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{
  "typeOfReport": {
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    "proposePurchaser": false,
    "RVDSValues": true,
    "proportionateValue": false
  },
  "leadFrom": {
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    "value": "Direct"
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  "purposeOfValuation": {
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  "masterTypeOfPurpose": {
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  },
  "toAssess": {
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    "value": "Fair_Market_Value"
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  "creditOfficer": {
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    },
    "firstName": "Umesh",
    "type": "CREDITOFFICER",
    "_id": "6687cee3194f4629de0a920b",
    "email": "umesh.purandare@cosmosbank.in",
    "lastName": "Purandare",
    "mobileNo": "",
    "workMobileNo": "9011070068"
  },
  "fees": {
    "type": "fixed",
    "propertyValue": "4645468",
    "discussWithPerson": "Umesh",
    "expectedFees": 2322.734,
    "quotedAmount": ""
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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": {
  "_id": "5fc6a0d8da3c631ed41d1820",
  "type": "BANK",
  "name": "Cosmos Bank",
  "displayName": "Cosmos Bank",
  "initial": "CB",
  "remark": "Temp",
  "status": true
},
"branch": {
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  "branchCode": "000011",
  "type": "BRANCH",
  "name": "Dadar Branch ",
  "email": "dadar@cosmosbank.in",
  "mobileNo": "02224476018",
  "alternateMobileNo": "8369167372",
  "address": "Horizon Bldg.,1st Floor, Ranade Road & Gokhale Road, Dadar (West),
Mumbai - 400 028, State - Maharashtra, Country - India.",
  "ledgerName": "COSMOS BANK - DADAR",
  "fax": "",
  "sendStructuralCertificate": "0"
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"assetsClass": {
  "value": "Land_&_Building_/_Immovable_Property",
  "label": "Land & Building / Immovable Property"
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"propertyType": {
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  "value": "Residential"
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"staff": {
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"type": "EMPLOYEE",
  "_id": "62723addafd7d55eddeddfe4",
  "role": "PICKUPPERSON",
  "firstName": "Ramkrishna ",
  "email": "rampatakar1991@gmail.com",
  "lastName": "Patkar",
  "mobileNo": "7045746060",
  "shortName": "RP",
  "workWithDocumentMaker": "",
  "profilePhoto": "users/62723addafd7d55eddeddfe4/
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},
"siteEngineer": {
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  "_id": "648fcad91b499c2d52dc86f3",
  "role": "SITEENGINEER",
  "firstName": "Barkat",
  "email": "barkathodekar68@gmail.com",
  "lastName": "Hodekar",
  "mobileNo": "8879011615",
  "designation": "Site Engg",
  "shortName": "Barkat",
  "workWithDocumentMaker": "",
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"rateVerifier": {
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  "_id": "60eeaeddf3dd69653a581316",
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  "firstName": "Shyam",
  "email": "shyam@vastukala.org",
  "lastName": "Kajvilkar",
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  "designation": "",
  "shortName": "SK",
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  "firstName": "Pradnya ",
  "email": "pradnya@vastukala.org",
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"lastName": "Rasam",
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"designation": "",
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},
"checker": {
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  "role": "FRONTDESK",
  "firstName": "Rashmi",
  "email": "rashmijadhav14feb@gmail.com",
  "lastName": "Jadhav",
  "mobileNo": "7738144625",
  "designation": "Back Office Coordination",
  "shortName": "RJ",
  "workWithDocumentMaker": "60eeaeddf3dd69653a581316",
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        "label": "Registered Valuer"
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    "role": "VALUER",
    "firstName": "Manoj",
    "email": "manoj@vastukala.org",
    "lastName": "Chalikwar",
    "mobileNo": "9819597579",
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"shortName": "MBC",
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"fatherName": "Baburao"
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"clientType": {
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  "value": "BANK"
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19.073452380143046
