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{
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  "toAssess": {
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  "creditOfficer": {
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    },
    "firstName": "Rajesh",
    "type": "CREDITOFFICER",
    "_id": "653de381d6fbd83553d3f51a",
    "lastName": "KUMAR",
    "mobileNo": "",
    "workMobileNo": "7892953881",
    "email": "1coorddesk.rasmechby@sbi.co.in"
  },
  "fees": {
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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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"client": {
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  "type": "BANK",
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  "displayName": "State Bank of India",
  "initial": "SBI",
  "remark": "Temp",
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  "branchCode": "000286",
  "type": "BRANCH",
  "name": "RASMECCC Bhayandar",
  "email": "Coorddesk.rasmecbhy@sbi.co.in",
  "mobileNo": "02225140903",
  "alternateMobileNo": "",
  "address": "RASMECCC Bhayandar Branch Unit No. 101, 102, 103B, 1st Floor, IT
Landmark Building, 150ft. Road, Near Hotel Shree Nidhi, Opp. Maxus Mall, Bhayander
(West), Thane – 401 101, State – Maharashtra, Country – India.",
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  "lastName": "Salvi",
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  "email": "anwar21786@gmail.com",
  "lastName": "Shaikh",
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  "email": "nitesh.khedekar@vastukala.org",
  "lastName": "Khedekar",
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  "designation": "",
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"email": "prajakta@vastukala.org",
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  "lastName": "Jadhav",
  "mobileNo": "7738144625",
  "designation": "Back Office Coordination",
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        "label": "Chartered Engineer"
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  "PANNo": "AERPC9086P",
  "fatherName": "Baburao"
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  "value": "BANK"
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72.79706794682617,
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      "remark": "MANUAL_IN_TASK"
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  "label": false
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  "key": "mouza",
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  "label": true
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  "value": "",
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  "label": true
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  "label": false
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  "flooring": {
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    "label": "Proposed Vitrified tiles flooring"
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  "doors": {
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    "label": "Proposed Teak wood door frame with flush doors"
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    "label": "Proposed Powder coated aluminium sliding windows"
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"fittings": {
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  "label": "Proposed Concealed plumbing with C.P. fittings. Proposed Electrical wiring with Concealed."
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"finishing": {
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  "townplanApprovedByList": {
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    "label": "Vasai Virar City Municipal Corporation"
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  "whetherCoveredUnderAnyState": {
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    "south": "Vinay Unique Road",
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"west": "Building is under construction"
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"asPerDocument": {
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  "east": "Marginal Space",
  "south": "Marginal Space",
  "west": "Staircase"
},
"isDisplay": true,
"title": "Boundaries of The Flat"
},
"whichTheLocalityIsServed": {
  "buses": {
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  },
  "taxies": {
    "title": "Taxies"
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  "auto": {
    "title": "Auto"
  },
  "privateCars": {
    "title": "Private Cars"
  }
},
"extraDetailOfProperty": "As per Approved Plan, the composition of Residential Flat will be 2 Bedrooms + Living Room + Kitchen + 2 Toilets + Dry Balcony Area + Passage.",
"dateOfIssusApprovePlan": "Copy of Approved Building Plan Document No. VVCMC / TP / AMEND / VP / 0607 / 631 / 2022 - 23 Dated 31.03.2023 issued by Vasai Virar City Municipal Corporation",
"approvePlanVerified": "N.A., external site visit only",
"empanelledOfApprovePlan": "N.A.",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
"compoundWall": ""
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"landAndBuildingDetails": {
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  "documentsBuildingBoundaries": []
},
"compositeRate": {
  "remark": "At the time of visit, Builder has not allowed for Internal site inspection,
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measurement and Internal Photographs of the property. Hence, our report is based on external visit & documents provided by bank only. The details about the work progress status has been provided by Sales Person - Mr. Suraj (Contact No. 8239283813).",

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"depreciationPercentage": "",
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"salvageValue": "",
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"rate": "63700",
