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{
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    "RVDSValues": true,
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  "toAssess": {
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  "creditOfficer": {
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    },
    "firstName": "Shivani ",
    "type": "CREDITOFFICER",
    "_id": "64d4829d87258203eab0d8d8",
    "lastName": "Yadav",
    "mobileNo": "",
    "workMobileNo": "8240289378",
    "email": "racpcghatkopar.sanctions@sbi.co.in"
  },
  "fees": {
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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"
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  "type": "BANK",
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  "type": "BRANCH",
  "name": "RACPC Ghatkopar (West)",
  "email": "racpcghatkopar.sanctions@sbi.co.in",
  "mobileNo": "022-25009143",
  "alternateMobileNo": "",
  "address": "Retail Assets Centralised Processing Centre, 1st Floor, Ashok Silk Mills
Compound, LBS Marg, Ghatkopar (West), Mumbai - 400 086, State - Maharashtra,
Country - India.\r\n\r\n\r\n\r\n",
  "ledgerName": "STATE BANK OF INDIA - RACPC GHATKOPAR",
  "fax": "022-25009010",
  "sendStructuralCertificate": "0"
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"staff": {
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  "email": "saurabhvelonde143@gmail.com",
  "lastName": "Velonde",
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  "shortName": "SSV",
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  "email": "barkathodekar68@gmail.com",
  "lastName": "Hodekar",
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  "email": "rashmijadhav14feb@gmail.com",
  "lastName": "Jadhav",
  "mobileNo": "7738144625",
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  "shortName": "RJ",
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"email": "pradnya@vastukala.org",
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    "email": "manoj@vastukala.org",
    "lastName": "Chalikwar",
    "mobileNo": "9819597579",
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      "remark": "MANUAL_IN_TASK"
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  "value": "Bhandup (West)",
  "label": false
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"flatSpecifications": {
  "roof": {
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  "flooring": {
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    "label": "Proposed Powder coated aluminium sliding windows"
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"townplanApprovedByList": {
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  "label": "Slum Rehabilitation Authority"
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"whetherCoveredUnderAnyState": {
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  "label": "No"
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"asPerActualAgreement": {
  "north": "Wing - B",
  "west": "Shree Samarth Viscaria Building ",
  "south": "Internal Road ",
  "east": "Sales Office "
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"asPerDocumentAgreement": {
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  "west": "Details not available ",
  "south": "Details not available ",
  "east": "Details not available "
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"unitBoundaries": {
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    "east": "Building is under construction ",
    "south": "Building is under construction ",
    "west": "Building is under construction "
  },
  "asPerDocument": {
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    "west": "Marginal Space "
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},
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  "auto": {
    "title": "Auto"
  },
  "privateCars": {
    "title": "Private Cars"
  }
},
"extraDetailOfProperty": "As per Approved building Plan, the composition of Flat will
be 1 Bedroom + Living Room + Kitchen + 2 Toilets. (1 BHK + 2 Toilets)",
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STGOVT / 0005 / 20131021 / AP dated 10.01.2024 issued by SRA.",
"approvePlanVerified": "Yes",
"empanelledOfApprovePlan": "Building is under construction ",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
"compoundWall": ""
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  "documentsBuildingBoundaries": []
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"compositeRate": {
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  "depreciationRatioOfBuilding": "",
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  "depreciatedCostOfConstruction": "20000.00",
  "depreciatedBuildingRate": "3000"
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"igrRate": {
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  "rate": "125950",
  "landRate": "60030",
  "igrImage": "cases/66a36ea5bc6e5d340a0b0039/igr_1722244484762_Image.png",
  "squareMeterGuideLineRate": "151140.00",
  "squareFeetGuideLineRate": "14041.00"
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"igrFinalRate": {
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  "squareFeetGuideLineRate": "12095.00",
  "squareMeterGuideLineRate": "130185.00"
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"outgoingDetail": {
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    "label": "Medium"
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  "propertyTypeOfUseList": {
    "value": "Proposed_Residential_Purpose",
    "label": "Proposed Residential Purpose"
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  "propertyOccupiedByList": {
    "value": "Building_is_under_construction_",
    "label": "Building is under construction "
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  "monthlyRent": "N.A",
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  "taxPaidHolderName": "Details not available ",
  "taxAmount": "Details not available ",
  "electricityServiceConnectionNo": "Details not available ",
  "meterCardHolderName": "Details not available ",
  "undividedAreaOfLandAsPerSaleDeed": "Details not available ",
  "floorSpaceIndex": "As per SRA norms ",
  "tenantName": "",
  "maintenanceOfFlat": "Building is under construction "
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"marketability": {
  "marketabilityList": {
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  "anyFavouringForExtraPotentialValue": "Located in developed area ",
  "negativeFactorsOfAffectMarketValue": "No"
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"siteMeasurement": {
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  "partitions": {
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"value": "Building_Under_Construction",
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"waterTank": {
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"pavementLaid": {
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"label": "Proposed, Yes"