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      "dateTime": "2024-07-07",
      "remark": "staff case \n\n1 day before confirmation for site visit "
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      "status": "COMPLETED",
      "dateTime": "2024-07-06",
      "remark": "MANUAL_IN_TASK"
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  "audioNotes": []
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  "value": "1BHK",
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"externalReportDetails": {
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  "finalMeasurementType": "Sq. Ft.",
  "underConstruction": false
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  "state": {
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    "value": "Maharashtra",
    "label": true
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    "label": false
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  "label": true
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  "value": "Mumbai Suburban ",
  "label": true
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  "value": "",
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  "value": "",
  "label": false
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  "key": "projectName",
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  "label": true
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  "key": "newSurveyNumber",
  "value": "",
  "label": true
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  "key": "hissaNo",
  "value": "",
  "label": true
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  "key": "CTSNo",
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  "label": true
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  "value": "",
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  "key": "selectNo",
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  "key": "municipalityWardNo",
  "value": "L",
  "label": true
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  "key": "khataNo",
  "value": "",
  "label": false
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  "key": "mouza",
  "value": "",
  "label": true
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  "key": "SRO",
  "value": "",
  "label": false
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"policeStation": {
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  "value": "",
  "label": false
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"GUTNo": {
  "status": false,
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  "value": "PIN - 400 070",
  "label": false
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"suburb": {
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  "name": "Suburb",
  "key": "suburb",
  "value": "Kurla (West)",
  "label": false
}
},
"flatSpecifications": {
  "roof": {
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    "label": "R. C. C. Slab"
  },
  "flooring": {
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    "label": "Vitrified Tile Flooring"
  },
  "doors": {
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    "label": "Teak Wood Door frame with Solid flush door"
  },
  "windows": {
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    "label": "Aluminium Sliding Windows with window grills"
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  "fittings": {
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    "label": "Open plumbing with C.P. fittings. Casing Capping wiring"
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  "finishing": {
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    "label": "Cement Plastering + POP Finish"
  }
}
},
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    "label": "Middle Class"
  },
  "populationGroupList": {
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    "label": "Urban"
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  "townplanApprovedByList": {
    "value": "MHADA",
    "label": "MHADA"
  },
  "whetherCoveredUnderAnyState": {
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    "label": "No"
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  "asPerActualAgreement": {
    "north": "Internal Road ",
    "west": "Sai Siddhi Building ",
    "south": "Al-Barkaat Malik Muhammad Islam English School",
    "east": "Building No. 6-B"
  },
  "asPerDocumentAgreement": {
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    "west": "Details not available ",
    "south": "Details not available ",
    "east": "Details not available "
  },
  "unitBoundaries": {
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      "north": "",
      "west": "",
      "south": "",
