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{
  "typeOfReport": {
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    "RVDSValues": true,
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  "masterTypeOfPurpose": {
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  "toAssess": {
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  "creditOfficer": {
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    },
    "firstName": "Rohit",
    "type": "CREDITOFFICER",
    "_id": "667d1c7a5835d23d6582eeab",
    "email": "bo000130@pnb.co.in",
    "lastName": "Khanna",
    "mobileNo": "",
    "workMobileNo": "9782280995"
  },
  "fees": {
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"organization": {
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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"
},
"client": {
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  "type": "BANK",
  "name": "Punjab National Bank",
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  "initial": "PNB",
  "remark": "Temp",
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"branch": {
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  "branchCode": "000130",
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  "alternateMobileNo": "",
  "email": "bo000130@pnb.co.in",
  "ledgerName": "",
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"assetsClass": {
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  "label": "Land & Building / Immovable Property"
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  "value": "Residential"
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"zone": {
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"firstName": "Sachin",
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"mobileNo": "8591283227",
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"lastName": "Kuperkar",
"mobileNo": "9004134140",
"designation": "",
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          "label": "Wealth Tax"
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      "PANNo": "AEAPC7114Q",
      "role": "VALUER",
      "firstName": "Sharadkumar",
      "fatherName": "Baburao",
      "email": "cmd@vastukala.org",
      "lastName": "Chalikwar",
      "mobileNo": "9422171100",
      "designation": "CMD",
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          "title": {
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    "dateTime": "2024-05-29",
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    "label": true
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  "label": true
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  "key": "buildingName",
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  "label": false
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  "value": "",
  "label": false
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  "key": "newSurveyNumber",
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  "label": true
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  "value": "Andheri (East)",
  "label": false
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    "label": "R. C. C. Slab"
  },
  "flooring": {
    "value": "VerifiedTileFlooring",
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"label": "Vitrified Tile Flooring"
},
"doors": {
  "value": "Teak_Wood_Door_frame_with_Solid_flush_door",
  "label": "Teak Wood Door frame with Solid flush door"
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"windows": {
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  "label": "Powder coated Aluminum sliding windows with M. S. Grills"
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"fixtures": {
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"Concealed_plumbing_with_C.P._fixtures._Electrical_wiring_with_concealed_",
  "label": "Concealed plumbing with C.P. fixtures. Electrical wiring with concealed "
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"finishing": {
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  "label": "Cement Plastering + POP Finish"
}
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    "label": "Sole Ownership"
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    "label": "Middle Class"
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  "populationGroupList": {
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    "label": "Urban"
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  "townplanApprovedByList": {
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    "label": "Municipal Corporation of Greater Mumbai (MCGM)"
  },
  "whetherCoveredUnderAnyState": {
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    "label": "No"
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  "asPerActualAgreement": {
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    "west": "Internal Road ",
    "south": "Internal Road ",
    "east": "MHADA Building & Veera Desai Road "
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    "west": "",
    "south": "",
    "east": ""
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  "asPerDocument": {
    "north": "",
    "west": "",
    "south": "",
    "east": ""
  },
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"whichTheLocalityIsServed": {
  "buses": {
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  },
  "taxies": {
    "title": "Taxies"
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  "auto": {
    "title": "Auto"
  },
  "privateCars": {
    "title": "Private Cars"
  }
},
"extraDetailOfProperty": "",
"dateOfIssusApprovePlan": "As Occupancy Certificate is received may be assumed
