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{
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    "RVDSValues": true,
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  "toAssess": {
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    "value": "Fair_Market_Value"
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  "creditOfficer": {
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    },
    "firstName": "Ravishankar",
    "type": "CREDITOFFICER",
    "_id": "668698f5194f4629de0a30e9",
    "email": "dadar@jantabankpune.com",
    "lastName": "Wavhal",
    "mobileNo": "",
    "workMobileNo": "9322526404"
  },
  "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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  "initial": "JSB"
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"branch": {
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  "name": "Dadar West",
  "branchCode": "",
  "mobileNo": "02224226219",
  "alternateMobileNo": "02224381250",
  "email": "dadar@jantabankpune.com",
  "fax": "02224222934",
  "ledgerName": "",
  "sendStructuralCertificate": "0",
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Road, Dadar West Mumbai 400028"
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  "label": "Land & Building / Immovable Property"
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"firstName": "NIDHI",
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"workWithDocumentMaker": ""
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"siteEngineer": {
  "type": "EMPLOYEE",
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  "firstName": "Bhavika",
  "email": "bhavikachavan0102@gmail.com",
  "lastName": "chavan",
  "mobileNo": "8390804382",
  "designation": "Site Engineer",
  "shortName": "BH",
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  "lastName": "Kajvilkar",
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  "designation": "",
  "shortName": "SK",
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    "firstName": "Manoj",
    "email": "manoj@vastukala.org",
    "lastName": "Chalikwar",
    "mobileNo": "9819597579",
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"PANNo": "AERPC9086P",
"fatherName": "Baburao"
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  "longitude": "72.90101187664129"
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- Sonali Pawar \nContact No- 9773597824\n"
  },
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    "dateTime": "2024-08-29",
    "remark": "MANUAL_IN_TASK"
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  "value": "",
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  "value": "",
  "label": false
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  "value": "",
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  "key": "suburb",
  "value": "Andheri (East)",
  "label": false
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"flatSpecifications": {
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    "label": "R. C. C. Slab"
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  "flooring": {
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    "label": "Mosaic Tile Flooring"
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    "label": "Aluminium Sliding Windows with window grills"
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  "populationGroupList": {
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    "label": "Urban"
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  "townplanApprovedByList": {
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    "label": "Mumbai Metropolitan Region Development Authority"
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  "whetherCoveredUnderAnyState": {
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    "label": "No"
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  "asPerActualAgreement": {
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    "west": "Open Plot ",
    "south": "Internal Road",
    "east": "Sai Shakti CHSL "
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    "south": "Details not available ",
    "east": "Details not available "
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      "south": "Lobby",
      "west": "Flat No. 210"
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    "asPerDocument": {
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      "east": "Details not available ",
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    "west": "Details not available "
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  "taxies": {
    "title": "Taxies"
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  "auto": {
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  "privateCars": {
    "title": "Private Cars"
  }
},
"extraDetailOfProperty": "",
"dateOfIssusApprovePlan": "As Occupancy Certificate is received may be assumed
that the construction is as per sanctioned plan. ",
"approvePlanVerified": "N.A.",
"empanelledOfApprovePlan": "N.A.",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
"compoundWall": ""
},
"landAndBuildingDetails": {
  "actualBuildingBoundaries": [],
  "documentsBuildingBoundaries": []
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"compositeRate": {
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  "depreciationRatioOfBuilding": "",
  "salvageValue": "10",
  "depreciatedCostOfConstruction": "20230.5",
  "depreciatedBuildingRate": "1930.5"
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"igrRate": {