      "east": ""
    },
    "asPerDocument": {
      "north": "",
      "west": "",
      "south": "",
      "east": ""
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  },
}
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"isDisplay": false,
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},
"whichTheLocalityIsServed": {
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    "status": true
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  "taxies": {
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    "status": false
  },
  "auto": {
    "title": "Auto",
    "status": true
  },
  "privateCars": {
    "title": "Private Cars",
    "status": true
  }
},
"extraDetailOfProperty": "",
"dateOfIssusApprovePlan": "The property is constructed by MHADA & MHADA itself
is an issuing authority.",
"approvePlanVerified": "N.A.",
"empanelledOfApprovePlan": "N.A.",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
"classOfSanitary": {
  "value": "superior_white",
  "label": "Superior White"
},
"compoundWall": "6'.0\" High, R.C.C. column with B. B. masonry wall"
},
"landAndBuildingDetails": {
  "actualBuildingBoundaries": [],
  "documentsBuildingBoundaries": []
},
"compositeRate": {
  "remark": "",
  "depreciationPercentage": "15",
  "depreciationRatioOfBuilding": "",
  "salvageValue": "10",
  "depreciatedCostOfConstruction": "18295",
  "depreciatedBuildingRate": "2295"
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"igrRate": {
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  "rate": "86170",
  "landRate": "33100",
  "igrImage": "cases/6687d270194f4629de0a94f4/igr_1720421184759_Image.png",
  "squareMeterGuideLineRate": "81862.00",
  "squareFeetGuideLineRate": "7605.00"
},
"igrFinalRate": {
  "floorRatePercentage": "95",
  "depreciationPercentage": "90",
  "rate": "7152.00",
  "squareMeterGuideLineRate": "76986.00",
  "squareFeetGuideLineRate": "7152.00"
},
"outgoingDetail": {
  "areaStatusList": {
    "value": "Medium",
    "label": "Medium"
  },
  "propertyTypeOfUseList": {
    "value": "Residential_Purpose",
    "label": "Residential Purpose"
  },
  "propertyOccupiedByList": {
    "value": "Tenant_Occupied",
    "label": "Tenant Occupied"
  },
  "monthlyRent": "17,500/- Present rental income per month ",
  "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 MHADA norms ",
  "tenantName": "Mr. Naresh Ghonge",
  "maintenanceOfFlat": "Normal "
},
"marketability": {
  "marketabilityList": {
    "value": "Good",
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  "anyFavouringForExtraPotentialValue": "Located in developed area ",
  "negativeFactorsOfAffectMarketValue": "No"
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"siteMeasurement": {
  "roof": {
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    "label": "R. C. C. Slab"
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  "waterTank": {
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    "label": "Municipal Water Supply"
  },
  "pavementLaid": {
    "value": "Yes",
    "label": "Yes"
  },
  "carParking": "Open Car Parking Space ",
  "constructionWorkStatus": {
    "value": "Completed",
    "label": "Completed"
  },
  "asthetikLook": {
    "value": "Plain_Looking",
    "label": "Plain Looking"
  },
  "dateOfConstruction": {
    "date": "1",
    "month": "1",
    "year": "2014",
    "fullDate": "1/1/2014"
  },
  "planningArea": {
    "value": "Residential",
    "label": "Residential"
  },
  "typeOfStructure": {
    "value": "R.C.C.",
    "label": "R.C.C. Framed"
  },
  "typeOfFoundation": {
    "value": "rcc",
    "label": "R.C.C. Foundation"
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  "qualityOfConstruction": {
    "value": "Good",
    "label": "Good"
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  "materialUsedList": {
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"value": "Good",
"label": "Good"
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"buildingSpecification": {
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},
"structuralSafety": {
  "value": "Good",
  "label": "Good"
},
"protAgainstNatDis": {
  "value": "Good",
  "label": "Good"
},
"sewerageSystem": {
  "value": "MunicipalSewerageSystem",
  "label": "Connected to Municipal Sewerage System"
},
"walls": {
  "value": "1",
  "label": "Yes"
},
"appearanceOfTheBuilding": {
  "value": "Good",
  "label": "Good"
},
"maintenanceOfTheBuilding": {
  "value": "Normal",
  "label": "Normal"
},
"maintenanceIssues": {
  "value": "1",
  "label": "Yes"
},
"visibleDamageInBuilding": {
  "value": "1",
  "label": "Yes"
},
"systemOfAirConditioning": {
  "value": "1",
  "label": "Yes"
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"provisionOfFirefighting": {
