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  "mobileNo": "02228389765/69",
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Paradise Hotel, Andheri (East), Mumbai - 400 093, State - Maharashtra, Country -
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  "fax": "",
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"lastName": "Jadhav",
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27 Village / 2022 - 23 / 02 dated 13.04.2022 issued by KDMC.",
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  "squareFeetGuideLineRate": "3317.00"
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  "squareFeetGuideLineRate": "3317.00"
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    "label": "Proposed Residential Purpose"
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    "label": "Building Under Construction"
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    "label": "Proposed, Yes"
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    "label": "Under Construction"
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    "year": "2027",
    "fullDate": "1/1/2027"
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"label": "Proposed, Yes"
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  "label": "Part Ground + Part Stilt"
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  "label": "As per RERA Certificate"
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"noOfAmenityFloors": "",
"noOfFloors": "20",
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"noOfLifts": "2",
"noOfDwellingUnitsInBuilding": "9"
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"finalPlinthArea": {
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  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
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    "routeLng": "73.122694",
    "stationName": "Kalyan ",
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  "totalwardrobesRate": "0",
  "wardrobesQty": "0",
  "showcasesQty": "0",
  "showcasesRate": "0",
  "totalshowcasesRate": "0",
  "kitchenArrangementsQty": "0",
  "kitchenArrangementsRate": "0",
  "totalkitchenArrangementsRate": "0",
  "superfineFinishQty": "0",
  "superfineFinishRate": "0",
  "totalsuperfineFinishRate": "0",
  "interiorDecorationsQty": "0",
  "interiorDecorationsRate": "0",
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  "electricityDepositsQty": "0",
  "electricityDepositsRate": "0",
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"totalpotentialValueRate": "0",
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"distressValuePercentage": "80",
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"bookValue": "0",
"finalValue": "4464000.00"
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"outward": {
  "status": true,
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  "date": "Thu Sep 05 2024 17:05:03 GMT+0530 (India Standard Time)",
  "number": "2308064",
  "dayCount": "18",
  "monthCount": "70",
  "generatedBy": "64cde526dc9f3034f3fefa49"
},
"rateVerify": {
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},
"underConstruction": {
  "rccFootingFoundation": {
    "label": "RCC Footing/Foundation",
    "floorsCompleted": "Complete",
    "percentage": "5",
    "isHideFloor": false,
    "status": true
  },
  "rccPlinth": {
    "label": "RCC Plinth",
    "floorsCompleted": "Complete",
    "percentage": "5",
    "isHideFloor": false,
    "status": true
  },
  "fullBuildingRcc": {
    "label": "Full Building Rcc",
    "floorsCompleted": "12",
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"percentage": "21.818181818181817",
"isHideFloor": false,
"status": true
},
"internalBrickWork": {
  "label": "Internal Brick Work",
  "floorsCompleted": "6",
  "percentage": "1.91",
  "isHideFloor": false,
  "status": true
},
"externalBrickWork": {
  "label": "External Brick Work",
  "floorsCompleted": "6",
  "percentage": "1.91",
  "isHideFloor": false,
  "status": true
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"internalPlastering": {
  "label": "Internal Plastering",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": true
},
"externalPlastering": {
  "label": "External Plastering",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": true
},
"door": {
  "label": "Door",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": true
},
"window": {
  "label": "Window",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": true
},
}
```

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  "label": "Flooring, Tiling, Kitchen Platform",
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  "percentage": "0.00",
  "isHideFloor": false,
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  "label": "Internal Painting",
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"externalPainting": {
  "label": "External Painting",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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"electrificationPlumbingSanitaryInstallation": {
  "label": "Electrification, Plumbing, Sanitary Installation",
  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
},
"liftInstallation": {
  "label": "Lift Installation",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": true
},
"passageStaircaseLobbyDevelopment": {
  "label": "Passage, Staircase & Lobby Development",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
},
"externalDevelopmentFinalFinishing": {
  "label": "External Development & Final Finishing",
  "floorsCompleted": "",
  "percentage": "0.00",
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"isHideFloor": true,
"status": false
},
"workCompleted": {
  "label": "Work Completed (%)",
  "floorsCompleted": "",
  "percentage": "35.64",
  "isHideFloor": true,
  "status": true
}
},
"guidelineDetails": {
  "finalGuidelineValue": "1751376.00",
  "selectedBuildUpValue": "528.00",
  "selectedBuildUpMeasurementType": "Sq. Ft."
