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{
  "typeOfReport": {
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    "label": "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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    "label": "Non SARFAESI"
  },
  "toAssess": {
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    "label": "Fair Market Value"
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  "creditOfficer": {
    "branch": {
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    },
    "firstName": "Vaijayanti ",
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    "_id": "64353bf7a99b2228209dbc61",
    "lastName": "Khade",
    "mobileNo": "",
    "workMobileNo": "0000000000",
    "email": "vjbhiw@bankofbaroda.com"
  },
  "fees": {
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"organization": {
  "_id": "6418456a96b58848585f8cb2",
  "name": "Thane",
  "email": "thane@vastukala.com",
  "phone": "1234567890",
  "address": "101, 1st Floor, B Wing, Beth Shalom, Near Civil Hospital, Thane (W) -
400 601",
  "city": "Thane",
  "shortName": "VCIPL/Thane"
},
"client": {
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  "type": "BANK",
  "name": "Bank Of Baroda",
  "displayName": "Bank Of Baroda",
  "initial": "BOB",
  "remark": "Temp",
  "status": true
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"branch": {
  "_id": "64353bf7a99b2228209dbc5f",
  "name": "old Jakatnaka Branch\t",
  "branchCode": "",
  "mobileNo": "02522252724\t",
  "alternateMobileNo": "",
  "email": "vjbhiw@bankofbaroda.com",
  "fax": "",
  "ledgerName": "",
  "sendStructuralCertificate": "0",
  "address": "Old Jakatnaka Branch , SHop No 1 & 2, Konark Arcade, Near Bhiwandi
Municipal Corporation, Bhiwandi, 4211302"
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"assetsClass": {
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  "label": "Land & Building / Immovable Property"
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"propertyType": {
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  "value": "Residential"
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"type": "EMPLOYEE",
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  "role": "FRONTDESK",
  "firstName": "Priyanka",
  "email": "thane@vastukala.org",
  "lastName": "Pawar",
  "mobileNo": "8928414480",
  "shortName": "PCP",
  "workWithDocumentMaker": "627222afafd7d55eddeddd82"
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"siteEngineer": {
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  "role": "SITEENGINEER",
  "firstName": "Vaibhav",
  "email": "vaib1234b@gmail.com",
  "lastName": "Bhagat",
  "mobileNo": "8779534609",
  "designation": "Bachlore Of Engireeing",
  "shortName": "Vaibhav",
  "workWithDocumentMaker": "62691c48afd7d55eddecfda3"
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  "role": "MAKER+CHECKER",
  "firstName": "Vaishali",
  "email": "v.sarmalkar@vastukala.org",
  "lastName": "Sarmalkar",
  "mobileNo": "9004437379",
  "shortName": "VS",
  "workWithDocumentMaker": "1",
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\\profilePhoto_1622369721406_Vaishali Sarmalkar Photo.jpg",
  "designation": ""
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  "email": "shilvanta_pratibha@yahoo.co.in",
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  {
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        "label": "Wealth Tax"
      }
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    "role": "VALUER",
    "firstName": "Sharadkumar",
    "fatherName": "Baburao",
    "email": "cmd@vastukala.org",
    "lastName": "Chalikwar",
    "mobileNo": "9422171100",
    "designation": "CMD",
    "registrationNo": [
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        "title": {
          "value": "Wealth_Tax",
          "label": "Wealth Tax"
        },
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  "longitude": "73.0670160055013"
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  "visitedDate": [
    {
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      "dateTime": "2024-09-18T16:08:02.297Z",
      "remark": ""
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    {
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      "dateTime": "2024-09-18",
      "remark": "MANUAL_IN_TASK"
    }
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  "finalMeasurementType": "Sq. Ft.",
  "underConstruction": false
},
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  "state": {