  "value": "1",
  "label": "Yes"
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},
"groundStilt": {
  "value": "ground",
  "label": "Ground"
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"yearOfConstructionAsPer": {
  "value": "as_per_site_information",
  "label": "As per site information"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "50",
"ageOfBuilding": "10",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "4",
"flatFloorNo": "1",
"noOfLifts": "",
"noOfDwellingUnitsInBuilding": "6"
},
"finalPlinthArea": {
  "area": "322.80",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Area as per Provisional Offer Letter"
},
"routeMap": {
  "routeMapDetail": {
    "routeStation": {
      "value": "Railway_Station",
      "label": "Railway Station"
    },
    "routeMapImg": "cases/6687d270194f4629de0a94f4/
routeMap_1720510500116_Image.png",
    "routeLat": "19.073444",
    "routeLng": "72.884694",
    "stationName": "Kurla ",
    "routeDistance": "1.3 Km. "
  },
  "finalLatLng": {
    "coordinates": [
      null,
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    "type": "Point"
  }
}
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"showLocation": {
  "latlng": true,
  "finallatlng": true
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"locationMapImg": [
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    "id": "bfyjgn",
    "name": "bfyjgn",
    "image": "cases/6687d270194f4629de0a94f4/
routeMap_1720510416197_Image.png"
  }
]
},
"valuation": {
  "fairMarketValue": {
    "costOfConstruction": "872100.00",
    "depreciationPercentage": "15",
    "depreciatedCostOfConstruction": "130815.00",
    "totalFairMarketValue": "5909285.00"
  },
  "wardrobesRate": "0",
  "totalwardrobesRate": "0",
  "wardrobesQty": "0",
  "showcasesQty": "0",
  "showcasesRate": "0",
  "totalshowcasesRate": "0",
  "kitchenArrangementsQty": "0",
  "kitchenArrangementsRate": "0",
  "totalkitchenArrangementsRate": "0",
  "superfineFinishQty": "0",
  "superfineFinishRate": "0",
  "totalsuperfineFinishRate": "0",
  "interiorDecorationsQty": "0",
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  "totalinteriorDecorationsRate": "0",
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  "totalelectricityDepositsRate": "0",
  "extraCollapsibleGatesQty": "0",
  "extraCollapsibleGatesRate": "0",
  "totalextraCollapsibleGatesRate": "0",
  "potentialValueQty": "0",
  "potentialValueRate": "0",
  "totalpotentialValueRate": "0",
  "othersQty": "0",
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"othersRate": "0",
"totalothersRate": "0",
"finaltotal": "6040100.00",
"finalValue": "6040100.00",
"distressValuePercentage": "80",
"realizableValuePercentage": "90",
"bookValueDocument": null,
"purchaseValueDocument": null,
"bookValue": "0"
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"outward": {
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  "date": "Tue Jul 09 2024 14:54:07 GMT+0530 (India Standard Time)",
  "number": "2307134",
  "dayCount": "2",
  "monthCount": "138",
  "generatedBy": "64cde526dc9f3034f3fefa49"
},
"rateVerify": {
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"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": {
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    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
  },
  "internalBrickWork": {
    "label": "Internal Brick Work",
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"floorsCompleted": "",
"percentage": "0.00",
"isHideFloor": false,
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
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  "label": "Internal Plastering",
  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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"externalPlastering": {
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"window": {
  "label": "Window",
  "floorsCompleted": "",
  "percentage": "0.00",
  "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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  "isHideFloor": false,
  "status": false
},
"externalPainting": {
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  "status": false
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"electrificationPlumbingSanitaryInstallation": {
  "label": "Electrification, Plumbing, Sanitary Installation",
  "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": "",
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    "percentage": "0.00",
    "isHideFloor": true,
    "status": true
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"guidelineDetails": {
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  "selectedBuildUpMeasurementType": "Sq. Ft."
