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{
  "typeOfReport": {
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    "RVDSValues": true,
    "proportionateValue": false
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  "masterTypeOfPurpose": {
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    "value": "Non_SARFAESI"
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  "toAssess": {
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    "value": "Fair_Market_Value"
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    "firstName": "Sanika",
    "type": "CREDITOFFICER",
    "_id": "65b73172e1e7bf61f3d0f8c4",
    "lastName": "Apte",
    "mobileNo": "",
    "workMobileNo": "9820309326",
    "email": "1ghatkoparwestou@svcbank.com"
  },
  "fees": {
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"organization": {
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  "shortName": "VCIPL/Mumbai",
  "email": "vastukalamumbai@vastukala.com",
  "address": "B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai,
Andheri(East), Mumbai - 400 072. ",
  "city": "Mumbai"
},
"client": {
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  "name": "SVC CO-OPERATIVE BANK LTD",
  "displayName": "SVC BANK",
  "initial": "SVC",
  "remark": "Temp",
  "status": true
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  "type": "BRANCH",
  "name": "Ghatkopar (W) Branch",
  "email": "ghatkoparwestou@svcbank.com",
  "mobileNo": "02225103366",
  "alternateMobileNo": "02225103377",
  "address": "Shop No 1-3,Ground Floor,Delite Palace CHS Plot No.71/7, Shop No.1-3,
Delite Palace CHS Ltd., M G Road, Mumbai, Maharashtra 400086",
  "ledgerName": "",
  "fax": "",
  "sendStructuralCertificate": "0"
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  "label": "Land & Building / Immovable Property"
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"type": "EMPLOYEE",
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  "email": "saurabhvelonde143@gmail.com",
  "lastName": "Velonde",
  "mobileNo": "8691048846",
  "shortName": "SSV",
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  "email": "barkathodekar68@gmail.com",
  "lastName": "Hodekar",
  "mobileNo": "8879011615",
  "designation": "Site Engg",
  "shortName": "Barkat",
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  "firstName": "Nitesh",
  "email": "nitesh.khedekar@vastukala.org",
  "lastName": "Khedekar",
  "mobileNo": "8369040652",
  "designation": "",
  "shortName": "NK",
  "workWithDocumentMaker": "",
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  "firstName": "Prajakta",
  "email": "prajakta@vastukala.org",
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"lastName": "Patil",
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"designation": "",
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  "mobileNo": "8369040652",
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    "firstName": "Manoj",
    "email": "manoj@vastukala.org",
    "lastName": "Chalikwar",
    "mobileNo": "9819597579",
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    ],
  },

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      "dateTime": "2024-06-24",
      "remark": "MANUAL_IN_TASK"
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  "underConstruction": false
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    "status": true,
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  "key": "village",
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  "key": "plotNo",
  "value": "26",
  "label": true
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  "value": "Sky Estella",
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  "key": "street2",
  "value": "Opposite Rajawadi Gaden",
  "label": false
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  "value": "",
  "label": true
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  "key": "projectName",
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  "label": false
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  "key": "oldSurveyNumber",
  "value": "",
  "label": true
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  "value": "",
  "label": true
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  "key": "hissaNo",
  "value": "",
  "label": true
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  "key": "selectNo",
  "value": "1101",
  "label": false
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  "key": "municipalityWardNo",
  "value": "N - Ward",
  "label": true
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  "label": false
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  "value": "",
  "label": true
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  "key": "SRO",
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  "label": false
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  "key": "suburb",
  "value": "Ghatkopar (East), Mumbai",
  "label": false
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  "flooring": {
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    "label": "Proposed Vitrified tiles flooring"
  },
  "doors": {
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    "label": "Proposed Teak wood door frame with flush doors"
  },
  "windows": {
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    "label": "Proposed Powder coated aluminium sliding windows"
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  "fittings": {
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  }
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with Concealed."