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    "label": true
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    "value": "India",
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    "value": "Nizampura",
    "label": true
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  "value": "",
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  "value": "Bhiwandi",
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  "value": "20 & 21",
  "label": true
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  "label": false
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  "value": "",
  "label": false
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  "key": "wing",
  "value": "B",
  "label": true
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  "key": "newSurveyNumber",
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  "label": true
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  "label": true
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  "key": "selectNo",
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  "key": "mouza",
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  "label": true
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  "value": "",
  "label": false
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  "label": false
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  "key": "GUTNo",
  "value": "",
  "label": true
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  "key": "postalCode",
  "value": "PIN Code - 421 302",
  "label": false
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  "key": "suburb",
  "value": "",
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    "label": false
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},
"flatSpecifications": {
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    "value": "rcc_Slab"
  },
  "flooring": {
    "label": "Vitrified Tile Flooring",
    "value": "Vitrified_Tile_Flooring"
  },
  "doors": {
    "value": "Teak_Wood_Door_frame_with_Solid_door_with_safety_door",
    "label": "Teak Wood Door frame with Solid door with safety door"
  },
  "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 "
  },
  "finishing": {
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    "label": "Cement Plastering with POP false Ceiling"
  }
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"general": {
  "ownership": {
    "value": "Sole_Ownership",
    "label": "Sole Ownership"
  },
  "populationClassList": {
    "label": "Middle Class",
    "value": "MiddleClass"
  },
  "populationGroupList": {
    "label": "Semi Urban",
    "value": "Semi_Urban"
  },
  "townplanApprovedByList": {
    "label": "Bhiwandi Nizampur City Municipal Corporation",
    "value": "Bhiwandi_Nizampur_City_Municipal_Corporation"
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"whetherCoveredUnderAnyState": {
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  "label": "No"
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  "south": "Taj Heights",
  "east": "Internal Road"
},
"asPerDocumentAgreement": {
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  "west": "Details not available",
  "south": "Details not available",
  "east": "Details not available"
},
"unitBoundaries": {
  "asPerActual": {
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    "east": "Flat No. 103",
    "south": "Flat No. 101",
    "west": "Wing A"
  },
  "asPerDocument": {
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    "east": "Details not available",
    "south": "Details not available",
    "west": "Details not available"
  },
  "isDisplay": false,
  "title": "Boundaries of The Flat"
},
"whichTheLocalityIsServed": {
  "buses": {
    "title": "Buses"
  },
  "taxies": {
    "title": "Taxies"
  },
  "auto": {
    "title": "Auto"
  },
  "privateCars": {
    "title": "Private Cars"
  }
}
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    },
    "extraDetailOfProperty": "",
    "dateOfIssusApprovePlan": "Copy of Approved Building Plan No. B.P.K. / 59 / 2019 -
2020 / Case No. NRV / 3530 Dated 16.12.2019 issued by Bhiwandi Nizampur City
Municipal Corporation.",
    "approvePlanVerified": "Yes",
    "empanelledOfApprovePlan": "No",
    "unauthorizedConstruction": "",
    "extraDetailOfBuilding": "",
    "compoundWall": ""
  },
  "landAndBuildingDetails": {
    "actualBuildingBoundaries": [],
    "documentsBuildingBoundaries": []
  },
  "compositeRate": {
    "remark": "",
    "depreciationPercentage": "",
    "depreciationRatioOfBuilding": "",
    "salvageValue": "",