that the construction is as per sanctioned plan. \n",
"approvePlanVerified": "N.A.",
"empanelledOfApprovePlan": "N.A.",
"unauthorizedConstruction": "N.A.",
"extraDetailOfBuilding": "",
"compoundWall": ""
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"landAndBuildingDetails": {
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  "documentsBuildingBoundaries": []
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"compositeRate": {
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  "depreciationRatioOfBuilding": "",
  "salvageValue": "10",
  "buildingServicesDepreciatedRate": "270",
  "depreciatedCostOfConstruction": "35330.00",
  "depreciatedBuildingRate": "2730"
},
"igrRate": {
  "propertyName": "Residential",
  "rate": "209630",
  "landRate": "112550",
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  "squareMeterGuideLineRate": "220112.00",
  "squareFeetGuideLineRate": "20449.00"
},
"igrFinalRate": {
  "floorRatePercentage": "5",
  "depreciationPercentage": "94",
  "rate": "19850.00",
  "squareFeetGuideLineRate": "19850.00",
  "squareMeterGuideLineRate": "213658.00"
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"outgoingDetail": {
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    "value": "Medium",
    "label": "Medium"
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  "propertyTypeOfUseList": {
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    "label": "Residential Purpose"
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  "propertyOccupiedByList": {
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    "label": "Tenant Occupied"
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  "taxPaidHolderName": "Details not available ",
  "taxAmount": "Details not available ",
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"meterCardHolderName": "Details not available ",
"undividedAreaOfLandAsPerSaleDeed": "Details not available ",
"floorSpaceIndex": "As per MCGM norms ",
"tenantName": "Mr. Gaurav Sharma<br />Occupied Since - Last 4 Years ",
"maintenanceOfFlat": "Good"
},
"marketability": {
  "marketabilityList": {
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    "label": "Good"
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  "anyFavouringForExtraPotentialValue": "Located in developed area ",
  "negativeFactorsOfAffectMarketValue": "No"
},
"siteMeasurement": {
  "roof": {
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    "label": "R. C. C. Slab"
  },
  "partitions": {
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    "label": "6\" Thk. Brick Masonery"
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  "waterTank": {
    "value": "MunicipalWaterSupply",
    "label": "Municipal Water Supply"
  },
  "pavementLaid": {
    "value": "Yes",
    "label": "Yes"
  },
  "carParking": "Open / Covered Car parking ",
  "constructionWorkStatus": {
    "value": "Completed",
    "label": "Completed"
  },
  "asthetikLook": {
    "value": "Plain_Looking",
    "label": "Plain Looking"
  },
  "dateOfConstruction": {
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    "month": "1",
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  "label": "Residential"
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"typeOfStructure": {
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  "label": "R.C.C. Framed Structure"
},
"typeOfFoundation": {
  "value": "rcc",
  "label": "R.C.C. Foundation"
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"qualityOfConstruction": {
  "value": "Good",
  "label": "Good"
},
"materialUsedList": {
  "value": "Good",
  "label": "Good"
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"buildingSpecification": {
  "value": "Standard",
  "label": "Standard"
},
"structuralSafety": {
  "value": "Good",
  "label": "Good"
},
"protAgainstNatDis": {
  "value": "Good",
  "label": "Good"
},
"sewerageSystem": {
  "value": "MunicipalSewerageSystem",
  "label": "Connected to Municipal Sewerage System"
},
"walls": {
  "value": "1",
  "label": "Yes"
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"appearanceOfTheBuilding": {
  "value": "Good",
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"maintenanceOfTheBuilding": {
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"label": "Good"
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"maintenanceIssues": {
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  "value": "1",
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"systemOfAirConditioning": {
  "value": "1",
  "label": "Yes"
},
"provisionOfFirefighting": {
  "value": "1",
  "label": "Yes"
},
"groundStilt": {
  "value": "stilt",
  "label": "Stilt"
},
"yearOfConstructionAsPer": {
  "value": "as_per_occupancy_certificate",
  "label": "As per occupancy certificate"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "54",
"ageOfBuilding": "6",
"noOfBasement": "1",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "17",
"flatFloorNo": "9",
"noOfLifts": "2",
"noOfDwellingUnitsInBuilding": "4"
},
"finalPlinthArea": {
  "area": "530.20",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 10%"
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"routeMap": {
  "routeMapDetail": {
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"routeStation": {
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  "label": "Metro Station"
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"routeMapImg": "cases/667d2087968b1257131d138b/
routeMap_1719921665131_Image.png",
"routeLat": "19.129162",
"routeLng": "72.837559",
"stationName": "Azad Nagar ",
"routeDistance": "250 Mtrs."
