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{
  "typeOfReport": {
    "label": "Single Flat",
    "value": "Single_Flat"
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  "reportInformation": {
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    "RVDSValues": true,
    "proportionateValue": false
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  "leadFrom": {
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  "masterTypeOfPurpose": {
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    "value": "Non_SARFAESI"
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  "toAssess": {
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    "value": "Fair_Market_Value"
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  "creditOfficer": {
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      "_id": "652e2f63316e1359cebea4db"
    },
    "firstName": "Nupur ",
    "type": "CREDITOFFICER",
    "_id": "6687a1a2a403df7f574ea256",
    "email": "ulpvashi@unionbankofindia.com",
    "lastName": "Kamble",
    "mobileNo": "",
    "workMobileNo": "8830863283"
  },
  "fees": {
    "type": "fixed",
    "propertyValue": "390450",
    "discussWithPerson": "Nupur ",
    "expectedFees": 195.225,
    "quotedAmount": ""
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"organization": {
  "_id": "643a5702108b68389ed72f71",
  "name": "Mumbai",
  "shortName": "VCIPL/Mumbai",
  "email": "vastukalamumbai@vastukala.com",
  "address": "B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai,
Andheri(East), Mumbai - 400 072. ",
  "city": "Mumbai"
},
"client": {
  "_id": "5fc6a0d8da3c631ed41d1828",
  "type": "BANK",
  "name": "Union Bank of India",
  "displayName": "Union Bank of India",
  "initial": "UBI",
  "remark": "Temp",
  "status": true
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"branch": {
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  "name": "RLP Vashi",
  "branchCode": "",
  "mobileNo": "02227848284",
  "alternateMobileNo": "",
  "email": "ulpvashi@unionbankofindia.com",
  "fax": "",
  "ledgerName": "",
  "sendStructuralCertificate": "0",
  "address": "The Business Centre, Commodity Exchange building Plot No 2,3,4,
Sector 19 Vashi Navi Mumbai-400705"
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"assetsClass": {
  "value": "Land_&_Building_/_Immovable_Property",
  "label": "Land & Building / Immovable Property"
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"propertyType": {
  "label": "Residential",
  "value": "Residential"
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"zone": {
  "_id": "60f93be845132d6a6bdda676",
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  "_id": "60b7189d2ffdf65bcd65882b",
  "role": "PICKUPPERSON",
  "firstName": "Ravindra",
  "email": "ravindrakasare186@gmail.com",
  "lastName": "Kasare",
  "mobileNo": "9167204055",
  "shortName": "RBK",
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"siteEngineer": {
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  "_id": "60f9343b45132d6a6bdd96e8",
  "role": "SITEENGINEER",
  "firstName": "Rajesh",
  "email": "rajeshb.ghadi@gmail.com",
  "lastName": "Ghadi",
  "mobileNo": "8652092666",
  "designation": "",
  "shortName": "RHG",
  "workWithDocumentMaker": ""
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"rateVerifier": {
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  "_id": "60f915d3f3dd69653a592199",
  "role": "MAKER + RATE VERIFIER + CHEAKER",
  "firstName": "Shobha",
  "email": "shobha@vastukala.org",
  "lastName": "Kuperkar",
  "mobileNo": "9004134140",
  "designation": "",
  "shortName": "SH",
  "workWithDocumentMaker": "",
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  "role": "MAKER",
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    "lastName": "Kuperkar",
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          "label": "Wealth Tax"
        }
      ],
      "type": "EMPLOYEE",
      "_id": "6084131a13f01f158c6ea1f3",
      "PANNo": "AEAPC7114Q",
      "role": "VALUER",
      "firstName": "Sharadkumar",
      "fatherName": "Baburao",
      "email": "cmd@vastukala.org",
      "lastName": "Chalikwar",
      "mobileNo": "9422171100",
      "designation": "CMD",
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        {
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            "value": "Wealth_Tax",
            "label": "Wealth Tax"
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          "_id": "6084131a13f01f158c6ea1f4",
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  "value": "BANK"
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  "longitude": "73.068842"
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    19.070462
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  "visitedDate": [
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      "dateTime": "2024-09-18",
      "remark": "MANUAL_IN_TASK"