},
"reportImages": {
  "frontPageImages": [
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      "name": "externallmg_1720363588673_1720363464685_image_3.jpeg",
      "path": "cases/6687d270194f4629de0a94f4/externallmg_1720363588673_1720363464685_image_3.jpeg",
      "orientation": "portrait"
    }
  ],
  "selfieWithSiteVisitImages": [],
  "externalPhotos": [
    {
      "status": false,
      "_id": "668aaa1ba5c60c02d349282b",
      "name": "externallmg_1720363540863_1720363408125_image_2.jpeg",
      "path": "cases/6687d270194f4629de0a94f4/externallmg_1720363540863_1720363408125_image_2.jpeg",
      "orientation": "landscape"
    },
    {
      "status": false,
      "_id": "668aaa1ba5c60c02d3492830",
      "name": "externallmg_1720363543213_1720363408125_image_7.jpeg",
      "path": "cases/6687d270194f4629de0a94f4/externallmg_1720363543213_1720363408125_image_7.jpeg",
      "orientation": "portrait"
    },
    {
      "status": false,
      "_id": "668aaa1ba5c60c02d349282d",
      "name": "externallmg_1720363541700_1720363408125_image_4.jpeg",
      "path": "cases/6687d270194f4629de0a94f4/externallmg_1720363541700_1720363408125_image_4.jpeg",
      "orientation": "portrait"
    }
  ]
}
```

```
    },
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      "path": "cases/6687d270194f4629de0a94f4/
externallmg_1720363544426_1720363408125_image_11.jpeg",
      "orientation": "portrait"
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      "_id": "668aaa1ba5c60c02d3492838",
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      "path": "cases/6687d270194f4629de0a94f4/
externallmg_1720363545853_1720363408125_image_15.jpeg",
      "orientation": "portrait"
    },
    {
      "status": false,
      "_id": "668aaa4711581202eccad733",
      "name": "externallmg_1720363588673_1720363464685_image_3.jpeg",
      "path": "cases/6687d270194f4629de0a94f4/
externallmg_1720363588673_1720363464685_image_3.jpeg",
      "orientation": "portrait"
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      "_id": "668aaa4711581202eccad735",
      "name": "externallmg_1720363589045_1720363464685_image_5.jpeg",
      "path": "cases/6687d270194f4629de0a94f4/
externallmg_1720363589045_1720363464685_image_5.jpeg",
      "orientation": "portrait"
    },
    {
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      "_id": "668aaa4711581202eccad736",
      "name": "externallmg_1720363589237_1720363464685_image_6.jpeg",
      "path": "cases/6687d270194f4629de0a94f4/
externallmg_1720363589237_1720363464685_image_6.jpeg",
      "orientation": "portrait"
    }
  ],
  "parkingImages": [],
  "societyNameBoardImage": [],
  "compositionImages": []
},
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"indicatorRange": {
  "carpetRateRange": {
    "min": "21190.00",
    "max": "25162.00"
  },
  "builtUpRateRange": {
    "min": "17658.00",
    "max": "20968.00"
  },
  "saleableRateRange": {
    "min": "0.00",
    "max": "0.00"
  }
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"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
  },
  "wardrobes": {
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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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  "kitchenArrangements": {
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  }
}
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"superfineFinish": {
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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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"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": {
  "title": "Potential value, if any",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"others": {
  "title": "Others / Car Parking",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
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"status": true,
"isEditable": true
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  "status": true,
  "isEditable": false
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"taskStatus": {
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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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"createCase": "false",
"type": "CASE",
"leadType": {
  "label": "Lead",
  "value": "LEAD"
},
"siteVisitType": "PARTIAL",
"isExternalReport": false,