},
"reportImages": {
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      "status": false,
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      "name": "externallmg_r_1725450737539_1725450689953_image_7.jpg",
      "path": "cases/66d70226807b2347dd5aa9a4/
externallmg_r_1725450737539_1725450689953_image_7.jpg",
      "orientation": "portrait"
    }
  ],
  "selfieWithSiteVisitImages": [],
  "externalPhotos": [
    {
      "status": false,
      "_id": "66d84a37433b95fe09e30eee",
      "name": "externallmg_r_1725450719744_1725450689953_image_4.jpg",
      "path": "cases/66d70226807b2347dd5aa9a4/
externallmg_r_1725450719744_1725450689953_image_4.jpg",
      "orientation": "portrait"
    },
    {
      "status": false,
      "_id": "66d84a37433b95fe09e30ef2",
      "name": "externallmg_r_1725450723857_1725450689953_image_5.jpg",
      "path": "cases/66d70226807b2347dd5aa9a4/
externallmg_r_1725450723857_1725450689953_image_5.jpg",
      "orientation": "portrait"
    }
  ]
}
```

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    "status": false,
    "_id": "66d84a37433b95fe09e30ef3",
    "name": "externallmg_r_1725450747013_1725450689953_image_8.jpg",
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externallmg_r_1725450747013_1725450689953_image_8.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "66d84a37433b95fe09e30ef4",
    "name": "externallmg_r_1725450728493_1725450689953_image_6.jpg",
    "path": "cases/66d70226807b2347dd5aa9a4/
externallmg_r_1725450728493_1725450689953_image_6.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "66d84a37433b95fe09e30efb",
    "name": "externallmg_r_1725450795412_1725450689953_image_14.jpg",
    "path": "cases/66d70226807b2347dd5aa9a4/
externallmg_r_1725450795412_1725450689953_image_14.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "66d84a37433b95fe09e30ef6",
    "name": "externallmg_r_1725450754409_1725450689953_image_9.jpg",
    "path": "cases/66d70226807b2347dd5aa9a4/
externallmg_r_1725450754409_1725450689953_image_9.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "66d84a37433b95fe09e30ef8",
    "name": "externallmg_r_1725450769131_1725450689953_image_11.jpg",
    "path": "cases/66d70226807b2347dd5aa9a4/
externallmg_r_1725450769131_1725450689953_image_11.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "66d84a37433b95fe09e30ef5",
    "name": "externallmg_r_1725450737539_1725450689953_image_7.jpg",
    "path": "cases/66d70226807b2347dd5aa9a4/
externallmg_r_1725450737539_1725450689953_image_7.jpg",
    "orientation": "portrait"
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    }
  ],
  "parkingImages": [],
  "societyNameBoardImage": [],
  "compositionImages": []
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    "max": "9575.00"
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  "builtUpRateRange": {
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    "max": "8705.00"
  },
  "saleableRateRange": {
    "min": "0.00",
    "max": "0.00"
  }
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"detailsOfValuation": {
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": false
  },
  "wardrobes": {
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  },
  "showcases": {
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  },
  "kitchenArrangements": {
```



```
"title": "Kitchen arrangements",
"quantity": "0.00",
"ratePerUnit": "0.00",
"estimatedValue": "0.00",
"status": true,
"isEditable": true
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"superfineFinish": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "title": "Interior Decorations",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"electricityDeposits": {
  "title": "Electricity deposits / electrical fittings, etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"extraCollapsibleGates": {
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"potentialValue": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
}
```

```
},
"others": {
  "title": "Others / Car Parking",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"totalValues": {