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    "value": "India",
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    "label": true
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  "label": true
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  "label": true
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  "key": "buildingName",
  "value": "Hyde Park Co-op. Hsg. Soc. Ltd.",
  "label": false
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  "value": "",
  "label": false
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  "value": "",
  "label": true
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  "value": "",
  "label": true
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  "label": true
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  "value": "",
  "label": true
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  "value": "",
  "label": false
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  "value": "",
  "label": true
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  "label": false
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"suburb": {
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  "key": "suburb",
  "value": "",
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  "roof": {
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    "label": "R. C. C. Slab"
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  "flooring": {
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    "label": "Vitrified tiles flooring"
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  "doors": {
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    "label": "Teak wood door frame with flush shutters"
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  "windows": {
    "value": "Powder_coated_Aluminum_sliding_windows",
    "label": "Powder coated Aluminum sliding windows"
  },
  "fittings": {
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"Concealed_plumbing_with_C.P._fittings._Electrical_wiring_with_concealed_",
    "label": "Concealed plumbing with C.P. fittings. Electrical wiring with concealed "
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  "finishing": {
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    "label": "Cement Plastering"
  }
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  "ownership": {
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    "label": "Joint Ownership"
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    "label": "Middle Class"
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  "populationGroupList": {
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    "label": "Urban"
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  "townplanApprovedByList": {
    "value": "NMMC",
    "label": "Navi Mumbai Municipal Corporation"
  },
  "whetherCoveredUnderAnyState": {
    "value": "No",
    "label": "No"
  },
  "asPerActualAgreement": {
    "north": "Hyde Park - Bldg. No. C2",
    "west": "Internal Road",
    "south": "Internal Road",
    "east": "Internal Road & Parking Area"
  }
}

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},
"asPerDocumentAgreement": {
  "north": "Information not available",
  "west": "Information not available",
  "south": "Information not available",
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"unitBoundaries": {
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    "east": "Lift",
    "south": "Building No. A1",
    "west": "Marginal Space"
  },
  "asPerDocument": {
    "north": "Information not available",
    "east": "Information not available",
    "south": "Information not available",
    "west": "Information not available"
  },
  "isDisplay": false,
  "title": "Boundaries of The Flat"
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"whichTheLocalityIsServed": {
  "buses": {
    "title": "Buses"
  },
  "taxies": {
    "title": "Taxies"
  },
  "auto": {
    "title": "Auto"
  },
  "privateCars": {
    "title": "Private Cars"
  }
},
"extraDetailOfProperty": "+ Flowerbed & Attached Terrace Area.",
"dateOfIssusApprovePlan": "As Part Occupancy Certificate is received it may be assumed that the construction is as per Sanctioned Plan.",
"approvePlanVerified": "N.A.",
"empanelledOfApprovePlan": "No",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
"compoundWall": ""
},
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"landAndBuildingDetails": {
  "actualBuildingBoundaries": [],
  "documentsBuildingBoundaries": []
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"compositeRate": {
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  "depreciationRatioOfBuilding": "",
  "salvageValue": "10",
  "depreciatedCostOfConstruction": "18538",
  "depreciatedBuildingRate": "2338"
},
"igrRate": {
  "propertyName": "Residential",
  "rate": "98000",
  "landRate": "36600",
  "igrImage": "cases/66e04648e583410e652781fc/igr_1726749394028_Image.png",
