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## Vastukala Consultants (I) Pvt. Ltd.

Intended User Prepared For: BOB/ Regional Office / Shri Ravikiran Ramesh Kamble (0010204/2307443) Page 2 of 24

Vastu/Nashik/07/2024/0010204/2307443 27/4-447-0085 Date: 27,07,2024

## 1. VALUATION OPINION REPORT

This is to certify that the property bearing Residential Open Land Bearing Plot No.62 "Adiwasi Adhaar Co-Operative Housing Society Limited Nashik, "Survey No.218/2, Behind Vrundavan Garden, Thakare Mala, Ayodhya Nagari, Village - Nashik, Taluka - Nashik, District - Nashik, Pin Code - 422 003, State -Maharashtra, Country - India belongs to Shri.Ravikiran Ramesh Kamble & Preeti Imaynual Salve (Alias) Sau.Preeti Ravikiran Kamble

Boundaries of the property.

7.50 Meter Wide Road North

Open Space South Plot No.61 East Plot No.63 West

Considering various parameters recorded, existing economic scenario, and the information that is available with reference to the development of neighborhood and method selected for valuation, we are of the opinion that, the property premises can be assessed and Fair Market Value for this particular purpose at:

Particulars	Fair Market Value In (₹)	Realizable Value In (₹)	Distress Sale Value In (₹)
Land	₹ 36,00,000/-	₹ 34,20,000/-	₹ 28,80,000/-

The valuation of the property is based on the documents produced by the concern. Legal aspects have not been taken into considerations while preparing this valuation report.

Hence certified

For VASTUKALA CONSULTANTS (I) PVT. LTD.

Manoj Chalikwar

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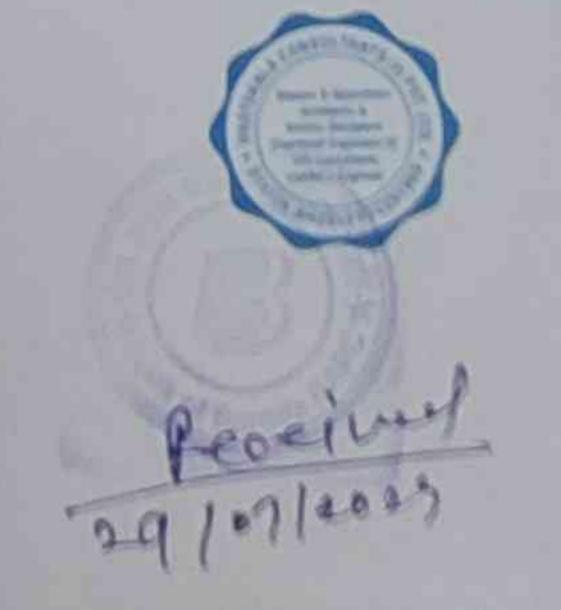
Director

Manoj B. Chalikwar Registered Valuer

Chartered Engineer (India)

Reg. No. CAT-LF-1763

Reg. No. IBBI/RV/07/2018/10366 BOB Empanelment No.: ZO:MZ:ADV:46:941



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