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"carParking": "Proposed Open / Covered Car Parking Space ",
"constructionWorkStatus": {
"value": "InProgress",
"label": "Under Construction"
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"asthetikLook": {
"value": "Plain_Looking",
"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"
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"typeOfStructure": {
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"label": "Proposed R.C.C Framed Structure"
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"typeOfFoundation": {
"value": "Proposed_R.C.C_Foundation",
"label": "Proposed R.C.C. Foundation"
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"qualityOfConstruction": {
"value": "Building_is_under_construction_",
"label": "Building is under construction "
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"materialUsedList": {
"value": "Building_Under_Construction",
"label": "Building Under Construction"
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"buildingSpecification": {
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  "label": "Standard"
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"structuralSafety": {
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"protAgainstNatDis": {
  "value": "Designed_as_per_I.S._codes",
  "label": "Designed as per I.S. codes"
},
"sewerageSystem": {
  "value": "Proposed_Connected_to_Municipal_Sewerage_System_",
  "label": "Proposed Connected to Municipal Sewerage System "
},
"walls": {
  "value": "Proposed,_Yes",
  "label": "Proposed, Yes"
},
"appearanceOfTheBuilding": {
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  "label": "Building is under construction "
},
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  "label": "Building is under construction "
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"maintenancelssues": {
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  "label": "Yes"
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"visibleDamageInBuilding": {
  "value": "1",
  "label": "Yes"
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"systemOfAirConditioning": {
  "value": "1",
  "label": "Yes"
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"provisionOfFirefighting": {
  "value": "1",
  "label": "Yes"
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"label": "Ground"
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"yearOfConstructionAsPer": {
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"isSiteVisitAllowed": true,
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"estimatedAge": "0",
"ageOfBuilding": "0",
"noOfBasement": "1",
"noOfPodium": "1",
"noOfAmenityFloors": "",
"noOfFloors": "39",
"flatFloorNo": "34",
"noOfLifts": "4",
"noOfDwellingUnitsInBuilding": "7"
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"finalPlinthArea": {
  "area": "396.00",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 10%"
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"routeMap": {
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routeMap_1722330515686_Image.png",
    "routeLat": "19.149250",
    "routeLng": "72.928444",
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    "routeDistance": "2.1 Km. ",
    "routeStation": {
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      "label": "Railway Station"
    }
  }
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  }
]
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"valuation": {
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    "depreciatedCostOfConstruction": "",
    "totalFairMarketValue": ""
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  "showcasesRate": "0",
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  "kitchenArrangementsRate": "0",
  "totalkitchenArrangementsRate": "0",
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  "totalextraCollapsibleGatesRate": "0",
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  "potentialValueRate": "0",
  "totalpotentialValueRate": "0",
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"distressValuePercentage": "80",
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"bookValue": "0",
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},
"rateVerify": {
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"underConstruction": {
  "rccFootingFoundation": {
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    "floorsCompleted": "Complete",
    "percentage": "5",
    "isHideFloor": false,
    "status": true
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  "rccPlinth": {
    "label": "RCC Plinth",
    "floorsCompleted": "Complete",
    "percentage": "5",
    "isHideFloor": false,
    "status": true
  },
  "fullBuildingRcc": {
    "label": "Full Building Rcc",
    "floorsCompleted": "34",
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    "status": true
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  "internalBrickWork": {
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    "floorsCompleted": "28",
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    "isHideFloor": false,
    "status": true
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    "floorsCompleted": "28",
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"status": true
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": true
},
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  "label": "Window",
  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": true
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  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": true
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"internalPainting": {
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  "floorsCompleted": "",
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  "status": true
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"externalPainting": {
  "label": "External Painting",
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"floorsCompleted": "",
"percentage": "0.00",
"isHideFloor": false,
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"electrificationPlumbingSanitaryInstallation": {
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  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": true
},
"liftInstallation": {
  "label": "Lift Installation",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": true
},
"passageStaircaseLobbyDevelopment": {
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  "floorsCompleted": "",
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  "isHideFloor": true,
  "status": true
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": true
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"workCompleted": {
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  "floorsCompleted": "",
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  "isHideFloor": true,
  "status": true
}
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  "selectedBuildUpValue": "396.00",
  "selectedBuildUpMeasurementType": "Sq. Ft."