  "squareMeterGuideLineRate": "102900.00",
  "squareFeetGuideLineRate": "9560.00"
},
"igrFinalRate": {
  "floorRatePercentage": "5",
  "depreciationPercentage": "89",
  "rate": "8882.00",
  "squareFeetGuideLineRate": "8882.00",
  "squareMeterGuideLineRate": "95607.00"
},
"outgoingDetail": {
  "areaStatusList": {
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    "label": "Medium"
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  "propertyTypeOfUseList": {
    "value": "Residential_Purpose",
    "label": "Residential Purpose"
  },
  "propertyOccupiedByList": {
    "value": "Tenant_Occupied",
    "label": "Tenant Occupied"
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  "monthlyRent": "35,000/- Present rental income per month",
  "assessmentNo": "Information not available",
  "taxPaidHolderName": "Information not available",
  "taxAmount": "Information not available",
  "electricityServiceConnectionNo": "Information not available",
  "meterCardHolderName": "Information not available",
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"undividedAreaOfLandAsPerSaleDeed": "Information not available",
"floorSpaceIndex": "As per CIDCO norms",
"tenantName": "Mr. Sanjay Dhakwade from May 2024",
"maintenanceOfFlat": "Good"
},
"marketability": {
  "marketabilityList": {
    "value": "Good",
    "label": "Good"
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  "anyFavouringForExtraPotentialValue": "Located in developed area",
  "negativeFactorsOfAffectMarketValue": "No"
},
"siteMeasurement": {
  "roof": {
    "value": "R.C.C._slab",
    "label": "R.C.C. slab"
  },
  "partitions": {
    "value": "6\"_Thk._Brick_Masonry",
    "label": "6\" Thk. Brick Masonery"
  },
  "waterTank": {
    "value": "MunicipalWaterSupply",
    "label": "Municipal Water Supply"
  },
  "pavementLaid": {
    "value": "Yes",
    "label": "Yes"
  },
  "carParking": "Stilt Car Parking Space No. P1-36",
  "constructionWorkStatus": {
    "value": "Completed",
    "label": "Completed"
  },
  "asthetikLook": {
    "value": "Plain_Looking",
    "label": "Plain Looking"
  },
  "dateOfConstruction": {
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    "month": "1",
    "year": "2013",
    "fullDate": "1/1/2013"
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  "planningArea": {
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"value": "Residential",
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"typeOfStructure": {
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"typeOfFoundation": {
"value": "rcc",
"label": "R.C.C. Foundation"
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"qualityOfConstruction": {
"value": "Good",
"label": "Good"
},
"materialUsedList": {
"value": "Information_Not_Available",
"label": "Information Not Available"
},
"buildingSpecification": {
"value": "Standard",
"label": "Standard"
},
"structuralSafety": {
"value": "Good",
"label": "Good"
},
"protAgainstNatDis": {
"value": "Designed_as_per_I.S._codes",
"label": "Designed as per I.S. codes"
},
"sewerageSystem": {
"value": "MunicipalSewerageSystem",
"label": "Connected to Municipal Sewerage System"
},
"walls": {
"value": "1",
"label": "Yes"
},
"appearanceOfTheBuilding": {
"value": "Good",
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"maintenanceOfTheBuilding": {
"value": "Good",
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},
"maintenancelssues": {
  "value": "0",
  "label": "No"
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"visibleDamageInBuilding": {
  "value": "0",
  "label": "No"
},
"systemOfAirConditioning": {
  "value": "0",
  "label": "No"
},
"provisionOfFirefighting": {
  "value": "1",
  "label": "Yes"
},
"groundStilt": {
  "value": "stilt",
  "label": "Stilt"
},
"yearOfConstructionAsPer": {
  "value": "As_Per_Part_Occupancy_Certificate",
  "label": "As Per Part Occupancy Certificate"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "49",
"ageOfBuilding": "11",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "17",
"flatFloorNo": "9",
"noOfLifts": "2",
"noOfDwellingUnitsInBuilding": "4"
},
"finalPlinthArea": {
  "area": "1118.40",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 20%"
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"routeMap": {
  "routeMapDetail": {
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routeMap_1726750357162_Image.png",
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"routeLat": "19.070492",
"routeLng": "73.068996",
"stationName": "Amandoot ",
"routeDistance": "2.5 km.",
"routeStation": {
  "value": "Metro_Station",
  "label": "Metro Station"
}
},
"finalLatLng": {
  "coordinates": [
    0,
    0
  ],
  "type": "Point"
},
"showLocation": {
  "latLng": false,
  "finalLatLng": false
},
"locationMapImg": [
  {
    "id": "trungf",
    "name": "trungf",
    "image": "cases/66e04648e583410e652781fc/
routeMap_1726750386489_Image.png"
  }
],
