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{
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    "firstName": "Vinay",
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    "lastName": "Mehra",
    "mobileNo": "",
    "workMobileNo": "8452818912",
    "email": "virarrbc.boi@gmail.com"
  },
  "fees": {
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    "expectedFees": 2300,
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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": "Bank of India",
  "displayName": "Bank of India",
  "initial": "BOI",
  "remark": "Temp",
  "status": true
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  "branchCode": "",
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  "alternateMobileNo": "",
  "email": "rbc.virar@bankofindia.co.in",
  "fax": "",
  "ledgerName": "",
  "sendStructuralCertificate": "0",
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Ward Lake Virar west, Palghar 401303"
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  "value": "Residential"
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"zone": {
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"role": "DELIVERYPERSON",
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"lastName": "Salvi",
"mobileNo": "7499830659",
"shortName": "Amit",
"workWithDocumentMaker": "",
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"firstName": "Anwar",
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"lastName": "Shaikh",
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"designation": "",
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"role": "MAKER + RATE VERIFIER + CHEAKER",
"firstName": "Nitesh",
"email": "nitesh.khedekar@vastukala.org",
"lastName": "Khedekar",
"mobileNo": "8369040652",
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    "role": "MAKER + RATE VERFIER + CHEAKER",
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    "designation": "",
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    "shortName": "NK",
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    "mobileNo": "8369040652",
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    {
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      "role": "VALUER",
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"email": "manoj@vastukala.org",
"lastName": "Chalikwar",
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    "number": "IBBI/RV/07/2018/10366"
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    "number": "CAT-I-F-1763"
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"PANNo": "AERPC9086P",
"fatherName": "Baburao"
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    "label": false
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    "label": true
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    "label": false
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  "value": "Vasai",
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  "label": false
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  "label": false
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  "value": "",
  "label": true
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  "key": "selectNo",
  "value": "707",
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  "label": true
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  "value": "",
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  "key": "policeStation",
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  "label": false
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  "label": true
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  "label": false
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  "label": false
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"label": "Proposed Vitrified tiles flooring"
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"windows": {
"value": "Proposed_Powder_coated_aluminium_sliding_windows",
"label": "Proposed Powder coated aluminium sliding windows"
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"fittings": {
"value": "Proposed_Concealed_plumbing_with_C.P._fittings._Proposed_Electrical_wiring_with_Concealed.",
"label": "Proposed Concealed plumbing with C.P. fittings. Proposed Electrical wiring with Concealed."
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"finishing": {
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"value": "MiddleClass",
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"populationGroupList": {
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"label": "Urban"
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"townplanApprovedByList": {
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"label": "Vasai Virar City Municipal Corporation"
},
"whetherCoveredUnderAnyState": {
"value": "No",
"label": "No"
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  "south": "Details not available",
  "east": "Details not available"
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    "south": "",
    "east": ""
  },
  "asPerDocument": {
    "north": "",
    "west": "",
    "south": "",
    "east": ""
  },
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  "title": "Boundaries of The Flat"
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  "buses": {
    "title": "Buses"
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  "taxies": {
    "title": "Taxies"
  },
  "auto": {
    "title": "Auto"
  },
  "privateCars": {
    "title": "Private Cars"
  }
},
"extraDetailOfProperty": "As per Approved Plan, the composition of Residential Flat will be 1 Bedroom + Living Room + Kitchen + 2 Toilets.",
"dateOfIssusApprovePlan": "Approved Building Plan No.VVCMC / TP / CC / VP /
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6964 / 224 / 2023 - 24 Dated 15.12.2023 issued by Vasai-Virar City Municipal Corporation",

"approvePlanVerified": "Building Under Construction",
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"extraDetailOfBuilding": "",
"compoundWall": ""

},

"landAndBuildingDetails": {
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"documentsBuildingBoundaries": []

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"salvageValue": "",
"depreciatedCostOfConstruction": "10500.00",
"depreciatedBuildingRate": "2700",
"buildingServicesDepreciatedRate": "0"

