "Gala no 16,Kaman Industrial Estate, Building No B,Opp Healyx
Enterprises Poman Village Vasai",
"remark": "Cont Person Vijay Patel +91 97307 91723",
"documents": [
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    "documentType": {
      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    },
    "inputs": {
      "documentDate": "20/06/2012",
      "from": {
        "value": "Promoter",
        "label": "Promoter"
      },
      "Promoter": "M/s. Optimum Space Pvt. Ltd. ",
      "to": {
        "value": "Purchaser",
        "label": "Purchaser"
      }
    }
  }
]
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    },
    "Purchaser": "M/s. Chitrakar Textiles Pvt. Ltd. ",
    "number": {
      "value": "No",
      "label": "No"
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    "No": "6180 / 2012"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "id": "778499",
  "path": "cases/6674022dfadc0e137ddadbb9/document_1718878717716_17188785
81315_Chitrakar_Textiles_Pvt_LtdGalano_16_SBI_SME_Fort.pdf",
  "fileName": "document_1718878717716_1718878581315_Chitrakar_Textiles_Pvt_Lt
dGalano_16_SBI_SME_Fort.pdf"
}
],
"caseNumber": "009405",
"createdBy": "60af3d172ffdf65bcd6585cd",
"caseHistory": [
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    "id": "728852",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Thu Jun 20 2024 15:49:25 GMT+0530 (India Standard Time)"
  }
],
"owners": [
  {
    "name": "M/s. Chitrakar Textiles Pvt. Ltd. ",
    "phone": "0000000000",
    "ownershipShare": "",
    "email": "",
    "id": "506777"
  }
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"proposePurchasers": [],
"siteInspection": [],
"composition": [
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      "label": "Square Feet"
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"width2": "00",
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"images": [],
"extraAreas": [],
"finalArea": "1191.00"
}
],
"otherComposition": [
{
  "toBeAdded": {
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    "value": "Carpet"
  },
  "name": {
    "label": "Mezzanine",
    "value": "Mezzanine"
  },
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
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  "width2": "00",
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  "percentageBeforeTotal": "1191.00",
  "percentage": "100"
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  "totalAreaDocument": "1260",
  "squareMeterArea": "117.06",
  "docFinalBuiltUp": "1512",
  "docFinalBuiltUpSquareMeter": "140.472",
  "docBuiltupPercentage": "20",
  "docSaleablePercentage": "0",
  "docFinalSaleable": "0",
  "docFinalSaleableSquareMeter": "0"
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"images": [],
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      "squareMeterArea": "83.61",
      "expectedRate": "9054.44",
      "percentage": ""
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    "builtUpArea": {
      "area": "1080.00",
      "squareMeterArea": "100.34",
      "expectedRate": "7545.37",
      "percentage": "20"
    },
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      "area": "",
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      "expectedRate": "0.00",
      "percentage": ""
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  },
  "printlnReport": true,
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  "property": "Gala",
  "area": "900",
  "builtUpPercentage": "20",
  "saleablePercentage": "0",
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"floor": "",
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"expectedPrice": "8149000",
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"builtUpExpectedRate": "7545.37",
"image": "cases/6674022dfadc0e137ddadbb9/
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"squareMeter": "83.61",
"id": "466074"
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    "squareMeterArea": "117.06",
    "expectedRate": "5520.63",
    "percentage": ""
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  "builtUpArea": {
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    "squareMeterArea": "140.47",
    "expectedRate": "4600.53",
    "percentage": "20"
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  "saleableArea": {
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    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
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  "area": "1260",
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  "expectedPrice": "6956000",
  "expectedRate": "5520.63",
  "builtUpExpectedRate": "4600.53",
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externallmg_r_1719031263213_IMG20240621142726.jpg",
  "orientation": "portrait"
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"filename": "1719294248358_CHITRAKAR_TEXTILE_PVT_LTD__Gala_No_16____
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"path": "cases/6674022dfadc0e137ddadbb9/processingDocuments/1719294248358
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"workType": "RATE_VERIFY",
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"note": "Value Done - Pending for 3rd property site visit",
"taskId": "667647e5816c385eb890cfdb",
"createdAt": "2024-06-22T09:06:18.232Z"
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"updatedAt": "2024-06-25T11:34:00.876Z",
"__v": 0,
"assignmentType": {
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"fullAddress": "Industrial Gala No. 16, Ground Floor, Building No B, Kaman Industrial
Estate, New/Current Survey No. 16/34(1), Opp. Healxy Enterprises, Poman Road ,
Village - Poman, Niagaon (East), Taluka - Vasai , District - Palghar , PIN - 401 208,
State - Maharashtra, Country - India",
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"addressForMap": "",
"caseReferredBy": "60af3d172ffdf65bcd6585cd",
"contactPersonName": "Mr. Shankar ",
"email": "",
"isExternal": "false",
"isUrgent": "false",
"ownershipShare": "",
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"siteVisitContactNo": "9004600122",
"buildingServicesRate": "2500",
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"finalBuiltUpPercentage": "20",
"finalCarpetConvertToBuiltUpPer": "20",
"finalMeasurementType": "Sq. Ft.",
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  "mall": false
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"builtupPercentage": "10",
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"otherCarpetTotal": "1191.00",
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Ft. = 1191.00\n\n",
"toBeAdded": "",
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    "value": "Free_Hold"
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"reportGeneratedDate": "Tue Jun 25 2024 11:30:06 GMT+0530 (India Standard
Time)",
"siteVisitDate": "2024-06-21"
}
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<b>Name</b>	<b>Length</b>	<b>Width</b>	<b>Total</b>
Composition :			
Working Area	1191'00"	1'00"	1191.00
Other Composition :			
Mezzanine	1191'00"	1'00"	1191.00