"valuation": {
  "fairMarketValue": {
    "costOfConstruction": "",
    "depreciationPercentage": "",
    "depreciatedCostOfConstruction": "",
    "totalFairMarketValue": ""
  },
  "wardrobesRate": "0",
  "totalwardrobesRate": "0",
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  "showcasesRate": "0",
  "totalshowcasesRate": "0",
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"totalextraCollapsibleGatesRate": "0",
"potentialValueQty": "0",
"potentialValueRate": "0",
"totalpotentialValueRate": "0",
"othersQty": "0",
"othersRate": "0",
"totalothersRate": "0",
"finaltotal": "17277416.00",
"distressValuePercentage": "80",
"realizableValuePercentage": "90",
"bookValue": "0",
"finalValue": "17277416.00"
},
"outward": {
  "status": true,
  "remark": "SYSTEMGENERATED",
  "date": "Sat Sep 21 2024 14:18:30 GMT+0530 (India Standard Time)",
  "number": "2308281",
  "dayCount": "14",
  "monthCount": "287",
  "generatedBy": "60f915d3f3dd69653a592199"
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"rateVerify": {
  "status": false
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"underConstruction": {
  "rccFootingFoundation": {
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    "floorsCompleted": "",
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    "isHideFloor": false,
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  "rccPlinth": {
    "label": "RCC Plinth",
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"percentage": "0.00",
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"status": false
},
"fullBuildingRcc": {
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  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
},
"internalBrickWork": {
  "label": "Internal Brick Work",
  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
},
"externalBrickWork": {
  "label": "External Brick Work",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"internalPlastering": {
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"externalPlastering": {
  "label": "External Plastering",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"door": {
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
}
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"window": {
  "label": "Window",
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"flooringTilingKitchenPlatform": {
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  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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"internalPainting": {
  "label": "Internal Painting",
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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"externalPainting": {
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  "floorsCompleted": "",
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  "isHideFloor": false,
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"electrificationPlumbingSanitaryInstallation": {
  "label": "Electrification, Plumbing, Sanitary Installation",
  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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"liftInstallation": {
  "label": "Lift Installation",
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  "isHideFloor": false,
  "status": false
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"passageStaircaseLobbyDevelopment": {
  "label": "Passage, Staircase & Lobby Development",
  "floorsCompleted": "",
  "percentage": "0.00",
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"isHideFloor": true,
"status": false
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"externalDevelopmentFinalFinishing": {
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  "floorsCompleted": "",
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  "isHideFloor": true,
  "status": false
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  "label": "Work Completed (%)",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": true
}
},
"guidelineDetails": {
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  "selectedBuildUpValue": "1118.40",
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},
"reportImages": {
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"externallmg_1726717199333_WhatsApp_Image_20240919_at_090756_2.jpeg",
      "path": "cases/66e04648e583410e652781fc/
externallmg_1726717199333_WhatsApp_Image_20240919_at_090756_2.jpeg",
      "orientation": "portrait"
    }
  ],
  "selfieWithSiteVisitImages": [
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      "orientation": "portrait"
    }
  ]
},
],
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"externalPhotos": [
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    "status": false,
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    "name":
"externallmg_1726717199340_WhatsApp_Image_20240919_at_090757.jpeg",
    "path": "cases/66e04648e583410e652781fc/