},

"igrRate": {
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"squareMeterGuideLineRate": "62265.00",
"squareFeetGuideLineRate": "5785.00"

},

"igrFinalRate": {
"floorRatePercentage": "5",
"depreciationPercentage": "0",
"rate": "59300.00",
"squareMeterGuideLineRate": "62265.00",
"squareFeetGuideLineRate": "5785.00"

},

"outgoingDetail": {
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"value": "Medium",
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"label": "Proposed Residential Purpose"

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"propertyOccupiedByList": {

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"label": "Building Under Construction"
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"monthlyRent": "11,000/- Expected rental income per month after completion",
"assessmentNo": "Details not available",
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"taxAmount": "Details not available",
"electricityServiceConnectionNo": "Details not available",
"meterCardHolderName": "Details not available",
"undividedAreaOfLandAsPerSaleDeed": "Details not available",
"floorSpaceIndex": "As per VVCMC norms",
"tenantName": "",
"maintenanceOfFlat": "Building Under Construction"
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"marketability": {
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    "value": "Good",
    "label": "Good"
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  "anyFavouringForExtraPotentialValue": "Located in Developed Area",
  "negativeFactorsOfAffectMarketValue": "No"
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"siteMeasurement": {
  "roof": {
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    "label": "Proposed R.C.C. Slab"
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  "partitions": {
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    "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": "Proposed Stilt + Open Car Parking",
  "constructionWorkStatus": {
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    "label": "Under Construction"
  },
  "asthetikLook": {
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"label": "Plain Looking"
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"dateOfConstruction": {
  "date": "",
  "month": "1",
  "year": "2025",
  "fullDate": "1/1/2025"
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"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": {
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  "label": "Building Under Construction"
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"materialUsedList": {
  "value": "Building_Under_Construction",
  "label": "Building Under Construction"
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"buildingSpecification": {
  "value": "Proposed_Standard",
  "label": "Proposed Standard"
},
"structuralSafety": {
  "value": "Building_Under_Construction",
  "label": "Building Under Construction"
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"protAgainstNatDis": {
  "value": "Designed_as_per_I.S._codes",
  "label": "Designed as per I.S. codes"
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"sewerageSystem": {
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  "label": "Proposed Connected to Municipal Sewerage System "
},
"walls": {
  "value": "Proposed,_Yes",
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"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"
},
"maintenanceIssues": {
  "value": "Building_Under_Construction",
  "label": "Building Under Construction"
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"visibleDamageInBuilding": {
  "value": "Building_Under_Construction",
  "label": "Building Under Construction"
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"systemOfAirConditioning": {
  "value": "Proposed,_Yes",
  "label": "Proposed, Yes"
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"provisionOfFirefighting": {
  "value": "Proposed,_Yes",
  "label": "Proposed, Yes"
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"groundStilt": {
  "value": "Proposed_Stilt",
  "label": "Proposed Stilt"
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"yearOfConstructionAsPer": {
  "value": "Approx.",
  "label": "Approx."
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"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "0",
"ageOfBuilding": "0",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
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"flatFloorNo": "7",
"noOfLifts": "4",
"noOfDwellingUnitsInBuilding": "16"
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  "measurementType": "Sq. Ft.",
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"routeMap": {
  "routeMapDetail": {
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routeMap_1721031841112_Image.png",
    "routeLat": "19.420589",
    "routeLng": "72.812455",
    "stationName": "Nallasopara",