},
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externallmg_1722180010279_1722179902526_image_0.jpeg",
      "orientation": "portrait"
    }
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  "selfieWithSiteVisitImages": [],
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externallmg_1722180010307_1722179902526_image_1.jpeg",
      "orientation": "portrait"
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externallmg_1722180010724_1722179902526_image_5.jpeg",
      "orientation": "portrait"
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externallmg_1722180010279_1722179902526_image_0.jpeg",
      "orientation": "portrait"
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}
```

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    "orientation": "portrait"
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"societyNameBoardImage": [],
"compositionImages": []
},
"indicatorRange": {
  "carpetRateRange": {
    "min": "16625.00",
    "max": "21053.00"
  },
  "builtUpRateRange": {
    "min": "15114.00",
    "max": "19139.00"
  },
  "saleableRateRange": {
    "min": "0.00",
    "max": "0.00"
  }
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
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  "wardrobes": {
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    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
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  "showcases": {
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"ratePerUnit": "0.00",
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"status": true,
"isEditable": true
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  "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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  "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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"extraCollapsibleGates": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"potentialValue": {
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"title": "Potential value, if any",
"quantity": "0.00",
"ratePerUnit": "0.00",
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"status": true,
"isEditable": true
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"title": "Others / Car Parking",
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"ratePerUnit": "0.00",
"estimatedValue": "0.00",
"status": true,
"isEditable": true
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totalValues": {
"title": "Total",
"quantity": "",
"ratePerUnit": "",
"estimatedValue": "0.00",
"status": true,
"isEditable": false
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"SITE_INSPECTION": true,
"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",
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siteVisitType": "PARTIAL",
isExternalReport": false,
isSiteMeasurementAllowed": false,
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"finalValuationArea": "360.00",
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"status": true,
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"paymentStatus": "PENDING",
"invoiceIds": [],
"paymentIds": [],
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"ownerName": "Sakshi Ajit Munj",
"ownerPhoneNo": "9004941831",
"appAddress": "Flat no. 3403, 34th Floor, Wing - A, Shraddha Classic, Bhandup west",
"remark": "",
"documents": [
  {
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      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    },
    "inputs": {
      "documentDate": "18/07/2024",
      "from": {
        "value": "Promoter",
        "label": "Promoter"
      },
      "Promoter": "M/s. Shraddha Landmark Pvt. Ltd.",
      "to": {
        "value": "Purchaser",
        "label": "Purchaser"
      },
      "Purchaser": "Sakshi Ajit Munj",
      "number": {
        "value": "No",
        "label": "No"
      },
      "No": "16024 / 2024"
    },
    "isHardCopy": false,
    "displayStatus": true,
    "id": "852152",
    "path": "cases/66a36ea5bc6e5d340a0b0039/
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    "fileName":
"document_1721987410264_1721987304906_Sakshi_Munj__Agreement.pdf"
```

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    },
    {
      "documentType": {
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        "label": "Approved Building Plan"
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        "nameOfApprovingAuthority": {
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          "label": "Slum Rehabilitation Authority (SRA)"
        },
        "number": {
          "value": "No",
          "label": "No"
        }
      },
      "No": "S / PVT & STGOVT / 0005 / 20131021 / AP"
    },
    "isHardCopy": false,
    "displayStatus": false,
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    "uploadedBy": "62fe044a48a26047e6552796",
    "createdAt": "Tue Jul 30 2024 13:10:28 GMT+0530 (India Standard Time)"
  },
  {
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      "label": "Commencement Certificate"
    },
    "inputs": {
      "documentDate": "10/01/2024",
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        "label": "Slum Rehabilitation Authority (SRA)"
      },
      "number": {
        "value": "No",
        "label": "No"
      }
    },
    "No": "S / PVT & STGOVT / 0005 / 20131021 / AP "
  },
  "isHardCopy": false,
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document_1722325275027_Panchmukhi_Updated_Sale_CC_132024.pdf",
    "id": "967981",
    "uploadedBy": "62fe044a48a26047e6552796",
    "createdAt": "Tue Jul 30 2024 13:11:15 GMT+0530 (India Standard Time)"
  },
  {
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      "label": "RERA Certificate"
    },
    "inputs": {
      "documentDate": "02/03/2021",
      "nameOfApprovingAuthority": {
        "value": "Maharashtra_Real_Estate_Regulatory_Authority",
        "label": "Maharashtra Real Estate Regulatory Authority"
      },
      "number": {
        "value": "No",
        "label": "No"
      },
      "No": "P51800028400"
    },
    "isHardCopy": false,
    "displayStatus": false,
    "fileName": "document_1722325336685_Agreement.pdf",
    "path": "cases/66a36ea5bc6e5d340a0b0039/