externallmg_1726717199340_WhatsApp_Image_20240919_at_090757.jpeg",
    "orientation": "portrait"
  }
],
"parkingImages": [],
"societyNameBoardImage": [
  {
    "status": false,
    "_id": "66eb9d1da1f1577e0b27735f",
    "name":
"externallmg_1726717213465_WhatsApp_Image_20240919_at_090802_3.jpeg",
    "path": "cases/66e04648e583410e652781fc/
externallmg_1726717213465_WhatsApp_Image_20240919_at_090802_3.jpeg",
    "orientation": "portrait"
  }
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"compositionImages": [
  {
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    "name": "Living Room",
    "path": "cases/66e04648e583410e652781fc/
externallmg_1726717199339_WhatsApp_Image_20240919_at_090757_1.jpeg",
    "orientation": "portrait"
  },
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    "status": false,
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    "name": "Living Room",
    "path": "cases/66e04648e583410e652781fc/
externallmg_1726717199340_WhatsApp_Image_20240919_at_090758_1.jpeg",
    "orientation": "landscape"
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    "status": false,
    "_id": "66eb9d0f107b3378fb9f72e7",
    "name": "Living Room",
    "path": "cases/66e04648e583410e652781fc/
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    "orientation": "portrait"
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    "name": "Living Room",
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externallmg_1726717213462_WhatsApp_Image_20240919_at_090800_2.jpeg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "66eb9d1da1f1577e0b27735b",
    "name": "Living Room",
    "path": "cases/66e04648e583410e652781fc/
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    "orientation": "portrait"
  },
  {
    "status": false,
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    "name": "Living Room",
    "path": "cases/66e04648e583410e652781fc/
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    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "66eb9d1da1f1577e0b27735d",
    "name": "Living Room",
    "path": "cases/66e04648e583410e652781fc/
externallmg_1726717213464_WhatsApp_Image_20240919_at_090802_1.jpeg",
    "orientation": "portrait"
  },
  {
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    "name": "Living Room",
    "path": "cases/66e04648e583410e652781fc/
externallmg_1726717213461_WhatsApp_Image_20240919_at_090759.jpeg",
    "orientation": "portrait"
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  {
    "status": false,
    "_id": "66eb9d1da1f1577e0b27735c",
    "name": "Living Room",
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    "path": "cases/66e04648e583410e652781fc/
externallmg_1726717213464_WhatsApp_Image_20240919_at_090801.jpeg",
    "orientation": "portrait"
  }
]
},
"indicatorRange": {
  "carpetRateRange": {
    "min": "17167.00",
    "max": "19314.00"
  },
  "builtUpRateRange": {
    "min": "14306.00",
    "max": "16095.00"
  },
  "saleableRateRange": {
    "min": "0.00",
    "max": "0.00"
  }
},
"detailsOfValuation": {
  "presentValueOfFlat": {
    "title": "Present value of the flat (incl. car parking, if provided)",
    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": false
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  "wardrobes": {
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    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
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  "showcases": {
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  },
  "kitchenArrangements": {
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"title": "Kitchen arrangements",
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"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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  "title": "Interior Decorations",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "title": "Electricity deposits / electrical fittings, etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "title": "Extra collapsible gates / grill works etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"potentialValue": {
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
}
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},
"others": {
  "title": "Others / Car Parking",
  "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
}
},
"taskStatus": {
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  "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": "FULL",
"isExternalReport": false,
"isSiteMeasurementAllowed": true,
"finalValuationArea": "932.00",
"empanelmentNo": [
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],
"isAdvanceInvoice": false,
"status": true,
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"caseStatus": "READYFORCHECKER",
"paymentStatus": "PENDING",
"invoiceIds": [],
"paymentIds": [],
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"ownerName": "Mrs. Sunita Jain",