  "title": "Total",
  "quantity": "",
  "ratePerUnit": "",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": false
}
},
"taskStatus": {
  "SITE_INSPECTION": true,
  "RATE_VERIFY": false,
  "MAKER": false,
  "CHECKER": false,
  "PREPARE_INVOICE": false,
  "PRINT": false,
  "SIGN": false,
  "SIGNED_REPORT_UPLOAD": false,
  "DELIVERY": false,
  "PAYMENT_COLLECT": false,
  "COMPLETED": false
},
"createCase": "false",
"type": "CASE",
"leadType": {
  "label": "Lead",
  "value": "LEAD"
},
"siteVisitType": "PARTIAL",
"isExternalReport": false,
"isSiteMeasurementAllowed": true,
"finalValuationArea": "480.00",
"empanelmentNo": [
  "SME/TCC/38/IBBI/3"
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"isAdvanceInvoice": false,
"status": true,
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"caseStatus": "DELIVERED",
"paymentStatus": "PENDING",
"invoiceIds": [],
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"_id": "66d70226807b2347dd5aa9a4",
"ownerName": "Mr. Ravindra Ramesh Ghuge & Mrs. Jyoti Ravindra Ghuge ",
"ownerPhoneNo": "7678062153",
"appAddress": "Flat no 403 4 th floor Bldg no- 1 Pride Heights Village Pisavali Kalyan
Thane 421306",
"remark": "More Bilder contact person no ",
"documents": [
  {
    "documentType": {
      "label": "Agreement For Sale",
      "value": "60ae1254aa6d152c1801b326"
    },
    "inputs": {
      "documentDate": "12/08/2024",
      "from": {
        "value": "Promoter",
        "label": "Promoter"
      },
      "Promoter": "M/s. Pride Enterprises ",
      "to": {
        "value": "Allottee",
        "label": "Allottee"
      },
      "Allottee": "Mr. Ravindra Ramesh Ghuge & Mrs. Jyoti Ravindra Ghuge ",
      "number": {
        "value": "No",
        "label": "No"
      },
      "No": "11797 / 2024"
    },
    "isHardCopy": false,
    "displayStatus": true,
    "id": "619998",
    "path": "cases/66d70226807b2347dd5aa9a4/
document_1725366504485_1725366503118_Document_2.pdf",
    "fileName": "document_1725366504485_1725366503118_Document_2.pdf"
  },
  {
    "documentType": {
      "value": "60ae1277aa6d152c1801b3cc",
      "label": "Approved Building Plan"
    },
  },
]
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"inputs": {
  "documentDate": "13/04/2022",
  "nameOfApprovingAuthority": {
    "value": "Kalyan_Dombivli_Municipal_Corporation",
    "label": "Kalyan Dombivli Municipal Corporation"
  },
  "number": {
    "value": "No",
    "label": "No"
  },
  "No": "KDMC / TPD / BP / 27 Village / 2022 - 23 / 02"
},
"isHardCopy": false,
"displayStatus": false,
"fileName": "document_1725529644470_1725521707176_Aproved_plans.pdf",
"path": "cases/66d70226807b2347dd5aa9a4/
document_1725529644470_1725521707176_Aproved_plans.pdf",
"id": "818547",
"uploadedBy": "62fe044a48a26047e6552796",
"createdAt": "Thu Sep 05 2024 15:17:24 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
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    "label": "Commencement Certificate"
  },
  "inputs": {
    "documentDate": "13/04/2022",
    "nameOfApprovingAuthority": {
      "value": "Kalyan_Dombivli_Municipal_Corporation",
      "label": "Kalyan Dombivli Municipal Corporation"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "KDMC / TPD / BP / 27 Village / 2022 - 23 / 02 "
  },
  "isHardCopy": false,
  "displayStatus": false,
  "fileName": "document_1725529676459_Agreement.pdf",
  "path": "cases/66d70226807b2347dd5aa9a4/
document_1725529676459_Agreement.pdf",
  "id": "807278",
  "uploadedBy": "62fe044a48a26047e6552796",
  "createdAt": "Thu Sep 05 2024 15:17:57 GMT+0530 (India Standard Time)"
}
```

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},
{
  "documentType": {
    "value": "60ae129faa6d152c1801b47d",
    "label": "RERA Certificate"
  },
  "inputs": {
    "documentDate": "22/06/2022",
    "nameOfApprovingAuthority": {
      "value": "Maharashtra_Real_Estate_Regulatory_Authority",
      "label": "Maharashtra Real Estate Regulatory Authority"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "P51700046305"
  },
  "isHardCopy": false,
  "displayStatus": false,
