

1. VALUATION OPINION REPORT

This is to certify that the property bearing Residential Land and House on **Tenement No. N-53/ VE-9/ 07**, In 5th Housing Scheme, Ground + First Floor, Neighborhood Vaishakh Sector: VE, Near Datta Mandir, Patil Nagar, Trimurti Chowk, Trimurti - Kamatwade Road, Village – CIDCO, Taluka – Nashik, District – Nashik, Pin Code – 422 008, State - Maharashtra, Country – India. belongs Name of Owner: **Sau. Shakuntala Karbhari Kahandal.**

Boundaries of the property.

North	:	Tenement
South	:	Tenement
East	:	Road
West	:	Tenement

Considering various parameters recorded, existing economic scenario, and the information that is available with reference to the development of neighborhood and method selected for valuation, we are of the opinion that, the property premises can be assessed and Fair Market Value for this particular purpose at is **₹ 23,59,111.00 (Rupees Twenty-Three Lakh Fifty-Nine Thousand One Hundred Eleven Only).**

The valuation of the property is based on the documents produced by the concern. Legal aspects have not been taken into considerations while preparing this valuation report.

Hence certified

For **VASTUKALA CONSULTANTS (I) PVT. LTD.**

**Manoj
Chalikwar**

Digitally signed by Manoj Chalikwar
DN: cn=Manoj Chalikwar, o=Vastukala
Consultants (I) Pvt. Ltd., ou=Mumbai,
email=manoj@vastukala.org, c=IN
Date: 2024.09.14 15:59:29 +05'30'

Director

Manoj B. Chalikwar

Registered Valuer

Chartered Engineer (India)

Reg. No. CAT-I-F-1763

Reg. No. IBBI/RV/07/2018/10366

BOB Empanelment No.: ZO:MZ:ADV:46:941

Encl: Valuation Report

Auth. Sign.



Received
20/09/25