},
"finalLatLng": {
  "coordinates": [
    null,
    null
  ],
  "type": "Point"
},
"showLocation": {
  "latLng": true,
  "finallatLng": true
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"locationMapImg": [
  {
    "id": "panb6g",
    "name": "panb6g",
    "image": "cases/667d2087968b1257131d138b/
routeMap_1719921575103_Image.png"
  }
]
},
"valuation": {
  "fairMarketValue": {
    "costOfConstruction": "",
    "depreciationPercentage": "",
    "depreciatedCostOfConstruction": "",
    "totalFairMarketValue": ""
  },
  "wardrobesRate": "0",
  "totalwardrobesRate": "0",
  "wardrobesQty": "0",
  "showcasesQty": "0",
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"totalelectricityDepositsRate": "0",
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"totalextraCollapsibleGatesRate": "0",
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"totalpotentialValueRate": "0",
"othersQty": "0",
"othersRate": "0",
"totalothersRate": "0",
"finaltotal": "17029060.00",
"distressValuePercentage": "80",
"realizableValuePercentage": "90",
"bookValue": "9489400",
"finalValue": "17029060.00",
"purchaseValueDocument": {
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    "label": "Agreement for sale"
  },
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  "displayStatus": true,
  "id": "798281",
  "path": "cases/667d2087968b1257131d138b/document_1719476112285_17194759
81711_MUMBAI_FLAT904_registry_Agreement_.pdf",
  "fileName": "document_1719476112285_1719475981711_MUMBAI_FLAT904_regis
try_Agreement_.pdf",
  "documentDate": "02/02/2018",
  "amount": "8950000",
  "from": {
    "value": "Promoter",
    "label": "Promoter"
  },
  "Promoter": "M/s. Bajaj International Realty Pvt. Ltd. ",
  "to": {
    "value": "Allottee",
    "label": "Allottee"
  }
}
```

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    },
    "Allottee": "Mr. Guatam Hinger ",
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "1415 / 78"
  }
},
"outward": {
  "status": false,
  "remark": "SYSTEM_GENERATED"
},
"rateVerify": {
  "status": false
},
"underConstruction": {
  "rccFootingFoundation": {
    "label": "RCC Footing/Foundation",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": true
  },
  "rccPlinth": {
    "label": "RCC Plinth",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
  },
  "fullBuildingRcc": {
    "label": "Full Building Rcc",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
  },
  "internalBrickWork": {
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    "isHideFloor": false,
    "status": false
  },
  "externalBrickWork": {
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"label": "External Brick Work",
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"isHideFloor": false,
"status": false
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"internalPlastering": {
  "label": "Internal Plastering",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"externalPlastering": {
  "label": "External Plastering",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"door": {
  "label": "Door",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
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  "label": "Window",
  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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"flooringTilingKitchenPlatform": {
  "label": "Flooring, Tiling, Kitchen Platform",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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"internalPainting": {
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
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"status": false
},
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  "isHideFloor": false,
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"electrificationPlumbingSanitaryInstallation": {
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"liftInstallation": {
  "label": "Lift Installation",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"passageStaircaseLobbyDevelopment": {
  "label": "Passage, Staircase & Lobby Development",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
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"externalDevelopmentFinalFinishing": {
  "label": "External Development & Final Finishing",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
},
"workCompleted": {
  "label": "Work Completed (%)",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": true
}
},
"guidelineDetails": {
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"finalGuidelineValue": "10524470.00",
"selectedBuildUpValue": "530.20",
"selectedBuildUpMeasurementType": "Sq. Ft."