"ownerPhoneNo": "9322431299",
"appAddress": "flat no .903 9 th floor Bldg no B 1 plot no 8.9. to 10 sector 35 G
Kharghar ",
"remark": "bankar Nupur kamble sir ",
"documents": [
{
  "documentType": {
    "value": "60af48bf2ffdf65bcd6585fa",
    "label": "Agreement for sale"
  },
  "inputs": {
    "documentDate": "17/09/2019",
    "from": {
      "value": "Transferor",
      "label": "Transferor"
    },
    "Transferor": "Mrs. Malti Sanjeev Shah",
    "to": {
      "value": "Transferee",
      "label": "Transferee"
    },
    "Transferee": "Mrs. Sunita Jain & Mrs. Sanjeev Kumar Jain",
    "number": {
      "value": "Registration_No",
      "label": "Registration No"
    },
    "Registration_No": "14226/2019"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "id": "950502",
  "path": "cases/66e04648e583410e652781fc/
document_1725974082246_1725974077601_Sunita_Jain_union_Bank_vashi_1.pdf",
  "fileName":
"document_1725974082246_1725974077601_Sunita_Jain_union_Bank_vashi_1.pdf"
},
{
  "documentType": {
    "value": "60ae1250aa6d152c1801b316",
    "label": "Part Occupancy Certificate"
  }
}
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    },
    "inputs": {
      "documentDate": "16/01/2013",
      "nameOfApprovingAuthority": {
        "value": "CIDCO",
        "label": "CIDCO"
      },
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": " CIDCO/BP-6777/ATPPO(NM & K)/2013/077"
  },
  "isHardCopy": false,
  "displayStatus": false,
  "id": "249371",
  "path": "cases/66e04648e583410e652781fc/
document_1726808271014_Part_OC.pdf",
  "fileName": "document_1726808271014_Part_OC.pdf"
},
{
  "documentType": {
    "value": "60ae1247aa6d152c1801b2ea",
    "label": "Commencement Certificate"
  },
  "inputs": {
    "documentDate": "14/05/2010",
    "nameOfApprovingAuthority": {
      "value": "CIDCO",
      "label": "CIDCO"
    },
  },
  "number": {
    "value": "No",
    "label": "No"
  },
  "No": " CIDCO/BP/ATPO/406"
},
  "isHardCopy": false,
  "displayStatus": false,
  "id": "604777",
  "path": "cases/66e04648e583410e652781fc/document_1726808443329_CC.pdf",
  "fileName": "document_1726808443329_CC.pdf"
}
],
"caseNumber": "011138",
"createdBy": "60b7189d2ffdf65bcd65882b",
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"caseHistory": [
  {
    "id": "170925",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Tue Sep 10 2024 18:44:48 GMT+0530 (India Standard Time)"
  }
],
"owners": [
  {
    "name": "Mrs. Sunita Jain",
    "phone": "9322431299",
    "ownershipShare": "",
    "email": "",
    "id": "871705"
  },
  {
    "name": "Mr. Sanjeev Kumar Jain",
    "phone": "",
    "email": "",
    "ownershipShare": "",
    "id": "553021"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [
  {
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "219730",
    "name": "Living Room",
    "length": "9.83",
    "length1": "9",
    "length2": "10",
    "width": "16.08",
    "width1": "16",
    "width2": "1",
    "totalArea": "158.15",
    "images": [],
    "extraAreas": [],
    "finalArea": "158.15"
  },
  {
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"measurementType": {
  "value": "Square_Feet",
  "label": "Square Feet"
},
"id": "1",
"name": "Dining",
"length": "7.75",
"length1": "7",
"length2": "9",
"width": "4.08",
"width1": "4",
"width2": "1",
"totalArea": "31.65",
"images": [],
"extraAreas": [],
"finalArea": "31.65"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "2",
  "name": "Kitchen",
  "length": "9.83",
  "length1": "9",
  "length2": "10",
  "width": "9.67",
  "width1": "9",
  "width2": "8",
  "totalArea": "95.05",
  "images": [],
  "extraAreas": [],
  "finalArea": "95.05"
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{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "3",
  "name": "Passage",
  "length": "16.83",
  "length1": "16",
  "length2": "10",
  "width": "3.67",
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"width1": "3",
"width2": "8",
"totalArea": "61.72",
"images": [],
"extraAreas": [],
"finalArea": "61.72"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "4",
  "name": "Bedroom",
  "length": "11.25",
  "length1": "11",
  "length2": "3",
  "width": "9.75",
  "width1": "9",
  "width2": "9",
  "totalArea": "109.69",
  "images": [],
  "extraAreas": [],
  "finalArea": "109.69"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "5",
  "name": "Toilet",
  "length": "3.67",
  "length1": "3",
  "length2": "8",
  "width": "6.58",
  "width1": "6",
  "width2": "7",
  "totalArea": "24.14",
  "images": [],
  "extraAreas": [],
  "finalArea": "24.14"
},
{
  "measurementType": {
    "value": "Square_Feet",
```

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    "label": "Square Feet"
  },
  "id": "6",
  "name": "Bedroom",
  "length": "10.08",
  "length1": "10",
  "length2": "1",
  "width": "10.00",
  "width1": "10",
  "width2": "00",
  "totalArea": "100.83",
  "images": [],