    "depreciatedCostOfConstruction": "",
    "depreciatedBuildingRate": ""
  },
  "igrRate": {
    "propertyName": "Flat",
    "rate": "33800",
    "landRate": "7100",
    "igrImage": "cases/66e7c556a1f1577e0b25a57d/igr_1726739214644_Image.png",
    "squareMeterGuideLineRate": "33800.00",
    "squareFeetGuideLineRate": "3140.00"
  },
  "igrFinalRate": {
    "floorRatePercentage": "0",
    "depreciationPercentage": "0",
    "rate": "33800.00",
    "squareMeterGuideLineRate": "33800.00",
    "squareFeetGuideLineRate": "3140.00"
  },
  "outgoingDetail": {
    "areaStatusList": {
      "value": "Medium",
      "label": "Medium"
    }
  },
  "propertyTypeOfUseList": {
    "label": "Residential Purpose",
    "value": "Residential_Purpose"
  }
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},
"propertyOccupiedByList": {
  "label": "Owner Occupied",
  "value": "Owner_Occupied"
},
"monthlyRent": "N.A.",
"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 BNMC norms",
"tenantName": "",
"maintenanceOfFlat": "Good"
},
"marketability": {
  "marketabilityList": {
    "value": "Good",
    "label": "Good"
  },
  "anyFavouringForExtraPotentialValue": "Located in developed area",
  "negativeFactorsOfAffectMarketValue": "No"
},
"siteMeasurement": {
  "roof": {
    "value": "rcc_Slab",
    "label": "R. C. C. Slab"
  },
  "partitions": {
    "label": "6\" Thk. Brick Masonery",
    "value": "6\"_Thk._Brick_Masonery"
  },
  "waterTank": {
    "label": "Municipal Water Supply",
    "value": "MunicipalWaterSupply"
  },
  "pavementLaid": {
    "value": "Yes",
    "label": "Yes"
  },
  "carParking": "Open Car Parking",
  "constructionWorkStatus": {
    "label": "Completed",
    "value": "Completed"
  }
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"asthetikLook": {
  "value": "Plain_Looking",
  "label": "Plain Looking"
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"dateOfConstruction": {
  "date": "1",
  "month": "1",
  "year": "2023",
  "fullDate": "1/1/2023"
},
"planningArea": {
  "label": "Residential",
  "value": "Residential"
},
"typeOfStructure": {
  "label": "R.C.C. Framed Structure",
  "value": "R.C.C._Framed_Structure"
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"typeOfFoundation": {
  "value": "rcc",
  "label": "R.C.C. Foundation"
},
"qualityOfConstruction": {
  "value": "Good",
  "label": "Good"
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"materialUsedList": {
  "value": "Information_Not_Available",
  "label": "Information Not Available"
},
"buildingSpecification": {
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  "label": "Standard"
},
"structuralSafety": {
  "value": "Good",
  "label": "Good"
},
"protAgainstNatDis": {
  "value": "Information_not_available",
  "label": "Information not available"
},
"sewerageSystem": {
  "value": "MunicipalSewerageSystem",
  "label": "Connected to Municipal Sewerage System"
},
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"walls": {
  "label": "Yes",
  "value": "1"
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  "label": "Good"
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"maintenanceOfTheBuilding": {
  "value": "Good",
  "label": "Good"
},
"maintenanceIssues": {
  "value": "Information_not_available",
  "label": "Information not available"
},
"visibleDamageInBuilding": {
  "label": "No",
  "value": "0"
},
"systemOfAirConditioning": {
  "value": "Information_not_available",
  "label": "Information not available"
},
"provisionOfFirefighting": {
  "value": "Information_not_available",
  "label": "Information not available"
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"groundStilt": {
  "label": "Ground",
  "value": "ground"
},
"yearOfConstructionAsPer": {
  "value": "As_Per_Part_Occupancy_Certificate",
  "label": "As Per Part Occupancy Certificate"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "59",
"ageOfBuilding": "1",
"noOfBasement": "0",
"noOfPodium": "0",
"noOfAmenityFloors": "0",
"noOfFloors": "4",
"flatFloorNo": "1",
"noOfLifts": "1",
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"noOfDwellingUnitsInBuilding": "4"
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"finalPlinthArea": {
  "area": "479.60",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 10%"
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"routeMap": {
  "routeMapDetail": {
    "routeMapImg": "cases/66e7c556a1f1577e0b25a57d/
routeMap_1726809816255_Image.png",
    "routeLat": "19.312992",
    "routeLng": "73.067128",
    "stationName": "Bhiwandi Road",
    "routeDistance": "7Km",