},
"reportImages": {
  "frontPageImages": [
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      "status": false,
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      "name": "externallmg_r_1719806160913_2024063018121200.jpg",
      "path": "cases/667d2087968b1257131d138b/
externallmg_r_1719806160913_2024063018121200.jpg",
      "orientation": "portrait"
    }
  ],
  "selfieWithSiteVisitImages": [],
  "externalPhotos": [
    {
      "status": false,
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externallmg_r_1719806160913_2024063018121200.jpg",
      "orientation": "portrait"
    },
    {
      "status": false,
      "_id": "668228e1991d670b8ad647e7",
      "name": "externallmg_r_1719806176766_2024063018121701.jpg",
      "path": "cases/667d2087968b1257131d138b/
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      "orientation": "portrait"
    },
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      "_id": "668228e1991d670b8ad647eb",
      "name": "externallmg_r_1719806176776_2024063018121900.jpg",
      "path": "cases/667d2087968b1257131d138b/
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      "orientation": "landscape"
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    {
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      "_id": "668228e1991d670b8ad647e2",
      "name": "externallmg_r_1719806176753_2024063018121501.jpg",
      "path": "cases/667d2087968b1257131d138b/
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    "orientation": "landscape"
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    "path": "cases/667d2087968b1257131d138b/
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    "orientation": "portrait"
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    "_id": "668228e1991d670b8ad647e0",
    "name": "externallmg_r_1719806176750_2024063018121500.jpg",
    "path": "cases/667d2087968b1257131d138b/
externallmg_r_1719806176750_2024063018121500.jpg",
    "orientation": "portrait"
  },
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    "status": false,
    "_id": "668228e1991d670b8ad647e4",
    "name": "externallmg_r_1719806176755_2024063018121502.jpg",
    "path": "cases/667d2087968b1257131d138b/
externallmg_r_1719806176755_2024063018121502.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "668228d2b0ca930b846885ea",
    "name": "externallmg_r_1719806160907_2024063018121100.jpg",
    "path": "cases/667d2087968b1257131d138b/
externallmg_r_1719806160907_2024063018121100.jpg",
    "orientation": "portrait"
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"parkingImages": [],
"societyNameBoardImage": [],
"compositionImages": []
},
"indicatorRange": {
  "carpetRateRange": {
    "min": "29475.00",
    "max": "37281.00"
  },
  "builtUpRateRange": {
    "min": "24563.00",
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"max": "33892.00"
},
"saleableRateRange": {
  "min": "0.00",
  "max": "0.00"
}
},
"detailsOfValuation": {
  "presentValueOfFlat": {
    "title": "Present value of the flat (incl. car parking, if provided)",
    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": false
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  },
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
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    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
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"isEditable": true
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  "title": "Interior Decorations",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"electricityDeposits": {
  "title": "Electricity deposits / electrical fittings, etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"extraCollapsibleGates": {
  "title": "Extra collapsible gates / grill works etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"potentialValue": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"others": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"totalValues": {
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  "quantity": "",
  "ratePerUnit": "",
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    "estimatedValue": "0.00",