  "extraAreas": [],
  "finalArea": "100.83"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "7",
  "name": "Bedroom",
  "length": "11.50",
  "length1": "11",
  "length2": "6",
  "width": "9.67",
  "width1": "9",
  "width2": "8",
  "totalArea": "111.17",
  "images": [],
  "extraAreas": [],
  "finalArea": "111.17"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "8",
  "name": "Toilet",
  "length": "4.42",
  "length1": "4",
  "length2": "5",
  "width": "7.33",
  "width1": "7",
  "width2": "4",
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"totalArea": "32.39",
"images": [],
"extraAreas": [],
"finalArea": "32.39"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "9",
  "name": "Toilet",
  "length": "6.92",
  "length1": "6",
  "length2": "11",
  "width": "3.67",
  "width1": "3",
  "width2": "8",
  "totalArea": "25.36",
  "images": [],
  "extraAreas": [],
  "finalArea": "25.36"
}
],
"otherComposition": [
  {
    "toBeAdded": {
      "label": "Carpet",
      "value": "Carpet"
    },
    "name": {
      "label": "Terrace Area",
      "value": "Terrace_Area"
    },
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "0",
    "length": "10.50",
    "length1": "10",
    "length2": "6",
    "width": "10.17",
    "width1": "10",
    "width2": "2",
    "totalArea": "106.75",
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"images": [],
"extraAreas": [],
"finalArea": "106.75",
"percentageBeforeTotal": "106.75",
"percentage": "100"
},
{
  "toBeAdded": {
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    "value": "Carpet"
  },
  "name": {
    "label": "Flowered Area",
    "value": "Flowered_Area"
  },
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "1",
  "length": "2.00",
  "length1": "2",
  "length2": "00",
  "width": "10.00",
  "width1": "10",
  "width2": "00",
  "totalArea": "20.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "20",
  "percentageBeforeTotal": "20.00",
  "percentage": "100"
}
],
"externalReport": [],
"documentPerArea": [
  {
    "typeOfDocument": {
      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    },
    "docMeasurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "317053",
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"selectAreaTypeDocument": "Carpet",
"totalAreaDocument": "932",
"squareMeterArea": "86.59",
"docFinalBuiltUp": "1118.4",
"docFinalBuiltUpSquareMeter": "103.908",
"docBuiltupPercentage": "20",
"docSaleablePercentage": "0",
"docFinalSaleable": "0",
"docFinalSaleableSquareMeter": "0"
}
],
"images": [],
"indicatorArr": [
{
"carpetArea": {
"area": "958.00",
"squareMeterArea": "89.00",
"expectedRate": "18789.14",
"percentage": ""
},
"builtUpArea": {
"area": "1149.60",
"squareMeterArea": "106.80",
"expectedRate": "15657.62",
"percentage": "20"
},
"saleableArea": {
"area": "",
"squareMeterArea": "0.00",
"expectedRate": "0.00",
"percentage": ""
},
"printlnReport": true,
"_id": "66ec1b46bdd9ce4dabce5b99",
"property": "Nisarg Hyde Park, Kharghar",
"area": "958",
"builtUpPercentage": "20",
"saleablePercentage": "0",
"rateType": "price_Indicator",
"areaType": "Carpet",
"floor": "5",
"source": "magic_bricks",
"expectedPrice": "18000000",
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  "uploadedBy": "60f91b6f344e052188ffd1fc"
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{
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  "size": "80244",
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},
{
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  "filename": "1726809338116_Sale_Deed__2019.pdf",
  "path": "cases/66e04648e583410e652781fc/
processingDocuments/1726809338116_Sale_Deed__2019.pdf",
  "size": "1350599",
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"uploadedBy": "60f91b6f344e052188ffd1fc"
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  "path": "cases/66e04648e583410e652781fc/
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  "size": "101971",
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"leadRemarks": [],
"audioRemarks": [],
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      "role": "MAKER + RATE VERIFIER + CHEAKER",
      "firstName": "Shobha",
      "lastName": "Kuperkar",
      "profilePhoto": "users/60f915d3f3dd69653a592199/
profilePhoto_1668059695582_WhatsApp_Image_20221110_at_112058_AM.jpeg"
    },
    "workType": "RATE_VERIFY",
    "display": true,
    "status": true,
    "_id": "66ebc725107b3378fb9fa591",
    "note": "Pending for OC",
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    "createdAt": "2024-09-19T06:39:33.589Z"
  }
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"createdAt": "2024-09-10T13:14:48.369Z",
"updatedAt": "2024-09-21T08:54:17.870Z",
"__v": 0,
"assignmentType": {
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"value": "Commercial",
"label": "Commercial"
},
"fullAddress": "Residential Flat No. 903, 9th Floor, Building No B1, Hyde Park Co-op.