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"squareMeterGuideLineRate": "66885.00",
"squareFeetGuideLineRate": "6214.00"
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"igrFinalRate": {
"floorRatePercentage": "5",
"depreciationPercentage": "0",
"rate": "63700.00",
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"squareFeetGuideLineRate": "6214.00"
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"value": "Proposed_Residential_Purpose",
"label": "Proposed Residential Purpose"
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"propertyOccupiedByList": {
"value": "Building_Under_Construction",
"label": "Building Under Construction"
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"monthlyRent": "12,000/- Expected rental income per month after completion",
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"taxPaidHolderName": "Details not available",
"taxAmount": "Details not available",
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"floorSpaceIndex": "As per VVCMC norms",
"tenantName": "",
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"maintenanceOfFlat": "Building Under Construction"
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  "negativeFactorsOfAffectMarketValue": "No"
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"siteMeasurement": {
  "roof": {
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  "partitions": {
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    "label": "Proposed 6\" Thk. Brick Masonry"
  },
  "waterTank": {
    "value": "Proposed_Municipal_Water_Supply",
    "label": "Proposed Municipal Water Supply"
  },
  "pavementLaid": {
    "value": "Proposed,_Yes",
    "label": "Proposed, Yes"
  },
  "carParking": "Proposed Covered Car Parking",
  "constructionWorkStatus": {
    "value": "InProgress",
    "label": "Under Construction"
  },
  "asthetikLook": {
    "value": "Plain_Looking",
    "label": "Plain Looking"
  },
  "dateOfConstruction": {
    "date": "",
    "month": "1",
    "year": "2024",
    "fullDate": "1/1/2024"
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  "planningArea": {
    "value": "Residential",
    "label": "Residential"
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"typeOfStructure": {
  "value": "R.C.C.",
  "label": "R.C.C. Framed"
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  "label": "R.C.C. Foundation"
},
"qualityOfConstruction": {
  "value": "UnderConstruction",
  "label": "Building Under Construction"
},
"materialUsedList": {
  "value": "Building_Under_Construction",
  "label": "Building Under Construction"
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  "value": "Proposed_Standard",
  "label": "Proposed Standard"
},
"structuralSafety": {
  "value": "Building_Under_Construction",
  "label": "Building Under Construction"
},
"protAgainstNatDis": {
  "value": "Information_not_available",
  "label": "Information not available"
},
"sewerageSystem": {
  "value": "Proposed_Connected_to_Municipal_Sewerage_System_",
  "label": "Proposed Connected to Municipal Sewerage System "
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"walls": {
  "value": "Proposed,_Yes",
  "label": "Proposed, Yes"
},
"appearanceOfTheBuilding": {
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  "label": "Building Under Construction"
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"maintenanceOfTheBuilding": {
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"visibleDamageInBuilding": {
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  "label": "Building Under Construction"
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"provisionOfFirefighting": {
  "value": "Building_Under_Construction",
  "label": "Building Under Construction"
},
"groundStilt": {
  "value": "ground",
  "label": "Ground"
},
"yearOfConstructionAsPer": {
  "value": "Approx.",
  "label": "Approx."
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"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "0",
"ageOfBuilding": "0",
"noOfBasement": "1",
"noOfPodium": "",
"noOfAmenityFloors": "",
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"flatFloorNo": "5",
"noOfLifts": "3",
"noOfDwellingUnitsInBuilding": "4"
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  "area": "0.00"
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routeMap_1724142814485_Image.png",
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    "stationName": "Virar",
    "routeDistance": "1.5 Km.",
    "routeStation": {
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    "value": "Railway_Station",
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"showLocation": {
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  "finallatLng": false
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  {
    "id": "8taryj",
    "name": "8taryj",
    "image": "cases/66bf21c5da840b1214c7f774/
routeMap_1724142748655_Image.png"
  }
]
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"valuation": {
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    "depreciatedCostOfConstruction": "",
    "totalFairMarketValue": ""
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  "wardrobesRate": "0",
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  "totalkitchenArrangementsRate": "0",
  "superfineFinishQty": "0",
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  "totalsuperfineFinishRate": "0",
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  "interiorDecorationsRate": "0",
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"outward": {
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  "date": "Tue Aug 20 2024 16:26:32 GMT+0530 (India Standard Time)",
  "number": "2307766",
  "dayCount": "10",
  "monthCount": "244",
  "generatedBy": "64cde526dc9f3034f3fefa49"
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"rateVerify": {
