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    "RVDSValues": true,
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  "toAssess": {
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    "firstName": "Sarvesh",
    "type": "CREDITOFFICER",
    "_id": "652d0cd7316e1359cebd0238",
    "lastName": " Rane",
    "mobileNo": "",
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    "email": "cord1.racpcbkc@sbi.co.in"
  },
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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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  "initial": "SBI",
  "remark": "Temp",
  "status": true
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  "type": "BRANCH",
  "name": "RACPC - Santacruz (West)",
  "email": "cord1.racpcbkc@sbi.co.in",
  "mobileNo": "022-26719265",
  "alternateMobileNo": "",
  "address": "1st Floor, Jeevan Seva Annex Bldg., LIC Complex, S. V. Road, Santacruz
(West), Mumbai - 400 054, State - Maharashtra, Country - India.",
  "ledgerName": "",
  "fax": "",
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"assetsClass": {
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  "value": "Residential"
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"zone": {
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  "email": "temkarsahdaev@gmail.com",
  "lastName": "TEMKAR",
  "mobileNo": "9869931652",
  "shortName": "SAHADEV",
  "workWithDocumentMaker": ""
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  "role": "SITEENGINEER",
  "firstName": "Chandan",
  "email": "ck06806@gmail.com",
  "lastName": "Singh",
  "mobileNo": "8454863607",
  "designation": "",
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  "role": "MAKER + RATE VERIFIER + CHEAKER",
  "firstName": "Nitesh",
  "email": "nitesh.khedekar@vastukala.org",
  "lastName": "Khedekar",
  "mobileNo": "8369040652",
  "designation": "",
  "shortName": "NK",
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  "profilePhoto": "users/60092304a16fab0f2af9b0c2/
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  "mobileNo": "8369040652",
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    "role": "VALUER",
    "firstName": "Manoj",
    "email": "manoj@vastukala.org",
    "lastName": "Chalikwar",
    "mobileNo": "9819597579",
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        "title": {
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    ]
  }
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    {
      "status": "COMPLETED",
      "dateTime": "2024-08-09",
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  "value": "",
  "label": true
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  "value": "",
  "label": false
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  "label": true
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  "label": false
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  "value": "",
  "label": false
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  "label": false
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  "flooring": {
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    "label": "Proposed Vitrified tiles flooring"
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    "label": "Proposed Powder coated aluminium sliding windows"
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    "label": "Proposed Concealed plumbing with C.P. fittings. Proposed Electrical wiring with Concealed."
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"west": "Rajendra Kamble Road",
"south": "Internal Road & Akash Jyot Building ",
"east": "Happy House Apartment "
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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": {
"asPerActual": {
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"east": "Building is under construction ",
"south": "Building is under construction ",
"west": "Building is under construction "
},
"asPerDocument": {
"north": "Flat No. 404",
"east": "Marginal Space ",
"south": "Flat No. 401",
"west": "Flat No. 402"
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  "privateCars": {
    "title": "Private Cars"
  }
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"extraDetailOfProperty": "As per Approved Building Plan, the composition of Flat will be Multi Purpose Room + Kitchen + 1 Toilet + Terrace Area. (i.e 1RK + Toilet + Terrace Area)",
"dateOfIssusApprovePlan": "Copy of Approved building Plan No. CE / 8726 / BSII / AH dated 02.12.2022",
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"empanelledOfApprovePlan": "Building is under construction ",
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"extraDetailOfBuilding": "",
"compoundWall": ""
},
"landAndBuildingDetails": {
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  "documentsBuildingBoundaries": []
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  "depreciationRatioOfBuilding": "",
  "salvageValue": "",
  "buildingServicesDepreciatedRate": "0",
  "depreciatedCostOfConstruction": "26000.00",
  "depreciatedBuildingRate": "3000"
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"igrRate": {
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  "landRate": "78080",
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  "squareMeterGuideLineRate": "138860.00",
  "squareFeetGuideLineRate": "12901.00"
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  "squareFeetGuideLineRate": "12901.00"
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  "propertyTypeOfUseList": {
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    "label": "Proposed Residential Purpose"
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  "propertyOccupiedByList": {
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    "label": "Building is under construction "
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  "monthlyRent": "18000.00 Expected rental income per month after completion\nof construction works",
  "assessmentNo": "Details not available ",
  "taxPaidHolderName": "Details not available ",
  "taxAmount": "Details not available ",
  "electricityServiceConnectionNo": "Details not available ",
  "meterCardHolderName": "Details not available ",
  "undividedAreaOfLandAsPerSaleDeed": "Details not available ",
  "floorSpaceIndex": "As per MCGM norms ",
  "tenantName": "",
  "maintenanceOfFlat": "Building is under construction "
},
"marketability": {
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    "label": "Good"
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  "anyFavouringForExtraPotentialValue": "Located in developed area ",
  "negativeFactorsOfAffectMarketValue": "No"
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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": {
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  "month": "1",
  "year": "2026",
  "fullDate": "1/1/2026"
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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": {
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  "label": "Proposed R.C.C. Foundation"
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"qualityOfConstruction": {
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"buildingSpecification": {
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"structuralSafety": {
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  "label": "Good"
},
"protAgainstNatDis": {
  "value": "Good",
  "label": "Good"
},
"sewerageSystem": {