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"squareMeterGuideLineRate": "182010.00",
"squareFeetGuideLineRate": "16909.00"
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"igrFinalRate": {
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  "rate": "15310.00",
  "squareFeetGuideLineRate": "15310.00",
  "squareMeterGuideLineRate": "164794.00"
},
"outgoingDetail": {
  "areaStatusList": {
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    "label": "Medium"
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  "propertyTypeOfUseList": {
    "value": "Residential_Purpose",
    "label": "Residential Purpose"
  },
  "propertyOccupiedByList": {
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    "label": "Tenant Occupied"
  },
  "monthlyRent": "Rs. 10,300/- Present rental income per month",
  "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 MMRDA norms ",
  "tenantName": "Mrs. Yasmin Khan<br />Occupied Since - Last 4 Years ",
  "maintenanceOfFlat": "Normal"
},
"marketability": {
  "marketabilityList": {
    "value": "Good",
    "label": "Good"
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  "anyFavouringForExtraPotentialValue": "Located in developed area ",
  "negativeFactorsOfAffectMarketValue": "No"
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  "roof": {
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    "label": "R. C. C. Slab"
  }
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"partitions": {
  "value": "6\"_Thk._Brick_Masonry",
  "label": "6\" Thk. Brick Masonery"
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"waterTank": {
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  "label": "Municipal Water Supply"
},
"pavementLaid": {
  "value": "Yes",
  "label": "Yes"
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"carParking": "Open Car Parking Space",
"constructionWorkStatus": {
  "value": "Completed",
  "label": "Completed"
},
"asthetikLook": {
  "value": "Plain_Looking",
  "label": "Plain Looking"
},
"dateOfConstruction": {
  "date": "1",
  "month": "1",
  "year": "2005",
  "fullDate": "1/1/2005"
},
"planningArea": {
  "value": "Residential",
  "label": "Residential"
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"typeOfStructure": {
  "value": "R.C.C.",
  "label": "R.C.C. Framed"
},
"typeOfFoundation": {
  "value": "rcc",
  "label": "R.C.C. Foundation"
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"label": "Good"
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"structuralSafety": {
  "value": "Good",
  "label": "Good"
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"protAgainstNatDis": {
  "value": "Good",
  "label": "Good"
},
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  "value": "MunicipalSewerageSystem",
  "label": "Connected to Municipal Sewerage System"
},
"walls": {
  "value": "1",
  "label": "Yes"
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"appearanceOfTheBuilding": {
  "value": "Good",
  "label": "Good"
},
"maintenanceOfTheBuilding": {
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  "label": "Normal"
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"maintenancelssues": {
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  "label": "Yes"
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"visibleDamageInBuilding": {
  "value": "1",
  "label": "Yes"
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"systemOfAirConditioning": {
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"provisionOfFirefighting": {
  "value": "1",
  "label": "Yes"
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"groundStilt": {
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  "label": "Ground"
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"yearOfConstructionAsPer": {
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  "label": "As per occupancy certificate"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "41",
"ageOfBuilding": "19",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "7",
"flatFloorNo": "2",
"noOfLifts": "2",
"noOfDwellingUnitsInBuilding": "16"
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"finalPlinthArea": {
  "area": "270.00",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 20%"
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"routeMap": {
  "routeMapDetail": {
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routeMap_1724931546856_Image.png",
    "routeLat": "19.135556",
    "routeLng": "72.867472",
    "stationName": "Mogra",
    "routeDistance": "2.9 Km. ",
    "routeStation": {
      "value": "Metro_Station",
      "label": "Metro Station"
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  }
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    0
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  "type": "Point"
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    "name": "x3c7ln",
    "image": "cases/66cd81bdda840b1214ce3dd2/
routeMap_1724931158060_Image.png"
  }
]
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"valuation": {
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    "depreciationPercentage": "",
    "depreciatedCostOfConstruction": "",
    "totalFairMarketValue": ""
  },
  "wardrobesRate": "0",
  "totalwardrobesRate": "0",
  "wardrobesQty": "0",
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  "showcasesRate": "0",
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  "totalkitchenArrangementsRate": "0",
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  "extraCollapsibleGatesRate": "0",