    "routeStation": {
      "value": "Railway_Station",
      "label": "Railway Station"
    }
  }
},
"finalLatLng": {
  "coordinates": [
    0,
    0
  ],
  "type": "Point"
},
"showLocation": {
  "latLng": false,
  "finallatLng": false
},
"locationMapImg": [
  {
    "id": "kl341r",
    "name": "kl341r",
    "image": "cases/66e7c556a1f1577e0b25a57d/
routeMap_1726809751047_Image.png"
  }
]
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"valuation": {
  "fairMarketValue": {
    "costOfConstruction": "",
    "depreciationPercentage": "",
    "depreciatedCostOfConstruction": ""
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"totalFairMarketValue": ""
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"showcasesRate": "0",
"totalshowcasesRate": "0",
"kitchenArrangementsQty": "0",
"kitchenArrangementsRate": "0",
"totalkitchenArrangementsRate": "0",
"superfineFinishQty": "0",
"superfineFinishRate": "0",
"totalsuperfineFinishRate": "0",
"interiorDecorationsQty": "0",
"interiorDecorationsRate": "0",
"totalinteriorDecorationsRate": "0",
"electricityDepositsQty": "0",
"electricityDepositsRate": "0",
"totalelectricityDepositsRate": "0",
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"extraCollapsibleGatesRate": "0",
"totalextraCollapsibleGatesRate": "0",
"potentialValueQty": "0",
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"totalpotentialValueRate": "0",
"othersQty": "0",
"othersRate": "0",
"totalothersRate": "0",
"finaltotal": "2267200.00",
"distressValuePercentage": "80",
"realizableValuePercentage": "90",
"bookValue": "0",
"finalValue": "2267200.00"
},
"outward": {
  "status": true,
  "remark": "SYSTEMGENERATED",
  "date": "Fri Sep 20 2024 12:14:00 GMT+0530 (India Standard Time)",
  "number": "2308253",
  "dayCount": "6",
  "monthCount": "259",
  "generatedBy": "5fc78e26625ecd20ec1f88e9"
},
"rateVerify": {
  "status": false
}
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},
"underConstruction": {
  "rccFootingFoundation": {
    "label": "RCC Footing/Foundation",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": true
  },
  "rccPlinth": {
    "label": "RCC Plinth",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
  },
  "fullBuildingRcc": {
    "label": "Full Building Rcc",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
  },
  "internalBrickWork": {
    "label": "Internal Brick Work",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
  },
  "externalBrickWork": {
    "label": "External Brick Work",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
  },
  "internalPlastering": {
    "label": "Internal Plastering",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
  },
  "externalPlastering": {
    "label": "External Plastering",
```

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"floorsCompleted": "",
"percentage": "0.00",
"isHideFloor": false,
"status": false
},
"door": {
  "label": "Door",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"window": {
  "label": "Window",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"flooringTilingKitchenPlatform": {
  "label": "Flooring, Tiling, Kitchen Platform",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"internalPainting": {
  "label": "Internal Painting",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"externalPainting": {
  "label": "External Painting",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"electrificationPlumbingSanitaryInstallation": {
  "label": "Electrification, Plumbing, Sanitary Installation",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
}
```

```
},
"liftInstallation": {
  "label": "Lift Installation",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"passageStaircaseLobbyDevelopment": {
  "label": "Passage, Staircase & Lobby Development",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
},
"externalDevelopmentFinalFinishing": {
  "label": "External Development & Final Finishing",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
},
"workCompleted": {
  "label": "Work Completed (%)",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": true
}
},
"guidelineDetails": {
  "finalGuidelineValue": "1505944.00",
  "selectedBuildUpValue": "479.60",
  "selectedBuildUpMeasurementType": "Sq. Ft."
},
"reportImages": {
  "frontPageImages": [
    {
      "status": false,
      "_id": "66eafab0eff259c8fe716643",
      "name": "externalimg_1726675605396_image.jpeg",
      "path": "cases/66e7c556a1f1577e0b25a57d/
externalimg_1726675605396_image.jpeg",
      "orientation": "landscape"
    }
  ]
},
```