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    "label": "Joint Ownership"
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    "label": "Middle Class"
  },
  "populationGroupList": {
    "value": "Urban",
    "label": "Urban"
  },
  "townplanApprovedByList": {
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    "label": "Municipal Corporation of Greater Mumbai (MCGM)"
  },
  "whetherCoveredUnderAnyState": {
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    "label": "No"
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  "asPerActualAgreement": {
    "north": "Rajawadi Road No. 3",
    "west": "Rajawadi Road No. 6",
    "south": "Bhaveshwar Maya Building",
    "east": "Park View Building"
  },
  "asPerDocumentAgreement": {
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    "west": "Rajawadi Road No. 6",
    "south": "Land bearing CTS No. 4732A along with building standing thereon known
as Bhaveshwar Maya",
    "east": "Land bearing CTS No. 4734 along with building known as Park View"
  },
  "unitBoundaries": {
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      "north": "",
      "west": "",
      "south": "",
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    "east": ""
  },
  "asPerDocument": {
    "north": "",
    "west": "",
    "south": "",
    "east": ""
  },
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},
"whichTheLocalityIsServed": {
  "buses": {
    "title": "Buses"
  },
  "taxies": {
    "title": "Taxies"
  },
  "auto": {
    "title": "Auto"
  },
  "privateCars": {
    "title": "Private Cars"
  }
},
"extraDetailOfProperty": "As per Approved Plan, the composition of Residential Flat will be 4 Bedrooms + Living Room + Kitchen + Dining Area + 4 Toilets + Deck Area.",
"dateOfIssusApprovePlan": "Copy of Approved Building Plan Document No.P - 15251 / 2023 / (CTS No. 4733 of Village Ghatkopar-Kirol And Other) / N Ward / GHATKOPAR KIROL / 337 / 1 / Amend Dated 11.08.2023 issued by Municipal Corporation of Greater Mumbai",
"approvePlanVerified": "N.A., as the building is under construction",
"empanelledOfApprovePlan": "N.A.",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
"compoundWall": ""
},
"landAndBuildingDetails": {
  "actualBuildingBoundaries": [],
  "documentsBuildingBoundaries": []
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"compositeRate": {
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  "depreciationPercentage": "",
  "depreciationRatioOfBuilding": "",
  "salvageValue": ""
}

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"depreciatedCostOfConstruction": "",
"depreciatedBuildingRate": ""
},
"igrRate": {
  "propertyName": "Residential",
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  "squareMeterGuideLineRate": "163900.00",
  "squareFeetGuideLineRate": "15227.00"
},
"igrFinalRate": {
  "floorRatePercentage": "10",
  "depreciationPercentage": "0",
  "rate": "149000.00",
  "squareMeterGuideLineRate": "163900.00",
  "squareFeetGuideLineRate": "15227.00"
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"outgoingDetail": {
  "areaStatusList": {
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    "label": "Medium"
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  "propertyTypeOfUseList": {
    "value": "Proposed_Residential_Purpose",
    "label": "Proposed Residential Purpose"
  },
  "propertyOccupiedByList": {
    "value": "Building_Under_Construction",
    "label": "Building Under Construction"
  },
  "monthlyRent": "1,15,000/- Expected rental income per month after building completion",
  "assessmentNo": "Details not available",
  "taxPaidHolderName": "Details not available",
  "taxAmount": "Details not available",
  "electricityServiceConnectionNo": "Details not available",
  "meterCardHolderName": "Details not available",
  "undividedAreaOfLandAsPerSaleDeed": "Details not available",
  "floorSpaceIndex": "As per MCGM norms",
  "tenantName": "",
  "maintenanceOfFlat": "Building Under Construction"
},
"marketability": {
  "marketabilityList": {
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"label": "Good"
},
"anyFavouringForExtraPotentialValue": "Located in Developed Area",
"negativeFactorsOfAffectMarketValue": "No"
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"siteMeasurement": {
  "roof": {
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    "label": "Proposed R.C.C. Slab"
  },
  "partitions": {
    "value": "Proposed_6\"_Thk._Brick_Masonry",
    "label": "Proposed 6\" Thk. Brick Masonery"
  },
  "waterTank": {
    "value": "Proposed_Municipal_Water_Supply",
    "label": "Proposed Municipal Water Supply"
  },
  "pavementLaid": {
    "value": "Proposed,_Yes",
    "label": "Proposed, Yes"
  },
  "carParking": "Along with 3 Car parking facility on the First Podium Parking Floor
being a Surface Car Parking Space No. 5, 6 & 7",
  "constructionWorkStatus": {
    "value": "InProgress",
    "label": "Under Construction"
  },
  "asthetikLook": {
    "value": "Plain_Looking",
    "label": "Plain Looking"
  },
  "dateOfConstruction": {
    "date": "",
    "month": "1",
    "year": "2026",
    "fullDate": "1/1/2026"
  },
  "planningArea": {
    "value": "Residential",
    "label": "Residential"
  },
  "typeOfStructure": {
    "value": "R.C.C.",
    "label": "R.C.C. Framed"
  },
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"typeOfFoundation": {