  "totalextraCollapsibleGatesRate": "0",
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  "totalpotentialValueRate": "0",
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"totalOthersRate": "0",
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"distressValuePercentage": "80",
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"finalValue": "4551975.00"
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  "number": "2307938",
  "dayCount": "21",
  "monthCount": "416",
  "generatedBy": "60eeaeddf3dd69653a581316"
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"rateVerify": {
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    "floorsCompleted": "",
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    "isHideFloor": false,
    "status": true
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  "rccPlinth": {
    "label": "RCC Plinth",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
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  "fullBuildingRcc": {
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    "isHideFloor": false,
    "status": false
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    "floorsCompleted": "",
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"status": false
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  "label": "External Brick Work",
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  "isHideFloor": false,
  "status": false
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  "isHideFloor": false,
  "status": false
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  "floorsCompleted": "",
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  "status": false
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  "isHideFloor": false,
  "status": false
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  "label": "Window",
  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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"passageStaircaseLobbyDevelopment": {
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
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  "status": false
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  "isHideFloor": true,
  "status": true
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externallmg_1724870029566_1724870012095_image_1.jpeg",
      "orientation": "portrait"
    }
  ],
  "selfieWithSiteVisitImages": [],
  "externalPhotos": [
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externallmg_1724870029566_1724870012095_image_1.jpeg",
      "orientation": "portrait"
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      "path": "cases/66cd81bdda840b1214ce3dd2/
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      "orientation": "portrait"
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      "status": false,
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    "path": "cases/66cd81bdda840b1214ce3dd2/
externallmg_1724870043065_1724870012096_image_7.jpeg",
    "orientation": "portrait"
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  {
    "status": false,
    "_id": "66cf6dc60f117327db783aaf",
    "name": "externallmg_1724870050326_1724870012096_image_11.jpeg",
    "path": "cases/66cd81bdda840b1214ce3dd2/
externallmg_1724870050326_1724870012096_image_11.jpeg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "66cf6dc60f117327db783ab0",
    "name": "externallmg_1724870052905_1724870012096_image_12.jpeg",
    "path": "cases/66cd81bdda840b1214ce3dd2/
externallmg_1724870052905_1724870012096_image_12.jpeg",
    "orientation": "portrait"
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"parkingImages": [],
"societyNameBoardImage": [],
"compositionImages": []
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"indicatorRange": {
  "carpetRateRange": {
    "min": "18667.00",
    "max": "24000.00"
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  "builtUpRateRange": {
    "min": "15556.00",
    "max": "20000.00"
  },
  "saleableRateRange": {
    "min": "0.00",
    "max": "0.00"
  }
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"detailsOfValuation": {
  "presentValueOfFlat": {
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
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"estimatedValue": "0.00",
"status": true,
"isEditable": false
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
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  "isEditable": true
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
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  "status": true,
  "isEditable": true
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "title": "Electricity deposits / electrical fittings, etc",
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"quantity": "0.00",
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"estimatedValue": "0.00",
"status": true,
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"extraCollapsibleGates": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "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,
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"SIGN": false,
"SIGNED_REPORT_UPLOAD": false,
"DELIVERY": false,
"PAYMENT_COLLECT": false,
"COMPLETED": false
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  "value": "LEAD",
  "Name": "Lead",
  "Value": "LEAD"
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"isExternalReport": false,
"isSiteMeasurementAllowed": true,
"finalValuationArea": "225.00",
"empanelmentNo": [
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],