Hsg. Soc. Ltd., Plot No. 8, 9 & 10, Sector 35G, Village - Kharghar, Taluka - Panvel,
District - Raigad, Navi Mumbai, PIN - 410 210, State - Maharashtra, India",
"updatedBy": "60f915d3f3dd69653a592199",
"addressForMap": "",
"caseReferredBy": "60b7189d2ffdf65bcd65882b",
"contactPersonName": "Mr. Sanjay Dhakwade",
"email": "",
"isExternal": "false",
"isUrgent": "false",
"ownershipShare": "",
"proposePurchaserName": "",
"purchaseValueAsPerDocument": "",
"relationWithOwner": "Tenant",
"siteVisitContactNo": "9322431299",
"buildingServicesRate": "2800",
"finalAreaType": "Carpet Area",
"finalAsPerArea": "Agreement for sale",
"finalBuiltUpPercentage": "20",
"finalCarpetConvertToBuiltUpPer": "20",
"finalMeasurementType": "Sq. Ft.",
"finalValuationAreaString": "Carpet Area in Sq. Ft. = 932.00",
"flatRate": "19000",
"landOtherRate": "16200",
"shopDetails": {
  "typeOfShops": null,
  "roadFacing": false,
  "mall": false
},
"briefDescOfProperty": "3 Bedroom + Living Room + Kitchen + Dining + Passage + 3
Toilet",
"carpetTotal": "750.15",
"otherCarpetTotal": "126.75",
"otherCompositionBuiltUpTotal": "0.00",
"otherCompositionCarpetTotal": "126.75",
"otherCompositionSaleableTotal": "0.00",
"builtupPercentage": "20",
"finalBuiltupArea": "1052.28",
"finalCarpetArea": "876.90",
"finalSalableArea": "1052.28",
"salablePercentage": "0",
"toBeAdded": "",
"extendOfSiteRemark": "(Including Balcony, FB, CB, Service Area in Sq. Ft. = 181.00
```

Abutting Terrace Area in Sq. Ft. = 81.00)
 All the above areas are within +/- 6% 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",

"siteMeasurementRemark": "Carpet Area in Sq. Ft. = 601.38\nAttached Terrace Area in Sq. Ft. = 106.75\nFlowerbed Area in sq. Ft. = 20.00",

"finalSaleablePercentage": "0",

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"landDetails": {
  "holdType": {
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    "value": "Free_Hold"
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    "leasePremium": "",
    "leaseRent": "",
    "leasePeriod": 0,
    "leaseFrom": "",
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    "remainingLeasePeriod": 0,
    "leaseDate": ""
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},
"reportGeneratedDate": "Sat Sep 21 2024 12:46:02 GMT+0530 (India Standard Time)",
"siteVisitDate": "2024-09-18"
}
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Name	Length	Width	Total
Composition :			
Living Room	9'10"	16'1"	158.15
Dining	7'9"	4'1"	31.65
Kitchen	9'10"	9'8"	95.05
Passage	16'10"	3'8"	61.72
Bedroom	11'3"	9'9"	109.69
Toilet	3'8"	6'7"	24.14
Bedroom	10'1"	10'00"	100.83
Bedroom	11'6"	9'8"	111.17

Toilet	4'5"	7'4"	32.39
Toilet	6'11"	3'8"	25.36
Other Composition :			
Terrace Area	10'6"	10'2"	106.75
Flowered Area	2'00"	10'00"	20.00