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  "label": "R.C.C. Foundation"
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},
"materialUsedList": {
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  "label": "Building Under Construction"
},
"buildingSpecification": {
  "value": "Proposed_Standard",
  "label": "Proposed Standard"
},
"structuralSafety": {
  "value": "Building_Under_Construction",
  "label": "Building Under Construction"
},
"protAgainstNatDis": {
  "value": "Designed_as_per_I.S._codes",
  "label": "Designed as per I.S. codes"
},
"sewerageSystem": {
  "value": "Proposed_Connected_to_Municipal_Sewerage_System_",
  "label": "Proposed Connected to Municipal Sewerage System "
},
"walls": {
  "value": "Proposed,_Yes",
  "label": "Proposed, Yes"
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"appearanceOfTheBuilding": {
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  "label": "Building Under Construction"
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"maintenanceOfTheBuilding": {
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  "label": "Building Under Construction"
},
"maintenancelssues": {
  "value": "Building_Under_Construction",
  "label": "Building Under Construction"
},
"visibleDamageInBuilding": {
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  },
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    "label": "Building Under Construction"
  },
  "groundStilt": {
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    "label": "Ground"
  },
  "yearOfConstructionAsPer": {
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    "label": "Approx."
  },
  "isSiteVisitAllowed": true,
  "totalLifeBuilding": "60",
  "estimatedAge": "0",
  "ageOfBuilding": "0",
  "noOfBasement": "",
  "noOfPodium": "2",
  "noOfAmenityFloors": "1",
  "noOfFloors": "12",
  "flatFloorNo": "11",
  "noOfLifts": "2",
  "noOfDwellingUnitsInBuilding": "3"
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"finalPlinthArea": {
  "area": "1683.00",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 10%"
},
"routeMap": {
  "routeMapDetail": {
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      "label": "Railway Station"
    },
    "routeMapImg": "cases/66769fd5d3a6ba5eb25e5b62/
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    "routeLat": "19.077646",
    "routeLng": "72.901618",
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"stationName": "Vidyavihar",
"routeDistance": "500 Mt."
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"finalLatLng": {
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  "type": "Point"
},
"showLocation": {
  "latLng": true,
  "finallatLng": true
},
"locationMapImg": [
  {
    "id": "sca6sr",
    "name": "sca6sr",
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]
},
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  "showcasesQty": "0",
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  "kitchenArrangementsQty": "0",
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  "totalkitchenArrangementsRate": "0",
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  "interiorDecorationsQty": "0",
  "interiorDecorationsRate": "0",
  "totalinteriorDecorationsRate": "0",
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  "totalelectricityDepositsRate": "0",
  "extraCollapsibleGatesQty": "0",
  "extraCollapsibleGatesRate": "0",
  "totalextraCollapsibleGatesRate": "0",
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"outward": {
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"rateVerify": {
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"underConstruction": {
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    "floorsCompleted": "Complete",
    "percentage": "5",
    "isHideFloor": false,
    "status": true
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    "floorsCompleted": "Complete",
    "percentage": "5",
    "isHideFloor": false,
    "status": true
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    "isHideFloor": false,
    "status": true
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    "floorsCompleted": "",
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    "status": true
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  "isHideFloor": false,
  "status": false
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  "status": false
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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"internalPainting": {
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"externalPainting": {
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  "floorsCompleted": "",
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  "status": false
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  "status": true
},
"passageStaircaseLobbyDevelopment": {
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  "floorsCompleted": "",
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  "isHideFloor": true,
  "status": false
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  "isHideFloor": true,
  "status": false
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  "floorsCompleted": "",
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      "orientation": "portrait"
    }
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externalimg_1719213674076_1719213530706_image_4.jpeg",
      "orientation": "portrait"