    "status": true,
    "isEditable": false
  }
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"taskStatus": {
  "SITE_INSPECTION": false,
  "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
},
"createCase": "false",
"type": "CASE",
"leadType": {
  "label": "Lead",
  "value": "LEAD"
},
"siteVisitType": "FULL",
"isExternalReport": false,
"isSiteMeasurementAllowed": true,
"finalValuationArea": "482.00",
"empanelmentNo": [
  "REF:ZO: SAMD:1138"
],
"isAdvanceInvoice": false,
"status": true,
"caseStatus": "READYFORCHECKER",
"paymentStatus": "PENDING",
"invoiceIds": [],
"paymentIds": [],
"_id": "667d2087968b1257131d138b",
"invoices": [],
"ownerName": "Mr. Gautam Hinger ",
"ownerPhoneNo": "9828058138",
"appAddress": "Flat no 904,9floor,Balaji Enchante Building, Veera Desai Road
Andheri West ",
"remark": "",
"documents": [
  {
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"documentType": {
  "value": "60af48bf2ffdf65bcd6585fa",
  "label": "Agreement for sale"
},
"inputs": {
  "documentDate": "02/02/2018",
  "amount": "8950000",
  "from": {
    "value": "Promoter",
    "label": "Promoter"
  },
  "Promoter": "M/s. Bajaj International Realty Pvt. Ltd. ",
  "to": {
    "value": "Allottee",
    "label": "Allottee"
  },
  "Allottee": "Mr. Gautam Hinger ",
  "number": {
    "value": "No",
    "label": "No"
  },
  "No": "1415 / 2018"
},
"isHardCopy": false,
"displayStatus": true,
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"path": "cases/667d2087968b1257131d138b/document_1719476112285_17194759
81711_MUMBAI_FLAT904_registry_Agreement_.pdf",
"fileName": "document_1719476112285_1719475981711_MUMBAI_FLAT904_regis
try_Agreement_.pdf"
},
{
  "documentType": {
    "label": "Occupancy Certificate",
    "value": "60ae124baa6d152c1801b2fd"
  },
  "inputs": {
    "documentDate": "06/04/2018",
    "nameOfApprovingAuthority": {
      "value": "Municipal_Corporation_of_Greater_Mumbai",
      "label": "Municipal Corporation of Greater Mumbai"
    },
    "number": {
      "value": "No",
      "label": "No"
    }
  },
}
```

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    "No": "CHE / WS / 0896 / K / 337 (New)"
  },
  "isHardCopy": false,
  "displayStatus": false,
  "id": "614877",
  "path": "cases/667d2087968b1257131d138b/
document_1719476158599_1719476028800_OC_mumbai__flat_final.pdf",
  "fileName":
"document_1719476158599_1719476028800_OC_mumbai__flat_final.pdf"
},
{
  "documentType": {
    "value": "60ae1248aa6d152c1801b2ef",
    "label": "Society Share Certificate"
  },
  "inputs": {
    "documentDate": "18/03/2021",
    "remark": " issued by Azad Nagar Panchsheel Co-Op. Hsg. Soc. Ltd",
    "to": {
      "value": "Allottee",
      "label": "Allottee"
    },
    "Allottee": "Mr. Gautam Hinger ",
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "20"
  },
  "isHardCopy": false,
  "displayStatus": false,
  "id": "926402",
  "path": "cases/667d2087968b1257131d138b/
document_1719919817031_Share_Certificate.pdf",
  "fileName": "document_1719919817031_Share_Certificate.pdf"
},
{
  "documentType": {
    "value": "60ae1247aa6d152c1801b2ea",
    "label": "Commencement Certificate"
  },
  "inputs": {
    "documentDate": "07/05/2014",
    "nameOfApprovingAuthority": {
      "value": "Municipal_Corporation_of_Greater_Mumbai",
      "label": "Municipal Corporation of Greater Mumbai"
    }
  }
}
```

```
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "CHE / WS/ 0896 / K/ 337 (New)"
  },
  "isHardCopy": false,
  "displayStatus": false,
  "fileName": "document_1719919974288_Agreement.pdf",
  "path": "cases/667d2087968b1257131d138b/
document_1719919974288_Agreement.pdf",
  "id": "621849",
  "uploadedBy": "62fe044a48a26047e6552796",
  "createdAt": "Tue Jul 02 2024 17:02:54 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
    "value": "60ae129faa6d152c1801b47d",
    "label": "RERA Certificate"
  },
  "inputs": {
    "documentDate": "22/01/2018",
    "nameOfApprovingAuthority": {
      "value": "Maharashtra_Real_Estate_Regulatory_Authority",
      "label": "Maharashtra Real Estate Regulatory Authority"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "P51800000817"