"isSiteMeasurementAllowed": true,
"finalValuationArea": "322.80",
"empanelmentNo": [
  "HO/CREDIT/67/ 2019-20"
],
"isAdvanceInvoice": false,
"status": true,
"caseStatus": "READYFORCHECKER",
"paymentStatus": "PENDING",
"invoiceIds": [],
"paymentIds": [],
"_id": "6687d270194f4629de0a94f4",
"ownerName": "Mr. Mahesh Lavu Naik",
```

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"ownerPhoneNo": "9969032317",
"appAddress": "flat no - 104, code no - 284, Bldg no -5, vinoba bhav nagar, Kurla
West ",
"remark": "staff case \n\n1 day before confirmation for site visit ",
"documents": [
{
  "documentType": {
    "value": "60ae1267aa6d152c1801b37e",
    "label": "MHADA Allotment Letter"
  },
  "inputs": {
    "documentDate": "08/07/2014",
    "nameOfApprovingAuthority": {
      "value": "Maharashtra_Housing_And_Area_Development_Authority",
      "label": "Maharashtra Housing And Area Development Authority"
    },
    "to": {
      "value": "Allottee",
      "label": "Allottee"
    },
    "Allottee": " Mr. Mahesh Lavu Naik",
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "UPMA (PNN) / Scheme No. 284 / Sanvarg - GP - 16 / 308 / 2014"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "id": "321066",
  "path": "cases/6687d270194f4629de0a94f4/
document_1720177247574_1720177124715_CB_Dadar__Mahesh_Naik.pdf",
  "fileName":
"document_1720177247574_1720177124715_CB_Dadar__Mahesh_Naik.pdf"
},
{
  "documentType": {
    "value": "60ae127caa6d152c1801b3e4",
    "label": "MHADA No Objection Certificate"
  },
  "inputs": {
    "remark": " dated 06.02.2014 in the name of Mr. Mahesh Lavu Naik issued by
Maharashtra Housing and Area Development Authority. "
  },
  "isHardCopy": false,
  "displayStatus": true,

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"id": "503252",
"path": "cases/6687d270194f4629de0a94f4/
document_1720441252482_521308.pdf",
"fileName": "document_1720441252482_521308.pdf"
},
{
  "documentType": {
    "value": "60af71ce2ffdf65bcd65862b",
    "label": "Provisional Offer Letter"
  },
  "inputs": {
    "remark": " dated 18.12.2013 in the name of Mr. Mahesh Lavu Naik issued by
Maharashtra Housing and Area Development Authority"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "id": "127282",
  "path": "cases/6687d270194f4629de0a94f4/
document_1720441339490_856078.pdf",
  "fileName": "document_1720441339490_856078.pdf"
},
{
  "documentType": {
    "value": "60ae1252aa6d152c1801b31e",
    "label": "First Intimation of Allotment Tenement Letter"
  },
  "inputs": {
    "remark": " dated 19.06.2012 in the name of Mr. Mahesh Lavu Naik issued by
Maharashtra Housing and Area Development Authority"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "id": "708775",
  "path": "cases/6687d270194f4629de0a94f4/
document_1720441403085_684013.pdf",
  "fileName": "document_1720441403085_684013.pdf"
}
],
"caseNumber": "009751",
"createdBy": "62723addafd7d55eddeddfe4",
"caseHistory": [
  {
    "id": "938080",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Fri Jul 05 2024 16:31:04 GMT+0530 (India Standard Time)"
  }
]
```

```
}
],
"owners": [
  {
    "name": "Mr. Mahesh Lavu Naik",
    "phone": "9969032317",
    "ownershipShare": "",
    "email": "",
    "id": "673359"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [
  {
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "6",
    "name": "Living Room",
    "length": "",
    "length1": "10",
    "length2": "9",
    "width": "",
    "width1": "8",
    "width2": "7",
    "totalArea": "92.27",
    "images": [],
    "finalArea": "92.27",
    "extraAreas": []
  },
  {
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "1",
    "name": "Kitchen",
    "length": "6.33",
    "length1": "6",
    "length2": "4",
    "width": "8.17",
    "width1": "8",
    "width2": "2",
    "totalArea": "51.72",
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"images": [],
"extraAreas": [],
"finalArea": "51.72"
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  "measurementType": {
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    "label": "Square Feet"
  },
  "id": "2",
  "name": "Passage",
  "length": "4.00",
  "length1": "4",
  "length2": "00",
  "width": "3.25",
  "width1": "3",
  "width2": "3",
  "totalArea": "13.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "13.00"
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{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "3",