    "routeDistance": "1.0 Km.",
    "routeStation": {
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      "label": "Railway Station"
    }
  },
  "finalLatLng": {
    "coordinates": [
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      null
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    "type": "Point"
  },
  "showLocation": {
    "latLng": true,
    "finallatLng": true
  },
  "locationMapImg": [
    {
      "id": "ere68b",
      "name": "ere68b",
      "image": "cases/6690be170f434e4ba85518a8/
routeMap_1721031788256_Image.png"
    }
  ]
},
"valuation": {
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}
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"wardrobesRate": "0",
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"bookValue": "0",
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  "number": "2307258",
  "dayCount": "3",
  "monthCount": "262",
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"rateVerify": {
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"underConstruction": {
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  "floorsCompleted": "Complete",
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  "status": true
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"rccPlinth": {
  "label": "RCC Plinth",
  "floorsCompleted": "Complete",
  "percentage": "5",
  "isHideFloor": false,
  "status": true
},
"fullBuildingRcc": {
  "label": "Full Building Rcc",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": true
},
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  "status": true
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"externalBrickWork": {
  "label": "External Brick Work",
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  "isHideFloor": false,
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  "status": false
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  "floorsCompleted": "",
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  "status": false
},
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  "status": false
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"floorsCompleted": "",
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"guidelineDetails": {
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"selectedBuildUpValue": "496.10",
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"orientation": "landscape"
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],
"selfieWithSiteVisitImages": [
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  "path": "cases/6690be170f434e4ba85518a8/
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  "orientation": "landscape"
}
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"externalPhotos": [
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externallmg_1720779035889_WhatsApp_Image_20240712_at_152950.jpeg",
    "orientation": "landscape"
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    "status": false,
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    "orientation": "landscape"
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externallmg_1720779035835_WhatsApp_Image_20240712_at_152948.jpeg",
    "orientation": "landscape"
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externallmg_1720779035875_WhatsApp_Image_20240712_at_152950_1.jpeg",
      "orientation": "landscape"
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  ],
  "parkingImages": [],
  "societyNameBoardImage": [],
  "compositionImages": []
},
"indicatorRange": {
  "carpetRateRange": {
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    "max": "13868.00"
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  "builtUpRateRange": {
    "min": "8427.00",
    "max": "12607.00"
  },
  "saleableRateRange": {
    "min": "0.00",
    "max": "0.00"
  }
},
"detailsOfValuation": {
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": false
  },
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    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
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}
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  "ratePerUnit": "0.00",
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  "ratePerUnit": "0.00",
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  "status": true,
  "isEditable": true
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  "estimatedValue": "0.00",
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  "isEditable": true
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "quantity": "0.00",
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  "estimatedValue": "0.00",
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"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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  "title": "Others / Car Parking",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"totalValues": {
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  "quantity": "",