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    "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
  },
  "fullBuildingRcc": {
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"label": "Full Building Rcc",
"floorsCompleted": "28",
"percentage": "40",
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"status": true
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  "percentage": "7.00",
  "isHideFloor": false,
  "status": true
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  "percentage": "7.00",
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  "status": true
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  "status": true
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  "label": "External Plastering",
  "floorsCompleted": "28",
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  "status": true
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  "label": "Door",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": true
},
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
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"status": true
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  "status": true
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  "isHideFloor": false,
  "status": true
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  "status": true
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  "status": true
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": true
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"orientation": "portrait"
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"orientation": "portrait"
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    "path": "cases/66bf21c5da840b1214c7f774/
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    "orientation": "portrait"
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"compositionImages": []
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    "max": "9586.00"
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    "max": "8715.00"
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    "isEditable": true
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"title": "Interior Decorations",
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"isEditable": true
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  "ratePerUnit": "0.00",
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  "status": true,
  "isEditable": true
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "ratePerUnit": "",
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  "status": true,
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  "CHECKER": false,
  "PREPARE_INVOICE": false,
  "PRINT": false,
  "SIGN": false,
  "SIGNED_REPORT_UPLOAD": false,
  "DELIVERY": false,
  "PAYMENT_COLLECT": false,
  "COMPLETED": false
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  "value": "LEAD"
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"siteVisitType": "FULL",
"isExternalReport": false,
"isSiteMeasurementAllowed": false,
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"isAdvanceInvoice": false,
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"paymentStatus": "PENDING",
"invoiceIds": [],
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"ownerName": "Mr. Ramesh Tukaram Randhave & Mrs. Savita Ramesh Randhave",
"ownerPhoneNo": "9892298562",
"appAddress": "FLAT NO 501 5TH FLOOR F WING VINAY UNIQUE RESIDENCY
BLDG NO 10 VINAY UNIQUE RESIDENCY COMPLEX BOLINJ VIRAR WEST
PAGHAR ",
"remark": "other contact Randhave 9137815821\nAny query call Ashish bhabad
7709815152",
"documents": [
  {
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"value": "60ae1254aa6d152c1801b326"
},
"inputs": {
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  "from": {
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  "Promoter": "M/s. Jasamrit Estates Private Limited",
  "to": {
    "value": "Allottee",
    "label": "Allottee"
  },
  "Allottee": "Mr. Ramesh Tukaram Randhave & Mrs. Savita Ramesh Randhave",
  "number": {
    "value": "Document_No",
    "label": "Document No"
  },
  "Document_No": "17039/2024"
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"isHardCopy": false,
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"path": "cases/66bf21c5da840b1214c7f774/document_1723801947019_1723801943893_RAMESH_RANDHAVE_AGREEMENT.pdf",
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    "label": "RERA Certificate"
  },
  "inputs": {
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    "nameOfApprovingAuthority": {
      "value": "Maharashtra_Real_Estate_Regulatory_Authority",
      "label": "Maharashtra Real Estate Regulatory Authority"
    },
    "number": {
      "value": "Document_No",
      "label": "Document No"
    },
    "Document_No": "P99000031788"
  },
  "isHardCopy": false,
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"displayStatus": true,
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document_1724144994592_P99000031788.pdf",
"id": "562632",
"uploadedBy": "627221f4afd7d55eddeddcb4",
"createdAt": "Tue Aug 20 2024 14:39:54 GMT+0530 (India Standard Time)"
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"label": "Commencement Certificate"
},
"inputs": {
"documentDate": "31/03/2023",
"nameOfApprovingAuthority": {
"value": "Vasai_Virar_City_Municipal_Corporation",
"label": "Vasai Virar City Municipal Corporation"
},
"number": {
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"label": "Document No"
},
"Document_No": "VVCMC / TP / RDP / VP - 0607 / 631 / 2022 - 23"
},
"isHardCopy": false,
"displayStatus": true,
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"uploadedBy": "627221f4afd7d55eddeddcb4",
"createdAt": "Tue Aug 20 2024 14:40:58 GMT+0530 (India Standard Time)"
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"inputs": {
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"value": "Vasai_Virar_City_Municipal_Corporation",