  "name": "Bathroom",
  "length": "4.17",
  "length1": "4",
  "length2": "2",
  "width": "3.92",
  "width1": "3",
  "width2": "11",
  "totalArea": "16.32",
  "images": [],
  "extraAreas": [],
  "finalArea": "16.32"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "4",
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"name": "WC",
"length": "4.00",
"length1": "4",
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"width1": "3",
"width2": "00",
"totalArea": "12.00",
"images": [],
"extraAreas": [],
"finalArea": "12.00"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "5",
  "name": "Bedroom",
  "length": "8.25",
  "length1": "8",
  "length2": "3",
  "width": "10.17",
  "width1": "10",
  "width2": "2",
  "totalArea": "83.87",
  "images": [],
  "extraAreas": [],
  "finalArea": "83.87"
}
],
"otherComposition": [],
"externalReport": [],
"documentPerArea": [
  {
    "typeOfDocument": {
      "value": "60af71ce2ffdf65bcd65862b",
      "label": "Provisional Offer Letter"
    },
    "docMeasurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "910024",
    "selectAreaTypeDocument": "Carpet",
    "totalAreaDocument": "269",
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"squareMeterArea": "24.99",
"docFinalBuiltUp": "322.8",
"docFinalBuiltUpSquareMeter": "29.988",
"docBuiltupPercentage": "20",
"docSaleablePercentage": "0",
"docFinalSaleable": "0",
"docFinalSaleableSquareMeter": "0"
}
],
"images": [],
"indicatorArr": [
{
  "carpetArea": {
    "area": "258.33",
    "squareMeterArea": "24.00",
    "expectedRate": "25161.61",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "310.00",
    "squareMeterArea": "28.80",
    "expectedRate": "20967.74",
    "percentage": "20"
  },
  "saleableArea": {
    "area": "0.00",
    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
  },
  "printlnReport": true,
  "_id": "668b8b48a5c60c02d3495f47",
  "property": "Residential Flat",
  "area": "310",
  "builtUpPercentage": "20",
  "saleablePercentage": "0",
  "rateType": "price_Indicator",
  "areaType": "Built_Up",
  "floor": "",
  "source": "Housing.Com",
  "expectedPrice": "6500000",
  "expectedRate": "25161.61",
  "builtUpExpectedRate": "6500000",
  "image": "cases/6687d270194f4629de0a94f4/
indicator_1720420951165_Image.png",
  "squareMeter": "28.80",
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"id": "653957"
},
{
  "carpetArea": {
    "area": "352.00",
    "squareMeterArea": "32.70",
    "expectedRate": "21590.91",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "422.40",
    "squareMeterArea": "39.24",
    "expectedRate": "17992.42",
    "percentage": "20"
  },
  "saleableArea": {
    "area": "",
    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
  },
  "printlnReport": true,
  "_id": "668b8b48a5c60c02d3495f48",
  "property": "Residential Flat",
  "area": "352",
  "builtUpPercentage": "20",
  "saleablePercentage": "0",
  "rateType": "price_Indicator",
  "areaType": "Carpet",
  "floor": "",
  "source": "https://www.99acres.com/",
  "expectedPrice": "7600000",
  "expectedRate": "21590.91",
  "builtUpExpectedRate": "17992.42",
  "image": "cases/6687d270194f4629de0a94f4/
indicator_1720420972316_Image.png",
  "squareMeter": "32.70",
  "id": "512047"
},
{
  "carpetArea": {
    "area": "269.00",
    "squareMeterArea": "24.99",
    "expectedRate": "21189.59",
    "percentage": ""
  },
  },
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```
"builtUpArea": {
  "area": "322.80",
  "squareMeterArea": "29.99",
  "expectedRate": "17657.99",
  "percentage": "20"
},
"saleableArea": {
  "area": "",
  "squareMeterArea": "0.00",
  "expectedRate": "0.00",
  "percentage": ""
},
"printInReport": true,
"_id": "668b8b48a5c60c02d3495f49",
"property": "Residential Flat",
"area": "269",
"builtUpPercentage": "20",
"saleablePercentage": "0",
"rateType": "sale_Instance",
"areaType": "Carpet",
"floor": "",
"source": "Index_no.2",
"expectedPrice": "5700000",
"expectedRate": "21189.59",
"builtUpExpectedRate": "17657.99",
"image": "cases/6687d270194f4629de0a94f4/
indicator_1720421013741_Image.jpeg",
"squareMeter": "24.99",
"id": "946186"
},
{
  "carpetArea": {
    "area": "269.00",
    "squareMeterArea": "24.99",
    "expectedRate": "21933.09",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "322.80",
    "squareMeterArea": "29.99",
    "expectedRate": "18277.57",
    "percentage": "20"
  },
  "saleableArea": {
    "area": "",
