

Inspection report of Residential/ Commercial/ Industrial properties

Name of Bank: sbi

date of Inspection :6-7-2024

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| 1. | Name of the Applicant | Madangopal chamu mishra |
| 2. | Type of property : | Residential flat |
| 3. | Address of the property | Flat no 801,8 th floor,O D C 1,mrunal tai gore flyover ,ram mandir road,goregaon east |
| 4. | Nearest Railway station | 400m away from ram mandir station |
| 5. | Name of the road access to the property | Ram mandir road |
| 6. | Landmark / vicinity : | Ram mandir station |
| 7. | Boundaries of the building | North : road South : open ground East : open plot West : industrial bldg |
| 8. | Locality | Type : Residential/ Commercial/ Industrial/ Mix Class of people : Lower class/ Middle class/ Upper Middle class/ Higher class Site is: Normal/ above road/ below road |
| 9. | Permitted Land Use | Residential/ Commercial/ Industrial/ Mix(|
| 10 | Actual Land Use | Residential/ Commercial/ Industrial/ Mix |
| 11 | Availability of other amenities in the surrounding | School Market College Temple |
| 12 | Surrounding development | Developed/ Well Developed |
| 13 | Occupant / since | vacant |
| 14 | Building details | Type of Structure: : (RCC/ Load Bearing) No. of Floors : ground+20 th floor No of wings: No. of flats/units on each floor : 5 flat |
| 15 | No. of lifts with capacity & Status | 3 lift no with 8 no person capacity |
| 16 | Underground & Overhead tanks | 1 no. Overhead Tank & 1 no. Under ground Tank |
| 17 | Year of Construction | Under construction |
| 18 | Age of the building | Under construction |
| 19 | Estimated future life of the building | Under construction |
| 20 | Building elevation | Under construction |
| 21 | Condition of the building : | Under construction |
| 22 | Finishing | Under construction |
| 23 | Amenities | Gym garden(under construction) |

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| 24 | Flooring in open spaces and staircase | Under construction |
| 25 | Doors & Windows | Under construction |
| 26 | Compound wall & no. of gates | Under construction |
| 27 | No. of rooms | 1 bhk |
| 28 | View from the different rooms of the property | Building |
| 29 | Internal finishing | Flooring in different rooms : vitrified Kitchen Platform : granite/stainless steel Electrical : <u>OPEN / CONCEALED</u> <u>Plumbing</u> : OPEN / <u>CONCEALED</u> (|
| 30 | Balcony | |
| 31 | Carpet area as per Measurement : | 373sq feet (405 sq feet as per rera carpet) |
| 32 | Nearest Bus stop | Ram mandir road |
| 33 | Nearest Hospital | Pooja hospital |
| 34 | Condition of Road | 30 feet good wide good road |
| 35 | Rate per sq ft. | 21k rera carpet |
| 36 | Person Met at Site | Miss Neha/9137080971 |
| 37 | Coordinate | 19.152073046524684, 72.8469776240286 |
| 38 | Name on society board | Na |
| 39 | Name on door | Na |

remark:

the said property is under construction and possession date december 2024.and target octomber 2024.

the said property all rcc slab work completed .

the said property 17th floor flooring work completed .

flat wise:

north :staircase

south:flat no 802

east:open sky

west:looby