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"selfieWithSiteVisitImages": [],
"externalPhotos": [
  {
    "status": false,
    "_id": "66eafab0eff259c8fe716645",
    "name": "externallmg_1726675607764_image.jpeg",
    "path": "cases/66e7c556a1f1577e0b25a57d/
externallmg_1726675607764_image.jpeg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "66eafab0eff259c8fe71663a",
    "name": "externallmg_1726675591560_image.jpeg",
    "path": "cases/66e7c556a1f1577e0b25a57d/
externallmg_1726675591560_image.jpeg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "66eafab0eff259c8fe71663d",
    "name": "externallmg_1726675596091_image.jpeg",
    "path": "cases/66e7c556a1f1577e0b25a57d/
externallmg_1726675596091_image.jpeg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "66eafab0eff259c8fe716640",
    "name": "externallmg_1726675599922_image.jpeg",
    "path": "cases/66e7c556a1f1577e0b25a57d/
externallmg_1726675599922_image.jpeg",
    "orientation": "landscape"
  },
  {
    "status": false,
    "_id": "66eafab0eff259c8fe716641",
    "name": "externallmg_1726675601130_image.jpeg",
    "path": "cases/66e7c556a1f1577e0b25a57d/
externallmg_1726675601130_image.jpeg",
    "orientation": "landscape"
  },
  {
    "status": false,
    "_id": "66eafab0eff259c8fe71663b",
    "name": "externallmg_1726675592193_image.jpeg",
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    "path": "cases/66e7c556a1f1577e0b25a57d/
externallmg_1726675592193_image.jpeg",
    "orientation": "landscape"
  },
  {
    "status": false,
    "_id": "66eafab0eff259c8fe71663c",
    "name": "externallmg_1726675595783_image.jpeg",
    "path": "cases/66e7c556a1f1577e0b25a57d/
externallmg_1726675595783_image.jpeg",
    "orientation": "landscape"
  },
  {
    "status": false,
    "_id": "66eafab0eff259c8fe716644",
    "name": "externallmg_1726675606489_image.jpeg",
    "path": "cases/66e7c556a1f1577e0b25a57d/
externallmg_1726675606489_image.jpeg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "66eafab0eff259c8fe716643",
    "name": "externallmg_1726675605396_image.jpeg",
    "path": "cases/66e7c556a1f1577e0b25a57d/
externallmg_1726675605396_image.jpeg",
    "orientation": "landscape"
  }
],
"parkingImages": [],
"societyNameBoardImage": [],
"compositionImages": []
},
"indicatorRange": {
  "carpetRateRange": {
    "min": "3834.00",
    "max": "9091.00"
  },
  "builtUpRateRange": {
    "min": "3486.00",
    "max": "8265.00"
  },
  "saleableRateRange": {
    "min": "0.00",
    "max": "0.00"
  }
}
```

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},
"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
  },
  "wardrobes": {
    "title": "Wardrobes",
    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  },
  "showcases": {
    "title": "Showcases",
    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  },
  "kitchenArrangements": {
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  },
  "superfineFinish": {
    "title": "Superfine finish",
    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  },
  "interiorDecorations": {
    "title": "Interior Decorations",
    "quantity": "0.00",
    "ratePerUnit": "0.00",
```



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"estimatedValue": "0.00",
"status": true,
"isEditable": true
},
"electricityDeposits": {
  "title": "Electricity deposits / electrical fittings, etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"extraCollapsibleGates": {
  "title": "Extra collapsible gates / grill works etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"potentialValue": {
  "title": "Potential value, if any",
  "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
},
"totalValues": {
  "title": "Total",
  "quantity": "",
  "ratePerUnit": "",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": false
}
},
"taskStatus": {
```

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"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": "FULL",
"isExternalReport": false,
"isSiteMeasurementAllowed": true,
"finalValuationArea": "436.00",
"empanelmentNo": [
  "ZO:MZ:ADV:2024-25:327"
],
"isAdvanceInvoice": false,
"status": true,
"caseStatus": "READYFORCHECKER",
"paymentStatus": "PENDING",
"invoiceIds": [],
"paymentIds": [],
"_id": "66e7c556a1f1577e0b25a57d",
"ownerName": "Mr. Nurul Hasan Mohd Idrees Khan",
"ownerPhoneNo": "8080261571",
"fullAddress": "Residential Flat No. B-102, 1st Floor, Wing - B, Al-Taj Apartment, Plot
No. 20 & 21, Village - Nizampura, Municipality Ward No. 1/2, Taluka - Bhiwandi, District
- Thane, PIN Code - 421 302, State - Maharashtra, India",