"isAdvanceInvoice": false,
"status": true,
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"paymentStatus": "PENDING",
"invoiceIds": [],
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"ownerName": "Rutuja Hrishikesh Kadam & Hrishikesh Indrakant Kadam ",
"ownerPhoneNo": "9773597824",
"appAddress": "208 2nd Floor Sairoop Co-Operative Housing Society Ltd Building
No.R-9 MMRDA Colony Chhatrapati Shivaji Maharaj Sankul Shankar Rao Mahadik
Marg Poonam Nagar Andheri East Mumbai -400093",
"remark": "Banker will come at the time of visit and banker has asked if possible to get
the visit done on Wednesday in the second half around 3 o Clock\nCr.Officer Name -
Sonali Pawar \nContact No- 9773597824\n",
"documents": [
  {
    "documentType": {
      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    },
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  "inputs": {
    "documentDate": "13/08/2024",
    "from": {
      "value": "Transferor",
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"label": "Transferor"
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"Transferor": "Nitya Gayatri Annashekar Nadar",
"to": {
  "value": "Transferee",
  "label": "Transferee"
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"Transferee": "Rutuja Hrishikesh Kadam & Hrishikesh Indrakant Kadam ",
"number": {
  "value": "No",
  "label": "No"
},
"No": "13227 / 2024"
},
"isHardCopy": false,
"displayStatus": true,
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27764_Rutuja_Rishikesh_Kadam_and_Rishikesh_Indrakant_Kadam.pdf",
"fileName": "document_1724744031702_1724744027764_Rutuja_Rishikesh_Kada
m_and_Rishikesh_Indrakant_Kadam.pdf"
},
{
  "documentType": {
    "value": "60ae1247aa6d152c1801b2ea",
    "label": "Commencement Certificate"
  },
  "inputs": {
    "documentDate": "10/11/2003",
    "nameOfApprovingAuthority": {
      "value": "Mumbai_Metropolitan_Region_Development_Authority",
      "label": "Mumbai Metropolitan Region Development Authority"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "MMRDA / EE / SRA / CELL / IOA - 01 / GL / K - East"
  },
  "isHardCopy": false,
  "displayStatus": false,
  "fileName": "document_1724929354765_458205.pdf",
  "path": "cases/66cd81bdda840b1214ce3dd2/
document_1724929354765_458205.pdf",
  "id": "489430",
  "uploadedBy": "62fe044a48a26047e6552796",
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"createdAt": "Thu Aug 29 2024 16:32:34 GMT+0530 (India Standard Time)"
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    "label": "Occupancy Certificate"
  },
  "inputs": {
    "documentDate": "07/07/2005",
    "nameOfApprovingAuthority": {
      "value": "Mumbai_Metropolitan_Region_Development_Authority",
      "label": "Mumbai Metropolitan Region Development Authority"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "MMRDA / EE / SRA Cell / IOA - 01 / GL / K(E)"
  },
  "isHardCopy": false,
  "displayStatus": false,
  "fileName": "document_1724929472345_520925.pdf",
  "path": "cases/66cd81bdda840b1214ce3dd2/
document_1724929472345_520925.pdf",
  "id": "348674",
  "uploadedBy": "62fe044a48a26047e6552796",
  "createdAt": "Thu Aug 29 2024 16:34:32 GMT+0530 (India Standard Time)"
}
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"caseNumber": "010856",
"createdBy": "665ac13f42f4717ae30de3d5",
"caseHistory": [
  {
    "id": "651409",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Tue Aug 27 2024 13:05:25 GMT+0530 (India Standard Time)"
  }
],
"owners": [
  {
    "name": "Rutuja Hrishikesh Kadam & Hrishikesh Indrakant Kadam ",
    "phone": "9773597824",
    "ownershipShare": "",
    "email": "",
    "id": "594956"
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"proposePurchasers": [],
"siteInspection": [],
"composition": [
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      "label": "Square Feet"
    },
    "id": "733160",
    "name": "Living Room",
    "length": "135.00",
    "length1": "135",
    "length2": "00",
    "width": "1.00",
    "width1": "1",
    "width2": "00",
    "totalArea": "135.00",
    "images": [],
    "extraAreas": [],
    "finalArea": "135.00"
  },
  {
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "1",
    "name": "Kitchen",
    "length": "60.00",
    "length1": "60",
    "length2": "00",
    "width": "1.00",
    "width1": "1",
    "width2": "00",
    "totalArea": "60.00",
    "images": [],
    "extraAreas": [],
    "finalArea": "60.00"
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  {
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
  },
}
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"id": "2",
"name": "Bathroom",
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"length2": "00",
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"width1": "1",
"width2": "00",
"totalArea": "16.00",
"images": [],
"extraAreas": [],
"finalArea": "16.00"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "3",
  "name": "WC",
  "length": "4.67",
  "length1": "4",
  "length2": "8",
  "width": "3.42",
  "width1": "3",
  "width2": "5",
  "totalArea": "15.94",
  "images": [],
  "extraAreas": [],
  "finalArea": "15.94"
}
],
"otherComposition": [],
"externalReport": [],
"documentPerArea": [
  {
    "typeOfDocument": {
      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    },
    "docMeasurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "489708",
    "selectAreaTypeDocument": "Carpet",
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"totalAreaDocument": "225",
"squareMeterArea": "20.9",
"docFinalBuiltUp": "270",