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      "orientation": "portrait"
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externallmg_1719213671217_1719213530706_image_1.jpeg",
    "orientation": "portrait"
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"societyNameBoardImage": [],
"compositionImages": []
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"indicatorRange": {
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    "max": "32027.00"
  },
  "builtUpRateRange": {
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    "max": "29115.00"
  },
  "saleableRateRange": {
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    "max": "0.00"
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    "isEditable": false
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    "ratePerUnit": "0.00",
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  "isEditable": true
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
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  "isEditable": true
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  "ratePerUnit": "0.00",
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  "status": true,
  "isEditable": true
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  "status": true,
  "isEditable": 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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  "title": "Potential value, if any",
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"ratePerUnit": "0.00",
"estimatedValue": "0.00",
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"ratePerUnit": "",
"estimatedValue": "0.00",
"status": true,
"isEditable": false
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"RATE_VERIFY": false,
"MAKER": false,
"CHECKER": false,
"PREPARE_INVOICE": false,
"PRINT": false,
"SIGN": false,
"SIGNED_REPORT_UPLOAD": false,
"DELIVERY": false,
"PAYMENT_COLLECT": false,
"COMPLETED": false
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type": "CASE",
leadType": {
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"value": "LEAD"
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"CO/Tec/BUS/526/ 20-21(L&B)"
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"ownerName": "Mr. Anil Jayantilal Kamdar, Mr. Varun Anil Kamdar & Mrs. Ami Varun Kamdar",
"ownerPhoneNo": "9820044177",
"appAddress": "Flat no. 1101, 11th Floor, Sky Estella, The Niharika CHS, Rajawadi, GHatkopar East ",
"remark": "",
"documents": [
  {
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      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    },
    "inputs": {
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      "from": {
        "value": "Society_",
        "label": "Society "
      },
      "Society_": "M/s. V. K. Developers (Promoter), The Niharika CHSL",
      "to": {
        "value": "Allottee",
        "label": "Allottee"
      },
      "Allottee": "Mr. Anil Jayantilal Kamdar, Mr. Varun Anil Kamdar & Mrs. Ami Varun Kamdar",
      "number": {
        "value": "Document_No",
        "label": "Document No"
      },
      "Document_No": "9687/2024"
    },
    "isHardCopy": false,
    "displayStatus": true,
    "id": "897031",
    "path": "cases/66769fd5d3a6ba5eb25e5b62/document_1719050187421_1719050053527_SKY_ESTELLA_1101.pdf",
    "fileName": "document_1719050187421_1719050053527_SKY_ESTELLA_1101.pdf"
  }
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},
{
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  "inputs": {
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    "nameOfApprovingAuthority": {
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      "label": "Maharashtra Real Estate Regulatory Authority"
    },
    "number": {
      "value": "Document_No",
      "label": "Document No"
    },
    "Document_No": "P51800053621"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "fileName": "document_1719317632675_P51800053621.pdf",
  "path": "cases/66769fd5d3a6ba5eb25e5b62/
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  "id": "887720",
  "uploadedBy": "627221f4afd7d55eddeddcb4",
  "createdAt": "Tue Jun 25 2024 17:43:53 GMT+0530 (India Standard Time)"
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  "documentType": {
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  "inputs": {
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    "nameOfApprovingAuthority": {
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      "label": "Municipal Corporation of Greater Mumbai"
    },
    "number": {
      "value": "Document_No",
      "label": "Document No"
    },
    "Document_No": "P - 15251 / 2023 / (CTS No. 4733 of Village Ghatkopar-Kirol And
Other) / N Ward / GHATKOPAR KIROL / FCC / 1 / New"
  },
  "isHardCopy": false,

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    "label": "Approved Building Plan"
  },
  "inputs": {
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    "nameOfApprovingAuthority": {
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      "label": "Municipal Corporation of Greater Mumbai"
    },
    "number": {
      "value": "Document_No",
      "label": "Document No"
    },
    "Document_No": "P - 15251 / 2023 / (CTS No. 4733 of Village Ghatkopar-Kirol And Other) / N Ward / GHATKOPAR KIROL / 337 / 1 / Amend"
  },
  "isHardCopy": false,
  "displayStatus": true,