    "squareMeterArea": "0.00",
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```
    "expectedRate": "0.00",
    "percentage": ""
  },
  "printlnReport": true,
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  "property": "Residential Flat",
  "area": "269",
  "builtUpPercentage": "20",
  "saleablePercentage": "0",
  "rateType": "sale_Instance",
  "areaType": "Carpet",
  "floor": "",
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externallmg_1720363541700_1720363408125_image_4.jpeg",
    "orientation": "portrait"
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},
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  "orientation": "portrait"
}
```

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      "orientation": "landscape"
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      "status": false,
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      "path": "cases/6687d270194f4629de0a94f4/
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  },
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{
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    "orientation": "portrait"
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    "orientation": "portrait"
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  {
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  "path": "cases/6687d270194f4629de0a94f4/processingDocuments/1720421214766_externallmg_1720363400183_1720363279335_image_0.jpeg",
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  "path": "cases/6687d270194f4629de0a94f4/processingDocuments/1720421214861_externallmg_1720363400206_1720363279335_image_1.jpeg",
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  "size": "611873",
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"leadRemarks": [],
"audioRemarks": [],
"remarks": [],
"createdAt": "2024-07-05T11:01:04.375Z",
"updatedAt": "2024-07-09T09:27:42.302Z",
"__v": 0,
"assignmentType": {
  "value": "Retail",
  "label": "Retail"
},
"fullAddress": "Residential Flat No. 104, 1st Floor, Building No 5/5C/1, Bhagyoday Co-
Op. Hsg. Soc. Ltd., Mhada Scheme Code No 284, Vinoba Bhave Nagar, Municipality
Ward No. L, Kurla (West), Taluka - Kurla , District - Mumbai Suburban , PIN - 400 070,
State - Maharashtra, Country - India",
"updatedBy": "64cde526dc9f3034f3fefa49",
"addressForMap": ""
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"caseReferredBy": "62723addafd7d55eddeddfe4",
"contactPersonName": "Mr. Naresh Ghonge ",
"email": "",
"isExternal": "false",
"isUrgent": "false",
"ownershipShare": "",
"proposePurchaserName": "",
"purchaseValueAsPerDocument": "",
"relationWithOwner": "Tenant ",
"siteVisitContactNo": "9969032317",
"buildingServicesRate": "2700",
"finalAreaType": "Built Up Area",
"finalAsPerArea": "Provisional Offer Letter",
"finalBuiltUpPercentage": "10",
"finalCarpetConvertToBuiltUpPer": "10",
"finalMeasurementType": "Sq. Ft.",
"finalValuationAreaString": "Built Up Area in Sq. Ft. = 322.80",
"flatRate": "18700",
"landOtherRate": "16000",
"shopDetails": {
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    "value": "Independent_Building"
  },
  "roadFacing": false,
  "mall": false
},
"siteVisitDate": "2024-07-06",
"builtupPercentage": "10",
"carpetTotal": "269.18",
"extendOfSiteRemark": "",
"finalBuiltupArea": "296.10",
"finalCarpetArea": "269.18",
"finalSalableArea": "325.71",
"otherCarpetTotal": "0.00",
"salablePercentage": "10",
"siteMeasurementRemark": "",
"toBeAdded": "",
"briefDescOfProperty": "1 Bedroom + Living Room + Kitchen + Passage + Bathroom +
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"finalSaleablePercentage": "0",
"landDetails": {
  "holdType": {
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    "value": "Free_Hold"
  },
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"leaseDetails": {
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  "lesseeName": "",
  "leasePremium": "",
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  "leaseDate": ""
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},
"reportGeneratedDate": "Tue Jul 09 2024 12:39:37 GMT+0530 (India Standard Time)"
}

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Name	Length	Width	Total
Composition :			
Living Room	10'9"	8'7"	92.27
Kitchen	6'4"	8'2"	51.72
Passage	4'00"	3'3"	13.00
Bathroom	4'2"	3'11"	16.32
WC	4'00"	3'00"	12.00
Bedroom	8'3"	10'2"	83.87
Other Composition :			