"docFinalBuiltUpSquareMeter": "25.08",
"docBuiltupPercentage": "20",
"docSaleablePercentage": "0",
"docFinalSaleable": "0",
"docFinalSaleableSquareMeter": "0"
}
],
"images": [],
"indicatorArr": [
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"carpetArea": {
"area": "225.00",
"squareMeterArea": "20.90",
"expectedRate": "19222.22",
"percentage": ""
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"builtUpArea": {
"area": "270.00",
"squareMeterArea": "25.08",
"expectedRate": "16018.52",
"percentage": "20"
},
"saleableArea": {
"area": "",
"squareMeterArea": "0.00",
"expectedRate": "0.00",
"percentage": ""
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"property": "Residential Flat",
"area": "225",
"builtUpPercentage": "20",
"saleablePercentage": "0",
"rateType": "sale_Instance",
"areaType": "Carpet",
"floor": "",
"source": "Index_no.2",
"expectedPrice": "4325000",
"expectedRate": "19222.22",
"builtUpExpectedRate": "16018.52",
"image": "cases/66cd81bdda840b1214ce3dd2/
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"squareMeter": "20.90",
"id": "374573"
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{
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    "expectedRate": "18666.67",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "270.00",
    "squareMeterArea": "25.08",
    "expectedRate": "15555.56",
    "percentage": "20"
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  "saleableArea": {
    "area": "",
    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
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  "property": "Residential Flat",
  "area": "225",
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  "saleablePercentage": "0",
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  "areaType": "Carpet",
  "floor": "",
  "source": "Index_no.2",
  "expectedPrice": "4200000",
  "expectedRate": "18666.67",
  "builtUpExpectedRate": "15555.56",
  "image": "cases/66cd81bdda840b1214ce3dd2/
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  "id": "204617"
},
{
  "carpetArea": {
    "area": "187.50",
    "squareMeterArea": "17.42",
    "expectedRate": "24000.00",
    "percentage": ""
  },
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},
"builtUpArea": {
  "area": "225.00",
  "squareMeterArea": "20.90",
  "expectedRate": "20000.00",
  "percentage": "20"
},
"saleableArea": {
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  "squareMeterArea": "0.00",
  "expectedRate": "0.00",
  "percentage": ""
},
"printInReport": true,
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"property": "Residential Flat",
"area": "225",
"builtUpPercentage": "20",
"saleablePercentage": "0",
"rateType": "price_Indicator",
"areaType": "Built_Up",
"floor": "",
"source": "Nobroker.com",
"expectedPrice": "4500000",
"expectedRate": "24000.00",
"builtUpExpectedRate": "4500000",
"image": "cases/66cd81bdda840b1214ce3dd2/
indicator_1724925915214_Image.png",
"squareMeter": "20.90",
"id": "217434"
},
{
  "carpetArea": {
    "area": "258.33",
    "squareMeterArea": "24.00",
    "expectedRate": "21290.60",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "310.00",
    "squareMeterArea": "28.80",
    "expectedRate": "17741.94",
    "percentage": "20"
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  "saleableArea": {
    "area": "0.00",
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    "expectedRate": "0.00",
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  "area": "310",
  "builtUpPercentage": "20",
  "saleablePercentage": "0",
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  "areaType": "Built_Up",
  "floor": "",
  "source": "Housing.Com",
  "expectedPrice": "5500000",
  "expectedRate": "21290.60",
  "builtUpExpectedRate": "5500000",
  "image": "cases/66cd81bdda840b1214ce3dd2/
indicator_1724925934144_Image.png",
  "squareMeter": "28.80",
  "id": "212139"
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    "status": false,
    "_id": "66cf6dfac884d1123353af9b",
    "name": "externalImg_1724870122102_1724870120705_image_0.jpeg",
    "path": "cases/66cd81bdda840b1214ce3dd2/
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    "orientation": "portrait"
  },
  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
    "_id": "66cf6dfac884d1123353af9c",
    "name": "externalImg_1724870126374_1724870120707_image_1.jpeg",
    "path": "cases/66cd81bdda840b1214ce3dd2/
externalImg_1724870126374_1724870120707_image_1.jpeg",
    "orientation": "landscape"
  },
  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
    "_id": "66cf6dfac884d1123353af9d",
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    "name": "externallmg_1724870128240_1724870120708_image_2.jpeg",
    "path": "cases/66cd81bdda840b1214ce3dd2/
externallmg_1724870128240_1724870120708_image_2.jpeg",
    "orientation": "portrait"
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Hsg. Soc. Ltd. , MMRDA Colony, Chhatrapati Shivaji Maharaj Sankul, Shankarrao
Mahadik Road, Poonam Nagar, Village - Majas, Municipality Ward No. K/E, Andheri
(East), Taluka - Andheri , District - Mumbai Suburban , PIN - 400 093, State -
Maharashtra, Country - India",
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"ownershipShare": "",
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Time)",
"siteVisitDate": "2024-08-28"
}

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Name	Length	Width	Total
Composition :			
Living Room	135'00"	1'00"	135.00
Kitchen	60'00"	1'00"	60.00
Bathroom	16'00"	1'00"	16.00
WC	4'8"	3'5"	15.94
Other Composition :			