  },
  "isHardCopy": false,
  "displayStatus": false,
  "fileName": "document_1719920031039_Agreement.pdf",
  "path": "cases/667d2087968b1257131d138b/
document_1719920031039_Agreement.pdf",
  "id": "555163",
  "uploadedBy": "62fe044a48a26047e6552796",
  "createdAt": "Tue Jul 02 2024 17:03:51 GMT+0530 (India Standard Time)"
}
],
"caseNumber": "009575",
"createdBy": "60af3d172ffdf65bcd6585cd",
"caseHistory": [
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{
  "id": "913309",
  "title": "Create Lead",
  "description": "Create Lead",
  "datetime": "Thu Jun 27 2024 13:49:19 GMT+0530 (India Standard Time)"
}
],
"owners": [
  {
    "name": "Mr. Gautam Hinger ",
    "phone": "9828058138",
    "ownershipShare": "",
    "email": "",
    "id": "211818"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [
  {
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "360811",
    "name": "Living Room",
    "length": "11.08",
    "length1": "11",
    "length2": "1",
    "width": "12.50",
    "width1": "12",
    "width2": "6",
    "totalArea": "138.54",
    "images": [],
    "extraAreas": [],
    "finalArea": "138.54"
  },
  {
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "1",
    "name": "Dining",
    "length": "9.42",
    "length1": "9",
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"length2": "5",
"width": "6.33",
"width1": "6",
"width2": "4",
"totalArea": "59.64",
"images": [],
"extraAreas": [],
"finalArea": "59.64"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "2",
  "name": "Kitchen",
  "length": "6.75",
  "length1": "6",
  "length2": "9",
  "width": "8.67",
  "width1": "8",
  "width2": "8",
  "totalArea": "58.50",
  "images": [],
  "extraAreas": [],
  "finalArea": "58.50"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "3",
  "name": "Passage",
  "length": "4.25",
  "length1": "4",
  "length2": "3",
  "width": "3.58",
  "width1": "3",
  "width2": "7",
  "totalArea": "15.23",
  "images": [],
  "extraAreas": [],
  "finalArea": "15.23"
},
{
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```
"measurementType": {
  "value": "Square_Feet",
  "label": "Square Feet"
},
"id": "4",
"name": "Toilet",
"length": "7.00",
"length1": "7",
"length2": "00",
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"width1": "3",
"width2": "8",
"totalArea": "25.67",
"images": [],
"extraAreas": [],
"finalArea": "25.67"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "7",
  "name": "Bedroom",
  "length": "9.67",
  "length1": "9",
  "length2": "8",
  "width": "13.75",
  "width1": "13",
  "width2": "9",
  "totalArea": "132.92",
  "images": [],
  "finalArea": "132.92",
  "extraAreas": []
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "6",
  "name": "Toilet",
  "length": "35.00",
  "length1": "35",
  "length2": "00",
  "width": "1.00",
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"width1": "1",
"width2": "00",
"totalArea": "35.00",
"images": [],
"extraAreas": [],
"finalArea": "35.00"
}
],
"otherComposition": [],
"externalReport": [],
"documentPerArea": [
{
  "typeOfDocument": {
    "value": "60af48bf2ffdf65bcd6585fa",
    "label": "Agreement for sale"
  },
  "docMeasurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "903900",
  "selectAreaTypeDocument": "Carpet",
  "totalAreaDocument": "482",
  "squareMeterArea": "44.78",
  "docFinalBuiltUp": "530.2",
  "docFinalBuiltUpSquareMeter": "49.258",
  "docBuiltupPercentage": "10",
  "docSaleablePercentage": "0",
  "docFinalSaleable": "0",
  "docFinalSaleableSquareMeter": "0"
}
],
"images": [],
"indicatorArr": [
{
  "carpetArea": {
    "area": "479.00",
    "squareMeterArea": "44.50",
    "expectedRate": "36325.68",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "526.90",
    "squareMeterArea": "48.95",
    "expectedRate": "33023.34",
    "percentage": "10"
  }
}
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},
"saleableArea": {
  "area": "",
  "squareMeterArea": "0.00",
  "expectedRate": "0.00",
  "percentage": ""
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"printlnReport": true,
"_id": "6682841eb0ca930b8468f3ab",
"property": "Bajaj Enchante, Andheri West",
"area": "479",