"remark": "",
"documents": [
  {
    "documentType": {
      "value": "60ae1245aa6d152c1801b2e1",
      "label": "Agreement To Sale"
    },
    "inputs": {
      "documentDate": "24/05/2022",
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"from": {
  "value": "Promoter",
  "label": "Promoter"
},
"Promoter": "M/s. Amber Constructions",
"to": {
  "value": "purchaser",
  "label": "purchaser"
},
"purchaser": "Mr. Nurul Hasan Mohd Idrees Khan",
"number": {
  "value": "Document_No",
  "label": "Document No"
},
"Document_No": "7304 / 2022"
},
"isHardCopy": false,
"displayStatus": true,
"id": "340315",
"path": "cases/66e7c556a1f1577e0b25a57d/
document_1726465324967_Back_Papers.pdf",
"fileName": "document_1726465324967_Back_Papers.pdf"
},
{
  "documentType": {
    "value": "60ae1247aa6d152c1801b2ea",
    "label": "Commencement Certificate"
  },
  "inputs": {
    "documentDate": "16/12/2019",
    "nameOfApprovingAuthority": {
      "value": "Bhiwandi_Nizampur_City_Municipal_Corporation",
      "label": "Bhiwandi Nizampur City Municipal Corporation"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "B.P.K. / 59 / 2019 - 2020 / Case No. NRV / 3530"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "fileName": "document_1726807895873_190310.pdf",
  "path": "cases/66e7c556a1f1577e0b25a57d/
document_1726807895873_190310.pdf",
  "id": "122291",
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"uploadedBy": "627222afafd7d55eddeddd82",
"createdAt": "Fri Sep 20 2024 10:21:35 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
    "value": "60ae1250aa6d152c1801b316",
    "label": "Part Occupancy Certificate"
  },
  "inputs": {
    "documentDate": "16/09/2023",
    "nameOfApprovingAuthority": {
      "value": "Bhiwandi_Nizampur_City_Municipal_Corporation",
      "label": "Bhiwandi Nizampur City Municipal Corporation"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "BNMC / PO / 2023 / APL / 00001 / Proposal Code BNMC -23 - Entry -
49651"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "id": "666977",
  "path": "cases/66e7c556a1f1577e0b25a57d/
document_1726808293399_Occupancy_and_MODTD.pdf",
  "fileName": "document_1726808293399_Occupancy_and_MODTD.pdf"
},
{
  "documentType": {
    "value": "60ae1248aa6d152c1801b2ee",
    "label": "Previous Valuation Report"
  },
  "inputs": {
    "documentDate": "23/06/2022",
    "remark": " issued by M/s. Sanmati Valuer Private Limited"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "fileName": "document_1726808490182_Old_Valuation.pdf",
  "path": "cases/66e7c556a1f1577e0b25a57d/
document_1726808490182_Old_Valuation.pdf",
  "id": "852367",
  "uploadedBy": "627222afafd7d55eddeddd82",
  "createdAt": "Fri Sep 20 2024 10:31:30 GMT+0530 (India Standard Time)"
},
}
```

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{
  "documentType": {
    "value": "60ae129faa6d152c1801b47d",
    "label": "RERA Certificate"
  },
  "inputs": {
    "documentDate": "18/05/2020",
    "nameOfApprovingAuthority": {
      "value": "Maharashtra_Real_Estate_Regulatory_Authority",
      "label": "Maharashtra Real Estate Regulatory Authority"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "P51700023548"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "fileName": "document_1726808948325_177268.pdf",
  "path": "cases/66e7c556a1f1577e0b25a57d/
document_1726808948325_177268.pdf",
  "id": "895784",
  "uploadedBy": "627222afafd7d55eddeddd82",
  "createdAt": "Fri Sep 20 2024 10:39:08 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
    "value": "60ae1277aa6d152c1801b3cc",
    "label": "Approved Building Plan"
  },
  "inputs": {
    "documentDate": "16/12/2019",
    "nameOfApprovingAuthority": {
      "value": "Bhiwandi_Nizampur_City_Municipal_Corporation",
      "label": "Bhiwandi Nizampur City Municipal Corporation"
    },
    "remark": "(As Download from RERA Site).",
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "B.P.K. / 59 / 2019 - 2020 / Case No. NRV / 3530"
  },
  "isHardCopy": false,
  "displayStatus": true,

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    "fileName": "document_1726812690571_Approved_Plan.pdf",
    "path": "cases/66e7c556a1f1577e0b25a57d/
document_1726812690571_Approved_Plan.pdf",
    "id": "654157",
    "uploadedBy": "627222afafd7d55eddeddd82",
    "createdAt": "Fri Sep 20 2024 11:41:30 GMT+0530 (India Standard Time)"
  }
],
"assignmentType": {
  "value": "Retail",
  "label": "Retail"
},
"caseNumber": "011223",
"createdBy": "656aa949cebbe1714411d21b",
"caseHistory": [
  {