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  "label": "Proposed Connected to Municipal Sewerage System "
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"walls": {
  "value": "Proposed,_Yes",
  "label": "Proposed, Yes"
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  "label": "Building is under construction "
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"maintenanceOfTheBuilding": {
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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": {
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  "label": "Yes"
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  "value": "1",
  "label": "Yes"
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"groundStilt": {
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    "value": "ground",
    "label": "Ground"
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  "yearOfConstructionAsPer": {
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  },
  "isSiteVisitAllowed": true,
  "totalLifeBuilding": "60",
  "estimatedAge": "0",
  "ageOfBuilding": "0",
  "noOfBasement": "1",
  "noOfPodium": "",
  "noOfAmenityFloors": "",
  "noOfFloors": "6",
  "flatFloorNo": "4",
  "noOfLifts": "1",
  "noOfDwellingUnitsInBuilding": "5"
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"finalPlinthArea": {
  "area": "250.80",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 10%"
},
"routeMap": {
  "routeMapDetail": {
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routeMap_1723459324118_Image.png",
    "routeLat": "19.080861",
    "routeLng": "72.854028",
    "stationName": "Santacruz",
    "routeDistance": "1.4 Km.",
    "routeStation": {
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      "label": "Railway Station"
    }
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    "image": "cases/66b5f7a4c884d1123345ca87/
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  }
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"valuation": {
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    "depreciatedCostOfConstruction": "",
    "totalFairMarketValue": ""
  },
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  "totalwardrobesRate": "0",
  "wardrobesQty": "0",
  "showcasesQty": "0",
  "showcasesRate": "0",
  "totalshowcasesRate": "0",
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  "extraCollapsibleGatesQty": "0",
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  "totalextraCollapsibleGatesRate": "0",
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  "othersRate": "0",
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"distressValuePercentage": "80",
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"outward": {
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  "dayCount": "14",
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  "generatedBy": "60092304a16fab0f2af9b0c2"
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"rateVerify": {
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"underConstruction": {
  "rccFootingFoundation": {
    "label": "RCC Footing/Foundation",
    "floorsCompleted": "Complete",
    "percentage": "5",
    "isHideFloor": false,
    "status": true
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  "rccPlinth": {
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    "floorsCompleted": "Complete",
    "percentage": "5",
    "isHideFloor": false,
    "status": true
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    "isHideFloor": false,
    "status": true
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    "isHideFloor": false,
    "status": true
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},
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  "isHideFloor": false,
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  "status": false
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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  "status": false
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  "status": false
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  "status": true
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  "floorsCompleted": "",
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externallmg_1723436216407_1723436210881_image_1.jpeg",
      "orientation": "portrait"
    }
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  "externalPhotos": [
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      "orientation": "portrait"
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externallmg_1723436216407_1723436210881_image_1.jpeg",
      "orientation": "portrait"
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    "orientation": "portrait"
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"compositionImages": []
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    "max": "28066.00"
  },
  "builtUpRateRange": {
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    "max": "25515.00"
  },
  "saleableRateRange": {
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    "max": "0.00"
  }
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"detailsOfValuation": {
  "presentValueOfFlat": {
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    "quantity": "0.00",
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    "isEditable": false
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    "ratePerUnit": "0.00",
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"status": true,
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  "ratePerUnit": "0.00",
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  "isEditable": true
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  "isEditable": true
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  "estimatedValue": "0.00",
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  "isEditable": true
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"potentialValue": {
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"estimatedValue": "0.00",
"status": true,
"isEditable": true
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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": "true",
type": "CASE",
leadType": {
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"value": "LEAD"
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isSiteMeasurementAllowed": false,
finalValuationArea": "228.00",
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"ownerName": "Mr. Prakash Moreshwar Sawant ",
"ownerPhoneNo": "9930076276",
"ownershipShare": "",
"email": "",
"siteVisitContactNo": "8828560323",
"contactPersonName": "Mr. Khushabu Yadav",
"purchaseValueAsPerDocument": "0",
"owners": [
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    "name": "Mr. Prakash Moreshwar Sawant ",
    "phone": "9930076276",
    "ownershipShare": "",
    "email": "",
    "id": "570053"
  }
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"caseReferredBy": "5ffe92d27737ca4d986b6453",
"relationWithOwner": "Sales Manager",
"fullAddress": "Residential Flat No. 405, 4th Floor, Wing - C, Crystal Avenue, Pandit
Jawaharlal Nehru Road, Vakola, Village - Kolkalyan, Santacruz (East), Mumbai,
Taluka - Andheri, District - Mumbai Suburban , PIN - 400 055, State - Maharashtra,
India",
"remark": "Building is under construction, particular flat is not completed at the time of
visit",
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  {
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      "label": "Agreement For Sale"
    },
    "inputs": {
      "documentDate": "05/08/2024",
      "from": {