document_1722325336685_Agreement.pdf",
    "id": "294455",
    "uploadedBy": "62fe044a48a26047e6552796",
    "createdAt": "Tue Jul 30 2024 13:12:18 GMT+0530 (India Standard Time)"
  }
],
"caseNumber": "010194",
"createdBy": "60b7177d2ffdf65bcd65882a",
"caseHistory": [
  {
    "id": "553226",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Fri Jul 26 2024 15:08:45 GMT+0530 (India Standard Time)"
  }
],
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"owners": [
  {
    "name": "Sakshi Ajit Munj",
    "phone": "9004941831",
    "ownershipShare": "",
    "email": "",
    "id": "325480"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [],
"otherComposition": [],
"externalReport": [],
"documentPerArea": [
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      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    },
    "docMeasurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
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    "id": "286151",
    "selectAreaTypeDocument": "Carpet",
    "totalAreaDocument": "360",
    "squareMeterArea": "33.45",
    "docFinalBuiltUp": "396",
    "docFinalBuiltUpSquareMeter": "36.795",
    "docBuiltupPercentage": "10",
    "docSaleablePercentage": "0",
    "docFinalSaleable": "0",
    "docFinalSaleableSquareMeter": "0"
  }
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      "area": "323.00",
      "squareMeterArea": "30.01",
      "expectedRate": "21052.63",
      "percentage": ""
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"area": "355.30",
"squareMeterArea": "33.01",
"expectedRate": "19138.76",
"percentage": "10"
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"saleableArea": {
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  "squareMeterArea": "0.00",
  "expectedRate": "0.00",
  "percentage": ""
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"printlnReport": true,
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"property": "Residential Flat",
"area": "323",
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"areaType": "Carpet",
"floor": "",
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"expectedPrice": "6800000",
"expectedRate": "21052.63",
"builtUpExpectedRate": "19138.76",
"image": "cases/66a36ea5bc6e5d340a0b0039/
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"squareMeter": "30.01",
"id": "119109"
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    "squareMeterArea": "33.45",
    "expectedRate": "20000.00",
    "percentage": ""
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  "builtUpArea": {
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    "squareMeterArea": "36.79",
    "expectedRate": "18181.82",
    "percentage": "10"
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  "saleableArea": {
    "area": "",
    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
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    "percentage": ""
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  "area": "360",
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  "saleablePercentage": "0",
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  "areaType": "Carpet",
  "floor": "",
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  "expectedPrice": "7200000",
  "expectedRate": "20000.00",
  "builtUpExpectedRate": "18181.82",
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  "squareMeter": "33.45",
  "id": "894245"
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    "squareMeterArea": "33.45",
    "expectedRate": "16624.58",
    "percentage": ""
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  "builtUpArea": {
    "area": "396.00",
    "squareMeterArea": "36.79",
    "expectedRate": "15113.26",
    "percentage": "10"
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  "saleableArea": {
    "area": "",
    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
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  "printlnReport": true,
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  "property": "Residential Flat",
  "area": "360",
  "builtUpPercentage": "10",
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"expectedRate": "16624.58",
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"squareMeter": "33.45",
"id": "236825"
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"path": "cases/66a36ea5bc6e5d340a0b0039/
externalImg_1722180010279_1722179902526_image_0.jpeg",
"orientation": "portrait"
},
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"status": false,
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externalImg_1722180010307_1722179902526_image_1.jpeg",
"orientation": "portrait"
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"type": "EXTERNAL_IMAGES",
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"path": "cases/66a36ea5bc6e5d340a0b0039/
externalImg_1722180010344_1722179902526_image_2.jpeg",
"orientation": "landscape"
},
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"name": "externalImg_1722180010479_1722179902526_image_3.jpeg",
"path": "cases/66a36ea5bc6e5d340a0b0039/
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"orientation": "portrait"
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  "path": "cases/66a36ea5bc6e5d340a0b0039/
externallmg_1722180010529_1722179902526_image_4.jpeg",
  "orientation": "portrait"
},
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  "status": false,
  "_id": "66a661ab7cad740610eb820d",
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externallmg_1722180010724_1722179902526_image_5.jpeg",
  "orientation": "portrait"
},
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  "type": "EXTERNAL_IMAGES",
  "status": false,
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  "orientation": "portrait"
},
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  "type": "EXTERNAL_IMAGES",
  "status": false,
  "_id": "66a661ab7cad740610eb820f",
  "name": "externallmg_1722180010868_1722179902526_image_7.jpeg",
  "path": "cases/66a36ea5bc6e5d340a0b0039/
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  "orientation": "portrait"
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  "orientation": "portrait"
}
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