

MSME Reg No: UDYAM-MH-18-UU8361 An ISO 9001: 2015 Certified Company CIN: U74120MH2010PTC207869

Vastukala Consultants (I) Pvt. Ltd.

Page 2 of 25 Vastu/Nashik/08/2024/010522/2307641 10/3-119-RYBS Date: 10.08.2024

VALUATION OPINION REPORT

This is to certify that the property bearing Residential House No. 06, Ground Floor + First Floor, " Sumukh Row Houses ", Survey No. 26/ 3/ 2/ 2, Plot No. 13+14, Near Madhav Lawns, Sadhguru Nagar, Jai Bhavani Road, Village - Deolali, Taluka & District - Nashik, PIN Code - 422 214, State - Maharashtra, Country - India. belongs to Name of Owner: Shri. Ravindra Ambadas Punde.

Boundaries of the property.

| Boundaries | Building | House |
|------------|------------------------------|--------------------|
| North | 6.00 Mtrs. Wide Colony Road | Row House No. 5 |
| South | Land out of S. No. 26/3/3 | Side Margin |
| East | Adj. Plot No. 12 | Row House No. 4 |
| West | 12.00 Mtrs. Wide Colony Road | Side Margin & 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 ₹ 54,85,160.00 (Rupees Fifty-Four Lakh Eighty-Five Thousand One Hundred Sixty 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.

Manoi Chalikwar Digitally signed by Manoj Chalikwar DN: cn=Manoj Chalikwar, o=Vastukali Consultants (I) Pvt. Ltd., ou=Mumba email=manoj@vastukala.org, c=IN Date: 2024.08.10 14:17:15 +05'30'

Auth.

Sign

Director

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, Madhusha Elite, Vrundavan Nagar, Jatra Nandu Naka Link Road, Adgaon, Nashik-422003 (M.S.), INDIA Email: nashik@vastukala..co.in| Tel : +91 253 4068262/98903 80564

Our Pan India Presence at:

Mumbai

Q Aurangabad Q Pune Indore

Jaipur

Regd. Office

B1-001, U/B Floor, BOOMERANG, Chandivali Farm Road, Powai, Andheri East, Mumbai: 400072, (M.S), India