  "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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"createCase": "false",
"type": "CASE",
"leadType": {
  "label": "Lead",
  "value": "LEAD"
},
}
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"finalValuationArea": "451.00",
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"isAdvanceInvoice": false,
"status": true,
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"paymentStatus": "PENDING",
"invoiceIds": [],
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"_id": "6690be170f434e4ba85518a8",
"ownerName": "Mr. Manishkumar Shamjibhai Parmar & Mrs. Charmin Manish Parmar",
"ownerPhoneNo": "8976644256",
"appAddress": "FLAT NO 707 B WING RUCHITA BLISS NILEMORE STATION ROAD
NEAR AXIS BANK NALLASOPARA WEST PALGHAR 401203",
"remark": "",
"documents": [
  {
    "documentType": {
      "label": "Agreement For Sale",
      "value": "60ae1254aa6d152c1801b326"
    },
    "inputs": {
      "documentDate": "04/07/2024",
      "from": {
        "value": "Developers",
        "label": "Developers"
      },
      "Developers": "M/s Adiraj J. P. Infra ",
      "to": {
        "value": "purchaser",
        "label": "purchaser"
      },
      "purchaser": "Mr. Manishkumar Shamjibhai Parmar & Mrs. Charmin Manish
Parmar",
      "number": {
        "value": "No",
        "label": "No"
      },
      "No": "14894 / 2024"
    },
    "isHardCopy": false,
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{
  "documentType": {
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    "label": "Approved Building Plan"
  },
  "inputs": {
    "documentDate": "15/12/2023",
    "nameOfApprovingAuthority": {
      "value": "Vasai_Virar_City_Municipal_Corporation",
      "label": "Vasai Virar City Municipal Corporation"
    },
    "number": {
      "value": "No",
      "label": "No"
    }
  },
  "No": "VVCMC / TP / CC / VP / 6964 / 224 / 2023 - 24"
},
"isHardCopy": false,
"displayStatus": true,
"fileName": "document_1721200061314_201355.pdf",
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document_1721200061314_201355.pdf",
"id": "348908",
"uploadedBy": "60092304a16fab0f2af9b0c2",
"createdAt": "Wed Jul 17 2024 12:37:41 GMT+0530 (India Standard Time)"
},
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    "label": "Commencement Certificate"
  },
  "inputs": {
    "documentDate": "11/03/2019",
    "nameOfApprovingAuthority": {
      "value": "Vasai_Virar_City_Municipal_Corporation",
      "label": "Vasai Virar City Municipal Corporation"
    },
    "number": {
      "value": "No",
      "label": "No"
    }
  },
}
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    "No": "CHE / A - 3922 / BP (WS) AR / FCC / 6 / Amend"
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  "path": "cases/6690be170f434e4ba85518a8/
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  "id": "378882",
  "uploadedBy": "60092304a16fab0f2af9b0c2",
  "createdAt": "Wed Jul 17 2024 12:46:39 GMT+0530 (India Standard Time)"
}
],
"caseNumber": "009886",
"createdBy": "659ccce98f39506e83489828",
"caseHistory": [
  {
    "id": "490723",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Fri Jul 12 2024 10:54:39 GMT+0530 (India Standard Time)"
  }
],
"owners": [
  {
    "name": "Mr. Manishkumar Shamjibhai Parmar & Mrs. Charmin Manish Parmar",
    "phone": "8976644256",
    "ownershipShare": "",
    "email": "",
    "id": "958321"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [],
"otherComposition": [],
"externalReport": [],
"documentPerArea": [
  {
    "typeOfDocument": {
      "label": "Agreement For Sale",
      "value": "60ae1254aa6d152c1801b326"
    },
    "docMeasurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    }
  }
],
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"selectAreaTypeDocument": "Carpet",
"squareMeterArea": "41.90",
"totalAreaDocument": "451.00",
"docBuiltpPercentage": "10",
"docFinalBUILTUp": "496.10",
"docFinalBUILTUpSquareMeter": "46.09",
"docSaleablePercentage": "",
"docFinalSaleable": "0.00",
"docFinalSaleableSquareMeter": "0.00",
"id": "857418"
}
],
"images": [],
"indicatorArr": [
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"carpetArea": {
"area": "350.00",
"squareMeterArea": "32.52",
"expectedRate": "11371.43",
"percentage": ""
},
"builtUpArea": {
"area": "385.00",
"squareMeterArea": "35.77",
"expectedRate": "10337.66",
"percentage": "10"
},
"saleableArea": {
"area": "",
"squareMeterArea": "0.00",
"expectedRate": "0.00",
"percentage": ""
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"property": "Shripal Tower Nalasopara West",
"area": "350.00",
"builtUpPercentage": "10",
"saleablePercentage": "0",
"rateType": "price_Indicator",
"areaType": "Carpet",
"floor": "",
"source": "magic_bricks",
"expectedPrice": "3980000.00",
"expectedRate": "11371.43",
"builtUpExpectedRate": "10337.66",
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"image": "cases/6690be170f434e4ba85518a8/