    "id": "514441",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Mon Sep 16 2024 11:12:46 GMT+0530 (India Standard Time)"
  }
],
"owners": [
  {
    "name": "Mr. Nurul Hasan Mohd Idrees Khan",
    "phone": "8080261571",
    "ownershipShare": "",
    "email": "",
    "id": "152049"
  }
],
"proposePurchasers": [],
"siteInspection": [
  {
    "areaType": {
      "label": "Carpet",
      "value": "Carpet"
    },
    "providedBy": {
      "label": "Owner",
      "value": "Owner"
    }
  },
  "_id": "66eaf9d2a1f1577e0b276cc3",
  "area": "421",
  "providedByName": "Mr. Nurul Hasan Mohd Idrees Khan",
  "providedByContactNo": "8080261571"
```

```
}
],
"composition": [
  {
    "measurementType": {
      "label": "Square Feet",
      "value": "Square_Feet"
    },
    "id": "1",
    "name": "Living Room",
    "length": "13.00",
    "length1": "13",
    "length2": "00",
    "width": "9.00",
    "width1": "9",
    "width2": "00",
    "totalArea": "117.00",
    "images": [],
    "extraAreas": [],
    "finalArea": "117.00"
  },
  {
    "measurementType": {
      "label": "Square Feet",
      "value": "Square_Feet"
    },
    "id": "1",
    "name": "Bedroom",
    "length": "12.00",
    "length1": "12",
    "length2": "00",
    "width": "8.00",
    "width1": "8",
    "width2": "00",
    "totalArea": "96.00",
    "images": [],
    "extraAreas": [],
    "finalArea": "96.00"
  },
  {
    "measurementType": {
      "label": "Square Feet",
      "value": "Square_Feet"
    },
    "id": "7",
    "name": "Kitchen",
```

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"length": "16.00",
"length1": "16",
"length2": "0",
"width": "6.00",
"width1": "6",
"width2": "0",
"totalArea": "96.00",
"images": [],
"finalArea": "96.00",
"extraAreas": []
},
{
  "measurementType": {
    "label": "Square Feet",
    "value": "Square_Feet"
  },
  "id": "3",
  "name": "Bathroom",
  "length": "3.00",
  "length1": "3",
  "length2": "00",
  "width": "7.00",
  "width1": "7",
  "width2": "00",
  "totalArea": "21.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "21.00"
},
{
  "measurementType": {
    "label": "Square Feet",
    "value": "Square_Feet"
  },
  "id": "4",
  "name": "WC",
  "length": "4.00",
  "length1": "4",
  "length2": "00",
  "width": "4.00",
  "width1": "4",
  "width2": "00",
  "totalArea": "16.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "16.00"
```



```
},
{
  "measurementType": {
    "label": "Square Feet",
    "value": "Square_Feet"
  },
  "id": "6",
  "name": "Balcony",
  "length": "3.00",
  "length1": "3",
  "length2": "0",
  "width": "9.00",
  "width1": "9",
  "width2": "0",
  "totalArea": "27.00",
  "images": [],
  "finalArea": "27.00",
  "extraAreas": []
},
{
  "measurementType": {
    "label": "Square Feet",
    "value": "Square_Feet"
  },
  "id": "6",
  "name": "Balcony",
  "length": "7.00",
  "length1": "7",
  "length2": "00",
  "width": "7.00",
  "width1": "7",
  "width2": "00",
  "totalArea": "49.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "49.00"
}
],
"otherComposition": [],
"externalReport": [],
"documentPerArea": [
  {
    "typeOfDocument": {
      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    },
  },

```

```
"docMeasurementType": {
  "value": "Square_Feet",
  "label": "Square Feet"
},
"selectAreaTypeDocument": "Carpet",
"squareMeterArea": "40.51",
"totalAreaDocument": "436",
"docBuiltpUpPercentage": "10",
"docFinalBuiltpUp": "479.60",
"docFinalBuiltpUpSquareMeter": "44.56",
"docSaleablePercentage": "0",
"docFinalSaleable": "0.00",
"docFinalSaleableSquareMeter": "0.00",
"id": "346261"
}
],
"images": [],
"indicatorArr": [
{
  "carpetArea": {
    "area": "320.00",
    "squareMeterArea": "29.73",
    "expectedRate": "9090.63",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "352.00",
    "squareMeterArea": "32.70",
    "expectedRate": "8264.20",
    "percentage": "10"
  },
  "saleableArea": {
    "area": "",
    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
  },
  "printInReport": true,
  "_id": "66ebf353107b3378fb9fbc8",
  "property": "Flat",
  "area": "320",
  "builtUpPercentage": "10",
  "saleablePercentage": "0",
  "rateType": "price_Indicator",
  "areaType": "Carpet",
  "floor": ""
}
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"source": "Commonfloor.com",
"expectedPrice": "2909000",
"expectedRate": "9090.63",
"builtUpExpectedRate": "8264.20",
"image": "cases/66e7c556a1f1577e0b25a57d/
indicator_1726738953873_Image.png",
"squareMeter": "29.73",
"id": "837067"
},
{
"carpetArea": {
"area": "300.00",
"squareMeterArea": "27.87",
