

Vastukala Consultants (I) Pvt. Ltd.

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Vastu/Nashik/08/2024/010526/2307650
10/12-128-RUPBSCC
Date: 10.08.2024

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 16, 4th Floor, "Jashn Apartment", Near Golden Lawns, Plot No. 1, Tirumala Nagar, Pakhal Road, Village - Wadala, Taluka - Nashik, District - Nashik, Nashik, 422006, State - Maharashtra, India belongs to **Jarina Faruk Shalkh**. Name of Proposed Purchaser is **Gulamgaus Nazim Pathan**.

Boundaries	:	Building	Flat
North	:	S. No. 5/2A Part Plot No. 3	Marginal Space
South	:	S. No. 5/2 Part Plot No. 33	Staircase & Flat No. 13
East	:	S. No. 4/1+2+3 Part Plot No. 7 to 9	Marginal Space
West	:	9.00 M. Colony Road	Flat No. 15

Considering various parameters recorded, existing economic scenario, and the information that is available with reference to the development of neighbourhood and method selected for valuation, we are of the opinion that, the property premises can be assessed for this particular purpose at **₹ 23,37,000.00 (Rupees Twenty Three Lakh Thirty Seven 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 report.

Hence certified

For VASTUKALA CONSULTANTS (I) PVT. LTD.

Sharadkumar B. Chalkwar
Director

Digitally signed by Sharadkumar B. Chalkwar
(DN: cn=Sharadkumar B. Chalkwar,
o=Vastukala Consultants (I) Pvt. Ltd.,
ou=CME, email=cm@vastukala.org, c=IN
Date: 2024.08.10 17:49:17 +05'30')

[Handwritten Signature]
Auth. Sign.



Sharadkumar Chalkwar
Govt. Reg. Valuer
Chartered Engineer (India)
Reg. No. [N]C.C.I.T/I -14/52/2008-09
Union Bank of India Empanelment No.: RO/CR/30129/ 2020-21

End.: Valuation report



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