

MISME Reg NO: UDYAM-MH-18-UU8361 An ISO 9001: 2015 Certified Company CIN: U74120MH2010PTC207869

Vastukala Consultants (I) Pvt. Ltd.

Valuation Report: State Bank of India / Satpur Nashik Branch / Shree Ganesh Park / (9409/2306857)

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Vastu/SBI/Nashik/06/2024/9409/2306857 22/06-301-CHV Date: 22.06.2024

MASTER VALUATION REPORT

"Shree Ganesh Park"

"Shree Ganesh Park" Residential Cum Commercial Building on Plot No. 1, Survey No.103/1B/2, 103/1C/2 at Village - Chunchale, Lane No. 3, Medage Nagar, Taluka - Nashik, District - Nashik, PIN Code - 422 007, State - Maharashtra, Country - India

Latitude Longitude: 19°58'31.1"N 73°43'22.9"E

NAME OF DEVELOPER: M/s. B Y Builders & Developers

Pursuant to instructions from State Bank of India, AGM HLST, Administrative Office, Satpur, Nashik, Project Approval Cell, Nashik, we have duly visited, inspected, surveyed & assessed the above said property to determine the fair & reasonable market value of the said property as on 21st June 2024 for approval of Advance Processing Facility.

Location Details:

The property is situated at "Shree Ganesh Park" Residential Cum Commercial Building on Plot No. 1, Survey No.103/1B/2, 103/1C/2 at Village - Chunchale, Lane No. 3, Medage Nagar, Taluka - Nashik, District - Nashik, PIN Code - 422 007, State - Maharashtra, Country - India. It is about 16.4 Km. distance from Nashik Railway Station Surface transport to the property is by buses, Auto, taxis & private vehicles. Surface transport to the property is by buses, taxis & private vehicles. The property is in developed locality. All the amenities like shops, banks, hotels, markets, schools, hospitals, etc. are all available in the surrounding locality. The locality is middle class & developed.

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2. <u>Developer Details</u> :	M/s.B Y Builders & Developers		
Name of builder	Project	RERA Project Number	
Project Registration Number	Shree Ganesh Park	P51600051448	
Register office address	M/s.B Y Builders & Developers		
Register office and the	Chowk, Village - Nashik, Taluka -	Address: Office No. N-44/C.B-2/7/2, In front of Pethe High School, Trimurtic Chowk, Village – Nashik, Taluka - Nashik, District - Nashik, PIN Code - 422 008, State - Maharashtra, Country - India	
Contact Numbers	Contact Person: Mr. Mangesh Bhavsar (Site Engineer) Contact No.+91 8805119517 Office Landline Number (09822873829)		

Boundaries of the Property:

3. Boundaries of the fire of	Particulars
Direction	30 Meter Wide DP Road
On or towards North	Plot No.30 of Survey No.103
On or towards South	Area Reserved for MSEB and Open Space
On or towards East	Survey No.103/2

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

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Our Pan India Presence at:

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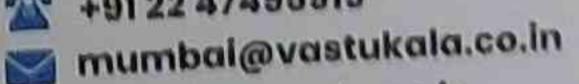
@Indore

Raipur

Regd. Office

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