indicator_1721027794775_Image.png",
"squareMeter": "32.52",
"id": "503322"
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{
"carpetArea": {
"area": "410.00",
"squareMeterArea": "38.09",
"expectedRate": "10243.90",
"percentage": ""
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"builtUpArea": {
"area": "451.00",
"squareMeterArea": "41.90",
"expectedRate": "9312.64",
"percentage": "10"
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"saleableArea": {
"area": "",
"squareMeterArea": "0.00",
"expectedRate": "0.00",
"percentage": ""
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"property": "Lotus Apartment, Nalasopara West, Mumbai",
"area": "410.00",
"builtUpPercentage": "10",
"saleablePercentage": "0",
"rateType": "price_Indicator",
"areaType": "Carpet",
"floor": "",
"source": "https://www.99acres.com/",
"expectedPrice": "4200000.00",
"expectedRate": "10243.90",
"builtUpExpectedRate": "9312.64",
"image": "cases/6690be170f434e4ba85518a8/
indicator_1721027847857_Image.png",
"squareMeter": "38.09",
"id": "528409"
},
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"carpetArea": {
"area": "460.00",
"squareMeterArea": "42.74",
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    "expectedRate": "13867.39",
    "percentage": ""
  },
  "builtUpArea": {
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    "squareMeterArea": "47.01",
    "expectedRate": "12606.72",
    "percentage": "10"
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  "saleableArea": {
    "area": "",
    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
  },
  "printlnReport": true,
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  "property": "Adiraj Ruchita Bliss Nallasopara West",
  "area": "460.00",
  "builtUpPercentage": "10",
  "saleablePercentage": "0",
  "rateType": "price_Indicator",
  "areaType": "Carpet",
  "floor": "",
  "source": "Housing.Com",
  "expectedPrice": "6379000.00",
  "expectedRate": "13867.39",
  "builtUpExpectedRate": "12606.72",
  "image": "cases/6690be170f434e4ba85518a8/
indicator_1723096548507_Image.png",
  "squareMeter": "42.74",
  "id": "719949"
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{
  "carpetArea": {
    "area": "484.38",
    "squareMeterArea": "45.00",
    "expectedRate": "9269.58",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "532.82",
    "squareMeterArea": "49.50",
    "expectedRate": "8426.86",
    "percentage": "10"
  },
}
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"saleableArea": {
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"area": "484.38",
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"saleablePercentage": "0",
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"areaType": "Carpet",
"floor": "",
"source": "Index_no.2",
"expectedPrice": "4490000.00",
"expectedRate": "9269.58",
"builtUpExpectedRate": "8426.86",
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indicator_1723098045249_Image.png",
"squareMeter": "45.00",
"id": "793529"
}
],
"externalImages": [
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    "status": false,
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    "path": "cases/6690be170f434e4ba85518a8/
externalImg_1720779035792_WhatsApp_Image_20240712_at_152945.jpeg",
    "orientation": "portrait"
  },
  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
    "_id": "6691011ca5e4a90b32003697",
    "name":
"externalImg_1720779035797_WhatsApp_Image_20240712_at_152947.jpeg",
    "path": "cases/6690be170f434e4ba85518a8/
externalImg_1720779035797_WhatsApp_Image_20240712_at_152947.jpeg",
    "orientation": "landscape"
  },
}
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{
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  "path": "cases/6690be170f434e4ba85518a8/
externallmg_1720779035829_WhatsApp_Image_20240712_at_152948_1.jpeg",
  "orientation": "landscape"
},
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  "type": "EXTERNAL_IMAGES",
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  "_id": "6691011ca5e4a90b32003699",
  "name":
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  "path": "cases/6690be170f434e4ba85518a8/
externallmg_1720779035835_WhatsApp_Image_20240712_at_152948.jpeg",
  "orientation": "landscape"
},
{
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  "status": false,
  "_id": "6691011ca5e4a90b3200369a",
  "name":
"externallmg_1720779035846_WhatsApp_Image_20240712_at_152949_1.jpeg",
  "path": "cases/6690be170f434e4ba85518a8/
externallmg_1720779035846_WhatsApp_Image_20240712_at_152949_1.jpeg",
  "orientation": "landscape"
},
{
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      "email": "vastukalamumbai@vastukala.com",
      "phone": "9819670183",
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Mumbai - 400 093",
      "shortName": "VCIPL",
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| Other | | | |
| Composition : | | | |