  "fileName": "document_1725529737577_696878.pdf",
  "path": "cases/66d70226807b2347dd5aa9a4/
document_1725529737577_696878.pdf",
  "id": "562610",
  "uploadedBy": "62fe044a48a26047e6552796",
  "createdAt": "Thu Sep 05 2024 15:18:57 GMT+0530 (India Standard Time)"
}
],
"caseNumber": "011031",
"createdBy": "60af6ae22ffdf65bcd65861d",
"caseHistory": [
  {
    "id": "592215",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Tue Sep 03 2024 18:03:42 GMT+0530 (India Standard Time)"
  }
],
"owners": [
  {
    "name": "Mr. Ravindra Ramesh Ghuge & Mrs. Jyoti Ravindra Ghuge ",
    "phone": "7678062153",
    "ownershipShare": "",
    "email": "",
    "id": "332036"
  }
]
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],
"proposePurchasers": [],
"siteInspection": [],
"composition": [
  {
    "measurementType": {
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      "label": "Square Feet"
    },
    "id": "429756",
    "name": "Bedroom",
    "length": "9.25",
    "length1": "9",
    "length2": "3",
    "width": "9.92",
    "width1": "9",
    "width2": "11",
    "totalArea": "91.73",
    "images": [],
    "extraAreas": [],
    "finalArea": "91.73"
  },
  {
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "1",
    "name": "Passage",
    "length": "8.75",
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    "length2": "9",
    "width": "3.00",
    "width1": "3",
    "width2": "00",
    "totalArea": "26.25",
    "images": [],
    "extraAreas": [
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        "measurementType": {
          "value": "Square_Feet",
          "label": "Square Feet"
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        "name": "Extra ",
        "extraAreaType": "Add",
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    "length": "6.00",
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    "length2": "00",
    "width": "1.00",
    "width1": "1",
    "width2": "00",
    "totalArea": "6.00"
  }
],
"finalArea": "32.25"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "2",
  "name": "Toilet",
  "length": "6.00",
  "length1": "6",
  "length2": "00",
  "width": "4.25",
  "width1": "4",
  "width2": "3",
  "totalArea": "25.50",
  "images": [],
  "extraAreas": [],
  "finalArea": "25.50"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "3",
  "name": "Kitchen",
  "length": "9.17",
  "length1": "9",
  "length2": "2",
  "width": "7.25",
  "width1": "7",
  "width2": "3",
  "totalArea": "66.46",
  "images": [],
  "extraAreas": [],
  "finalArea": "66.46"
}
```

```
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "4",
  "name": "Toilet",
  "length": "5.67",
  "length1": "5",
  "length2": "8",
  "width": "4.17",
  "width1": "4",
  "width2": "2",
  "totalArea": "23.61",
  "images": [],
  "extraAreas": [],
  "finalArea": "23.61"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "5",
  "name": "Living Room",
  "length": "15.00",
  "length1": "15",
  "length2": "00",
  "width": "10.00",
  "width1": "10",
  "width2": "00",
  "totalArea": "150.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "150.00"
}
],
"otherComposition": [
  {
    "toBeAdded": {
      "label": "Carpet",
      "value": "Carpet"
    },
    "name": {
      "label": "Balcony Area",
```



```
    "value": "Balcony_Area"
  },
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "0",
  "length": "25.00",
  "length1": "25",
  "length2": "00",
  "width": "1.00",
  "width1": "1",
  "width2": "00",
  "totalArea": "25.00",
  "images": [],
  "extraAreas": [
    {
      "measurementType": {
        "value": "Square_Feet",
        "label": "Square Feet"
      },
      "_id": "66d980c400f75047be61a25c",
      "name": "Extra ",
      "extraAreaType": "Add",
      "length": "27.00",
      "length1": "27",
      "length2": "00",
      "width": "1.00",
      "width1": "1",
      "width2": "00",
      "totalArea": "27.00"
    }
  ],
  "finalArea": "52",
  "percentageBeforeTotal": "52.00",
  "percentage": "100"
},
{
  "toBeAdded": {
    "label": "Carpet",
    "value": "Carpet"
  },
  "name": {
    "label": "Cupboard",
    "value": "Cupboard"
  }
},