"builtUpPercentage": "10",
"saleablePercentage": "0",
"rateType": "price_Indicator",
"areaType": "Carpet",
"floor": "Higher",
"source": "Housing.Com",
"expectedPrice": "17400000",
"expectedRate": "36325.68",
"builtUpExpectedRate": "33023.34",
"image": "cases/667d2087968b1257131d138b/
indicator_1719829324504_Image.png",
"squareMeter": "44.50",
"id": "647722"
},
{
  "carpetArea": {
    "area": "456.00",
    "squareMeterArea": "42.36",
    "expectedRate": "37280.70",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "501.60",
    "squareMeterArea": "46.60",
    "expectedRate": "33891.55",
    "percentage": "10"
  },
  "saleableArea": {
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    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
  },
  "printlnReport": true,
  "_id": "6682841eb0ca930b8468f3ac",
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"property": "Bajaj Enchante, Andheri West",
"area": "456",
"builtUpPercentage": "10",
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"areaType": "Carpet",
"floor": "",
"source": "Dwello.com",
"expectedPrice": "17000000",
"expectedRate": "37280.70",
"builtUpExpectedRate": "33891.55",
"image": "cases/667d2087968b1257131d138b/
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"squareMeter": "42.36",
"id": "507575"
},
{
"carpetArea": {
"area": "1000.00",
"squareMeterArea": "92.90",
"expectedRate": "32500.00",
"percentage": ""
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"area": "1100.00",
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"expectedRate": "29545.45",
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"saleableArea": {
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"source": "https://www.99acres.com/",
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"expectedRate": "32500.00",
"builtUpExpectedRate": "29545.45",
"image": "cases/667d2087968b1257131d138b/
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"squareMeter": "92.90",
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  "carpetArea": {
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  "builtUpArea": {
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    "squareMeterArea": "104.01",
    "expectedRate": "24562.34",
    "percentage": "20"
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    "percentage": ""
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  "property": "Palash Tower, Azad Nagar, Andheri West",
  "area": "933",
  "builtUpPercentage": "20",
  "saleablePercentage": "0",
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  "floor": "",
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  "image": "cases/667d2087968b1257131d138b/
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    "orientation": "landscape"
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    "orientation": "portrait"
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    "_id": "668228e1991d670b8ad647e8",
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    "path": "cases/667d2087968b1257131d138b/
externallmg_r_1719806176768_2024063018121702.jpg",
    "orientation": "portrait"
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    "_id": "668228e1991d670b8ad647ea",
    "name": "externallmg_r_1719806176773_2024063018121801.jpg",
    "path": "cases/667d2087968b1257131d138b/
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    "orientation": "landscape"
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externallmg_r_1719806226548_IMG20240630152221.jpg",
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    "createdAt": "Mon Jul 01 2024 15:55:49 GMT+0530 (India Standard Time)",
    "uploadedBy": "60f915d3f3dd69653a592199"
  },
  {
    "originalname": "igr_3443.pdf",
    "filename": "1719829549089_igr_3443.pdf",
    "path": "cases/667d2087968b1257131d138b/
processingDocuments/1719829549089_igr_3443.pdf",
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    "createdAt": "Mon Jul 01 2024 15:55:49 GMT+0530 (India Standard Time)",
    "uploadedBy": "60f915d3f3dd69653a592199"
  },
  {
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    "filename": "1719829549188_Valuation_report_Gautam_Hinger.pdf",
