

Inspection report of Residential/ Commercial/ Industrial properties

Name of Bank: pnb

date of Inspection :5-9-2024

1.	Name of the Applicant	Vijaykant shukla
2.	Type of property :	Resident flat
3.	Address of the property	Flat no 429,4 th floor,wing g,Piccadilly - 1,chsl,royalpalm village,maroshi goregaon east
4.	Nearest Railway station	Km away from a station
5.	Name of the road access to the property	Royal palm road
6.	Landmark / vicinity :	Royal palm
7.	Boundaries of the building	North : road South : palms 1 East : open plot West : road
8.	Locality	Type : Residential / _Commercial/_ Industrial/ Mix Class of people : Lower class/ Middle class / Upper Middle class/ Higher class Site is: Normal / above road/ below road
9.	Permitted Land Use	Residential /Commercial/Industrial/Mix(
10	Actual Land Use	Residential /Commercial/Industrial/Mix
11	Availability of other amenities in the surrounding	School Market College Temple
12	Surrounding development	Developed /Well Developed
13	Occupant / since	vacant
14	Building details	Type of Structure: : (RCC /Load Bearing) No. of Floors : ground+7 th floor No no of wings: 1 No. of flats/units on each floor : 35 room
15	No. of lifts with capacity & Status	2lift no with 8 no person capacity
16	Underground & Overhead tanks	1 no. Overhead Tank & 1 no. Under ground Tank
17	Year of Construction	2004
18	Age of the building	20 years
19	Estimated future life of the building	40 years
20	Building elevation	Good
21	Condition of the building :	Good
22	Finishing	Luster/cement
23	Amenities	Parking

24	Flooring in open spaces and staircase	Garden tiles/kota stone
25	Doors & Windows	Wooden door/safty door
26	Compound wall & no. of gates	6 feet height / 2no gate
27	No. of rooms	1 rk+1 toilet
28	View from the different rooms of the property	Building
29	Internal finishing	Flooring in different rooms : vitrified Kitchen Platform : granite/stainless steel Electrical : <u>OPEN / CONCEALED</u> <u>Plumbing</u> : OPEN / <u>CONCEALED</u> (
30	Balcony	
31	Carpet area as per Measurement :	226sq feet
32	Nearest Bus stop	Mayur nagar
33	Nearest Hospital	Aarey hospital
34	Condition of Road	30 feet good wide good road
35	Rate per sq ft.	8k to 9k on super built up
36	Person Met at Site	Mr vuijay kant shukla /9076662951
37	Coordinate	19.150815, 72.890403
38	Name on society board	Renu Nikhil joshi
39	Name on door	Na

remark:

flat wise :”

north :lobby

south:open sky

east:staircase

west:flat no 428