```

```
"measurementType": {
  "value": "Square_Feet",
  "label": "Square Feet"
},
"id": "1",
"length": "12.00",
"length1": "12",
"length2": "00",
"width": "1.00",
"width1": "1",
"width2": "00",
"totalArea": "12.00",
"images": [],
"extraAreas": [],
"finalArea": "12",
"percentageBeforeTotal": "12.00",
"percentage": "100"
}
],
"externalReport": [],
"documentPerArea": [
{
  "typeOfDocument": {
    "label": "Agreement For Sale",
    "value": "60ae1254aa6d152c1801b326"
  },
  "docMeasurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "selectAreaTypeDocument": "Carpet",
  "squareMeterArea": "44.59",
  "totalAreaDocument": "480",
  "docBultupPercentage": "10",
  "docFinalBultUp": "528.00",
  "docFinalBultUpSquareMeter": "49.05",
  "docSaleablePercentage": "",
  "docFinalSaleable": "0.00",
  "docFinalSaleableSquareMeter": "0.00",
  "id": "716492"
}
],
"images": [],
"indicatorArr": [
{
  "carpetArea": {
```

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"area": "470.00",
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          "gstNo": "18AABCT3518Q1ZZ",
          "panNo": "ABCDE1234A",
          "email": "vastukalamumbai@vastukala.com",
          "phone": "9819670183",
          "address": "121, 1 st Floor, Ackruti Star, Central Road, MIDC, Andheri (E),
Mumbai - 400 093",
          "shortName": "VCIPL",
          "type": "ORGANIZATION",
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    "createdAt": "Thu Sep 05 2024 13:05:07 GMT+0530 (India Standard Time)",
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      "firstName": "Rashmi",
      "lastName": "Jadhav",
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Saja Netivali, Village - Pisavali, Dombivli (East), Taluka - Kalyan, District - Thane, PIN -
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421 306, State - Maharashtra, Country - India",
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"email": "",
"isExternal": "false",
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"ownershipShare": "",
"proposePurchaserName": "",
"purchaseValueAsPerDocument": "",
"relationWithOwner": "Sales Person ",
"siteVisitContactNo": "9096320940",
"buildingServicesRate": "2500",
"finalAreaType": "Carpet Area",
"finalAsPerArea": "Agreement For Sale",
"finalBuiltUpPercentage": "10",
"finalCarpetConvertToBuiltUpPer": "10",
"finalMeasurementType": "Sq. Ft.",
"finalValuationAreaString": "Carpet Area in Sq. Ft. = 480.00",
"flatRate": "9300",
"landOtherRate": "6800",
"shopDetails": {
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 "value": "Independent_Building"
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"builtupPercentage": "10",
"carpetTotal": "363.30",
"extendOfSiteRemark": "Carpet Area in Sq. Ft. = 331.00\nBalcony Area in Sq. Ft. = 149.00\n\nAll the above areas are 5% of the Agreement for Sale Area. The above calculations and detail measurements taken by us prove that the Agreement for Sale are is not exorbitantly inflated. Hence, valuation is based on the Agreement for Sale area",
"finalBuiltupArea": "498.91",
"finalCarpetArea": "453.55",
"finalSalableArea": "548.80",
"otherCarpetTotal": "64",
"salablePercentage": "10",
"siteMeasurementRemark": "Carpet Area in Sq. Ft. = 389.00\nBalcony Area in Sq. Ft. = 52.00\nCupboard Area in Sq. Ft. = 12.00\n\n",
"toBeAdded": "",
"briefDescOfProperty": "1 Bedroom + Living Room + Kitchen + Passage + 2 Toilet",

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"otherCompositionBuiltUpTotal": "0.00",
"otherCompositionCarpetTotal": "64.00",
"otherCompositionSaleableTotal": "0.00",
"finalSaleablePercentage": "0",
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    "value": "Free_Hold"
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"siteVisitDate": "2024-09-04"
}

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Name	Length	Width	Total
Composition :			
Bedroom	9'3"	9'11"	91.73
Passage	8'9"	3'00"	26.25
Toilet	6'00"	4'3"	25.50
Kitchen	9'2"	7'3"	66.46
Toilet	5'8"	4'2"	23.61
Living Room	15'00"	10'00"	150.00
Other Composition :			
Balcony Area	25'00"	1'00"	25.00
Cupboard	12'00"	1'00"	12.00