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        "label": "Promoter"
      }
    },
    "Promoter": "M/s. Eternia Realty ",
  }
]
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"to": {
  "value": "Purchasers",
  "label": "Purchasers"
},
"Purchasers": "Mr. Prakash Moreshwar Sawant ",
"number": {
  "value": "No",
  "label": "No"
},
"No": "8820 / 2024"
},
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"displayStatus": true,
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"fileName": "document_1723201429449_agreement_full_scan_copy.pdf"
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  "documentType": {
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    "label": "Approved Building Plan"
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  "inputs": {
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    "nameOfApprovingAuthority": {
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      "label": "Municipal Corporation of Greater Mumbai"
    },
    "remark": " (As downloaded from RERA site)",
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": " CE / 8726 / BSII / AH"
  },
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  "displayStatus": false,
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  "path": "cases/66b5f7a4c884d1123345ca87/document_1723456282097_Plan.pdf",
  "id": "897025",
  "uploadedBy": "62fe044a48a26047e6552796",
  "createdAt": "Mon Aug 12 2024 15:21:22 GMT+0530 (India Standard Time)"
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"value": "60ae1247aa6d152c1801b2ea",
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},
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  "nameOfApprovingAuthority": {
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    "label": "Municipal Corporation of Greater Mumbai"
  },
  "number": {
    "value": "No",
    "label": "No"
  },
  "No": "CE / 8726 / BSII / AH / FCC / 1 / New"
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    "label": "RERA Certificate"
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  "inputs": {
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      "label": "Maharashtra Real Estate Regulatory Authority"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "P51800051514"
  },
  "isHardCopy": false,
  "displayStatus": false,
  "fileName": "document_1723456375987_P51800051514_1.pdf",
  "path": "cases/66b5f7a4c884d1123345ca87/
document_1723456375987_P51800051514_1.pdf",
  "id": "590307",
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"isExternal": "false",
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  "label": "Retail"
},
"scheduleSiteVisitDate": "Invalid date",
"caseNumber": "010508",
"createdBy": "6006d4ce5080a310ac1fdcf2",
"caseHistory": [
  {
    "id": "845768",
    "title": "Create Case",
    "description": "Create Case",
    "datetime": "Fri Aug 09 2024 16:34:04 GMT+0530 (India Standard Time)"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [],
"otherComposition": [],
"externalReport": [],
"documentPerArea": [
  {
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      "value": "60ae1254aa6d152c1801b326",
      "label": "Agreement For Sale"
    },
    "docMeasurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "797292",
    "selectAreaTypeDocument": "Carpet",
    "totalAreaDocument": "228",
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    "docFinalBuiltUp": "250.8",
    "docFinalBuiltUpSquareMeter": "23.298000000000002",
    "docBuiltupPercentage": "10",
    "docSaleablePercentage": "0",
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  }
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"docFinalSaleableSquareMeter": "0"
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    "percentage": ""
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  "builtUpArea": {
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    "squareMeterArea": "23.30",
    "expectedRate": "25514.35",
    "percentage": "10"
  },
  "saleableArea": {
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    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
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  "saleablePercentage": "0",
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  "areaType": "Carpet",
  "floor": "",
  "source": "Dwello.com",
  "expectedPrice": "6399000",
  "expectedRate": "28065.79",
  "builtUpExpectedRate": "25514.35",
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  "id": "111018"
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    "squareMeterArea": "64.10",
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    "percentage": "10"
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    "percentage": ""
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  "saleablePercentage": "0",
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  "areaType": "Carpet",
  "floor": "",
  "source": "Index_no.2",
  "expectedPrice": "17200000.00",
  "expectedRate": "24927.54",
  "builtUpExpectedRate": "22661.40",
  "image": "cases/66b5f7a4c884d1123345ca87/
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  "squareMeter": "64.10",
  "id": "832916"
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{
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  "builtUpArea": {
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    "squareMeterArea": "37.50",
    "expectedRate": "25514.00",
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  },
}
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"builtUpPercentage": "10",
"saleablePercentage": "0",
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"areaType": "Carpet",
"floor": "",
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"expectedPrice": "10300000.00",
"expectedRate": "28065.40",
"builtUpExpectedRate": "25514.00",
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"squareMeter": "34.10",
"id": "219691"
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],
"externalImages": [
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  "status": false,
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  "orientation": "portrait"
},
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  "type": "EXTERNAL_IMAGES",
  "status": false,
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externalImg_1723436216407_1723436210881_image_1.jpeg",
  "orientation": "portrait"
},
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    "orientation": "portrait"
  },
  {
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    "status": false,
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    "path": "cases/66b5f7a4c884d1123345ca87/
externallmg_1723436221183_1723436210881_image_3.jpeg",
    "orientation": "landscape"
  },
  {
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    "status": false,
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    "orientation": "portrait"
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externallmg_1723436254744_1723436210881_image_5.jpeg",
    "orientation": "portrait"
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  {
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    "status": false,
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externalimg_1723436258059_1723436210881_image_7.jpeg",
    "orientation": "portrait"
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  {
    "type": "MEASUREMENT_IMAGE",
    "status": false,
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    "shortName": "VCIPL",
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Composition :

Other

Composition :