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  "path": "cases/66769fd5d3a6ba5eb25e5b62/document_1719317976134_Floor_Plan.pdf",
  "id": "654629",
  "uploadedBy": "627221f4afd7d55eddeddcb4",
  "createdAt": "Tue Jun 25 2024 17:49:37 GMT+0530 (India Standard Time)"
}
],
"caseNumber": "009449",
"createdBy": "60b7177d2ffdf65bcd65882a",
"caseHistory": [
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    "id": "288571",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Sat Jun 22 2024 15:26:37 GMT+0530 (India Standard Time)"
  }
],
"owners": [
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{
  "name": "Mr. Anil Jayantilal Kamdar, Mr. Varun Anil Kamdar & Mrs. Ami Varun
Kamdar",
  "phone": "9820044177",
  "ownershipShare": "",
  "email": "",
  "id": "116756"
}
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [],
"otherComposition": [],
"externalReport": [],
"documentPerArea": [
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    "typeOfDocument": {
      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    },
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      "label": "Square Feet"
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    "selectAreaTypeDocument": "Carpet",
    "totalAreaDocument": "1530",
    "squareMeterArea": "142.14",
    "docFinalBuiltUp": "1683",
    "docFinalBuiltUpSquareMeter": "156.35399999999998",
    "docBuiltupPercentage": "10",
    "docSaleablePercentage": "0",
    "docFinalSaleable": "0",
    "docFinalSaleableSquareMeter": "0"
  }
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"images": [],
"indicatorArr": [
  {
    "carpetArea": {
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      "squareMeterArea": "69.68",
      "expectedRate": "32000.00",
      "percentage": ""
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"area": "825.00",
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"expectedRate": "29090.91",
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  "expectedRate": "0.00",
  "percentage": ""
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"area": "750.00",
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"saleablePercentage": "0",
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"floor": "",
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"expectedPrice": "24000000.00",
"expectedRate": "32000.00",
"builtUpExpectedRate": "29090.91",
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    "percentage": ""
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  "builtUpArea": {
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    "squareMeterArea": "58.25",
    "expectedRate": "29027.11",
    "percentage": "10"
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    "squareMeterArea": "0.00",
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    "percentage": ""
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  "expectedPrice": "18200000.00",
  "expectedRate": "31929.82",
  "builtUpExpectedRate": "29027.11",
  "image": "cases/66769fd5d3a6ba5eb25e5b62/
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  "squareMeter": "52.95",
  "id": "670831"
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    "percentage": ""
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  "builtUpArea": {
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    "expectedRate": "0.00",
    "percentage": ""
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  "area": "1530",
  "builtUpPercentage": "10",
  "saleablePercentage": "0",
  "rateType": "price_Indicator",
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"areaType": "Carpet",
"floor": "",
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"expectedPrice": "49000000.00",
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"squareMeter": "142.14",
"id": "927920"
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},
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externallmg_1719213671217_1719213530706_image_1.jpeg",
"orientation": "portrait"
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},
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  "orientation": "portrait"
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  "name": "externallmg_1719213626363_1719213491949_image_1.jpeg",
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  "label": "Retail"
},
"fullAddress": "Residential Flat No. 1101, 11th Floor, Sky Estella, The Niharika Co-op.
Hsg. Soc. Ltd., Bhaveshwar Chhaya (Old Building), Plot No. 26, Rajawadi Road No. 3,
Opposite Rajawadi Gaden, Village - Ghatkopar - Kirool, Municipality Ward No. N - Ward,
Ghatkopar (East), Mumbai, Taluka - Kurla, District - Mumbai Suburban District, PIN
Code - 400 077, State - Maharashtra, India",
"updatedAt": "60092304a16fab0f2af9b0c2",
"addressForMap": "",
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"contactPersonName": "Mr. Atul Yadav",
"email": "",
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"siteVisitContactNo": "0000000000",
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"finalMeasurementType": "Sq. Ft.",
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"flatRate": "30000.00",
"landOtherRate": "27000",
"shopDetails": {
  "typeOfShops": null,
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Time)",
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},
"finalSaleablePercentage": "0",
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Name	Length	Width	Total
Composition :			
Other Composition :			