    "path": "cases/667d2087968b1257131d138b/
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    "size": "515108",
    "createdAt": "Mon Jul 01 2024 15:55:49 GMT+0530 (India Standard Time)",
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    "filename": "1719921977866_Agreement.pdf",
    "path": "cases/667d2087968b1257131d138b/
processingDocuments/1719921977866_Agreement.pdf",
    "size": "14570991",
    "createdAt": "Tue Jul 02 2024 17:36:18 GMT+0530 (India Standard Time)",
    "uploadedBy": "62fe044a48a26047e6552796"
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"document_1719476196492_1719476066412_PNG_BILL_FLAT_904.pdf",
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"filename": "1719921978143_document_1719476196492_1719476066412_PNG_BI
LL_FLAT_904.pdf",
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"size": "5499010",
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"role": "ADMIN",
"firstName": "Jagdish ",
"lastName": "Bhatt",
"profilePhoto": "users\\6006d4ce5080a310ac1fdcf2\
\\profilePhoto_1622372166238_Jagdish Photo (2).jpg"
},
"workType": "SITE_INSPECTION",
"display": true,
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"taskId": "667f84381e25351c9db731da",
"createdAt": "2024-07-01T03:58:06.194Z"
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"createdAt": "2024-06-27T08:19:19.228Z",
"updatedAt": "2024-07-02T12:26:29.717Z",
"__v": 0,
"assignmentType": {
  "value": "Retail",
  "label": "Retail"
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"fullAddress": "Residential Flat No. 904, 9th Floor, Building No D-67, Bajaj Enchante,
Azad Nagar Panchsheel Co-Op. Hsg. Soc. Ltd, Azad Nagar, Veera Desai Road, Village
- Ambivali, Andheri (East), Taluka - Andheri, District - Mumbai Suburban , PIN - 400
053, State - Maharashtra, Country - India",
"updatedBy": "60f915d3f3dd69653a592199",
"addressForMap": "",
"caseReferredBy": "60af3d172ffdf65bcd6585cd",
"contactPersonName": "Mr. Gaurav Sharma ",
"email": "",
"isExternal": "false",
"isUrgent": "false",
"ownershipShare": "",
"proposePurchaserName": "",
"purchaseValueAsPerDocument": "",
"relationWithOwner": "Tenant ",
"siteVisitContactNo": "9674107078",
"buildingServicesRate": "3000",
"finalAreaType": "Carpet Area",
"finalAsPerArea": "Agreement for sale",
"finalBuiltUpPercentage": "10",
"finalCarpetConvertToBuiltUpPer": "10",
"finalMeasurementType": "Sq. Ft.",
"finalValuationAreaString": "Carpet Area in Sq. Ft. = 482.00",
"flatRate": "35600",
"landOtherRate": "32600",
"shopDetails": {
  "typeOfShops": null,
  "roadFacing": false,
  "mall": false
},
"builtupPercentage": "10",
"carpetTotal": "465.5",
"extendOfSiteRemark": "\nAll the above areas are 4% of the Agreement for Sale Area.
The above calculations and detail measurements taken by us prove that the Agreement
for Sale are is not exorbitantly inflated. Hence, valuation is based on the Agreement for
Sale area",
"finalBuiltupArea": "512.05",
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```

"finalCarpetArea": "465.50",
"finalSalableArea": "563.25",
"otherCarpetTotal": "0.00",
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"siteMeasurementRemark": "\n",
"toBeAdded": "",
"briefDescOfProperty": "1 Bedroom + Living Room + Kitchen + Dining + Passage + 2
Toilet",
"finalSaleablePercentage": "0",
"landDetails": {
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    "value": "Free_Hold"
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  "leaseDetails": {
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    "lesseeName": "",
    "leasePremium": "",
    "leaseRent": "",
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    "leaseTo": "",
    "remainingLeasePeriod": 0,
    "leaseDate": ""
  }
},
"reportGeneratedDate": "Tue Jul 02 2024 16:37:43 GMT+0530 (India Standard Time)",
"siteVisitDate": "2024-05-29"
}

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Name	Length	Width	Total
Composition :			
Living Room	11'1"	12'6"	138.54
Dining	9'5"	6'4"	59.64
Kitchen	6'9"	8'8"	58.50
Passage	4'3"	3'7"	15.23
Toilet	7'00"	3'8"	25.67
Bedroom	9'8"	13'9"	132.92
Toilet	35'00"	1'00"	35.00

Other
Composition :