"label": "Vasai Virar City Municipal Corporation"
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"number": {
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"displayStatus": true,
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"path": "cases/66bf21c5da840b1214c7f774/
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"id": "553184",
"uploadedBy": "627221f4afd7d55eddeddcb4",
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"createdBy": "659ccce98f39506e83489828",
"caseHistory": [
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    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Fri Aug 16 2024 15:24:13 GMT+0530 (India Standard Time)"
  }
],
"owners": [
  {
    "name": "Mr. Ramesh Tukaram Randhave & Mrs. Savita Ramesh Randhave",
    "phone": "9892298562",
    "ownershipShare": "",
    "email": "",
    "id": "721274"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [],
"otherComposition": [],
"externalReport": [],
"documentPerArea": [
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    "typeOfDocument": {
      "label": "Agreement For Sale",
      "value": "60ae1254aa6d152c1801b326"
    },
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      "value": "Square_Feet",
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  "selectAreaTypeDocument": "Carpet",
  "squareMeterArea": "53.23",
  "totalAreaDocument": "573.00",
  "docBUILTUPPercentage": "10",
  "docFinalBUILTUP": "630.30",
  "docFinalBUILTUPSquareMeter": "58.56",
  "docSaleablePercentage": "",
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  "docFinalSaleableSquareMeter": "0.00",
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      "squareMeterArea": "35.86",
      "expectedRate": "9585.49",
      "percentage": ""
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    "builtUpArea": {
      "area": "424.60",
      "squareMeterArea": "39.45",
      "expectedRate": "8714.08",
      "percentage": "10"
    },
    "saleableArea": {
      "area": "",
      "squareMeterArea": "0.00",
      "expectedRate": "0.00",
      "percentage": ""
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  },
  "printlnReport": true,
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  "property": "Vinay Unique Residency Virar West",
  "area": "386.00",
  "builtUpPercentage": "10",
  "saleablePercentage": "0",
  "rateType": "price_Indicator",
  "areaType": "Carpet",
  "floor": "",
  "source": "Index_no.2",
  "expectedPrice": "3700000.00",
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"expectedRate": "9585.49",
"builtUpExpectedRate": "8714.08",
"image": "cases/66bf21c5da840b1214c7f774/
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"squareMeter": "35.86",
"id": "389844"
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{
"carpetArea": {
"area": "385.00",
"squareMeterArea": "35.77",
"expectedRate": "8311.69",
"percentage": ""
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"builtUpArea": {
"area": "423.50",
"squareMeterArea": "39.34",
"expectedRate": "7556.08",
"percentage": "10"
},
"saleableArea": {
"area": "0.00",
"squareMeterArea": "0.00",
"expectedRate": "0.00",
"percentage": ""
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"property": "1 BHK Flat In Vinay Unique Residency Muljimehta School, Virar West,",
"area": "385.00",
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"saleablePercentage": "0",
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"areaType": "Carpet",
"floor": "",
"source": "Nobroker.com",
"expectedPrice": "3200000.00",
"expectedRate": "8311.69",
"builtUpExpectedRate": "7556.08",
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"squareMeter": "35.77",
"id": "521294"
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"carpetArea": {
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"percentage": ""
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"builtUpArea": {
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"squareMeterArea": "37.10",
"expectedRate": "8201.85",
"percentage": "10"
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"percentage": ""
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"squareMeterArea": "53.14",
"expectedRate": "7832.17",
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"builtUpArea": {
"area": "629.20",
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    "expectedRate": "0.00",
    "percentage": ""
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  "property": "Vinay Unique Residency Virar West",
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  "builtUpPercentage": "10",
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  "areaType": "Carpet",
  "floor": "",
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  "expectedRate": "7832.17",
  "builtUpExpectedRate": "7120.15",
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  "squareMeter": "53.14",
  "id": "325316"
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"externalImages": [
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    "status": false,
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    "name":
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    "path": "cases/66bf21c5da840b1214c7f774/
externallmg_1723894848769_WhatsApp_Image_20240817_at_150326_1.jpeg",
    "orientation": "portrait"
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    "type": "EXTERNAL_IMAGES",
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    "name":
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    "path": "cases/66bf21c5da840b1214c7f774/
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    "path": "cases/66bf21c5da840b1214c7f774/
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    "orientation": "portrait"
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    "type": "EXTERNAL_IMAGES",
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