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CIN: U74120MH2010PTC

## Vastukala Consultants (I) Pvt. Ltd.

Valuation Report: BOM / Ashoka Marg / Shri. Lalit Hataji Purohit & Others (009605/2307545) Page 2 of 25

Vastu/Nashik/08/2024/010324/2307546  
03/4-24-CCBS  
Date: 03.08.2024

### VALUATION OPINION REPORTs

This is to certify that the property bearing Residential Row Bungalow No. 01, Ground Floor + First Floor + Second Floor, " **Shree Samarth Row Bungalow** ", Survey No. 158/ 1, Plot No. 12, Near Kashiviswanath Mandir, Salunkhe Nagar, off ITI Ambad Road, Village – Satpur, Taluka & District - Nashik, PIN Code – 422 007, State – Maharashtra, Country – India. belongs to **Name of Owner: Shri. Lalit Hataji Purohit & Sau. Seeta Lalit Purhoit.**

Boundaries of the property.

Boundaries	Building	Row Bungalow
North	Colony Road	Row Bungalow No. 02
South	Plot No. 13	Side Margin Space & Plot No. 13
East	Plot No. 03	Side Margin Space & Plot No. 03
West	Colony Road	Colony Road

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 for this particular purpose at **₹ 56,04,000.00 (Rupees Fifty Six Lakh Four Thousand Only).**

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**  
Director

Digitally signed by Manoj Chalikwar  
DN: cn=Manoj Chalikwar, o=Vastukala  
Consultants (I) Pvt. Ltd., ou=Mumbai,  
email=manoj@vastukala.org, c=IN  
Date: 2024.08.03 12:59:47 +05'30'

Auth. Sign.



Received  
[Signature]

**Manoj B. Chalikwar**  
Registered Valuer  
Chartered Engineer (India)  
Reg. No. CAT-I-F-1763  
BOM Emp. No. AX33/CREMON/Valuer / Empanelment/2021-22  
Encl: Valuation report.

**Nashik:** 4, 1st Floor, Madhusa Elite, Vrundavan Nagar, Jatra-Nandur Naka Link Road, Adgaon, Nashik- 422003 (M.S.), INDIA  
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