



Vastukala Consultants (I) Pvt. Ltd.

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Vastu/Nashik/08/2024/010853/2307893
27/12-371-CCPLJ
Date: 27.08.2024

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 2, 1st Floor, Wing - B, "Om Dhanashree Co.Op.Hsg.Soc.Ltd.Nashik", Behind Vasu Hospital, Plot No. 6+7, Shree Dwarka Nagari, Panchavati Road, Adgoan Naka, Village - Nashik, Taluka - Nashik, District - Nashik, Nashik, 422003, State - Maharashtra, India belongs to **Rupali Nilesh Jathar**. Name of Proposed Purchaser is **Shri.Naresh Jagan Thosare**.

Boundaries	:	Building	Flat
North	:	Plot No.12 & 13	Marginal Space
South	:	Mumbai Agra Road	Flat No.3
East	:	Plot No.8	Marginal Space
West	:	Plot No.4 & 5	Marginal Space

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 ₹ 24,02,610.00 (Rupees Twenty Four Lakh Two Thousand Six Hundred Ten 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.

**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: 2024.08.27 16:18:31 +05'30'

Auth. Sign.



Manoj Chalikwar
Govt. Reg. Valuer
Chartered Engineer (India)
Reg. No. IBBI/RV/07/2018/10366
Bank Of Baroda Empanelment No.: ZO :MZ:ADV:46:941

End.: Valuation report

Nashik: 4, 1st Floor, Madhushah Elite, Yashwantrao Nagar, Jatro Nandubhau Road,
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Our Pan India Presence at:

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