"expectedRate": "9090.00",
"percentage": ""
},
"builtUpArea": {
"area": "330.00",
"squareMeterArea": "30.66",
"expectedRate": "8263.64",
"percentage": "10"
},
"saleableArea": {
"area": "",
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"expectedRate": "0.00",
"percentage": ""
},
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"area": "300",
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"rateType": "price_Indicator",
"areaType": "Carpet",
"floor": "",
"source": "Quikr.com",
"expectedPrice": "2727000",
"expectedRate": "9090.00",
"builtUpExpectedRate": "8263.64",
"image": "cases/66e7c556a1f1577e0b25a57d/
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"squareMeter": "27.87",
"id": "982795"
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```

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{
  "carpetArea": {
    "area": "503.00",
    "squareMeterArea": "46.73",
    "expectedRate": "3976.14",
    "percentage": ""
  },
  "builtUpArea": {
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    "squareMeterArea": "51.40",
    "expectedRate": "3614.68",
    "percentage": "10"
  },
  "saleableArea": {
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    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
  },
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  "area": "503",
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  "saleablePercentage": "0",
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  "floor": "",
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  "expectedPrice": "2000000.00",
  "expectedRate": "3976.14",
  "builtUpExpectedRate": "3614.68",
  "image": "cases/66e7c556a1f1577e0b25a57d/
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  "squareMeter": "46.73",
  "id": "597670"
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{
  "carpetArea": {
    "area": "626.00",
    "squareMeterArea": "58.16",
    "expectedRate": "3833.87",
    "percentage": ""
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  "builtUpArea": {
    "area": "688.60",
```

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    "squareMeterArea": "63.97",
    "expectedRate": "3485.33",
    "percentage": "10"
  },
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    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
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  "areaType": "Carpet",
  "floor": "",
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  "builtUpExpectedRate": "3485.33",
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  "squareMeter": "58.16",
  "id": "113731"
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    "name": "externalImg_1726675586641_image.jpeg",
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externalImg_1726675586641_image.jpeg",
    "orientation": "portrait"
  },
  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
    "_id": "66eafab0eff259c8fe716637",
    "name": "externalImg_1726675589151_image.jpeg",
    "path": "cases/66e7c556a1f1577e0b25a57d/
externalImg_1726675589151_image.jpeg",
```

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"orientation": "portrait"
},
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  "name": "externallmg_1726675591368_image.jpeg",
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  "name": "externallmg_1726675591433_image.jpeg",
  "path": "cases/66e7c556a1f1577e0b25a57d/
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  "orientation": "landscape"
},
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  "path": "cases/66e7c556a1f1577e0b25a57d/
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  "orientation": "landscape"
},
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  "name": "externallmg_1726675595783_image.jpeg",
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  "orientation": "landscape"
}
```

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      "orientation": "portrait"
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externalImg_1726675601130_image.jpeg",
      "orientation": "landscape"
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  ],
```

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{
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  "orientation": "landscape"
},
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},
{
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externalImg_1726675609137_image.jpeg",
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},
{
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    "orientation": "portrait"
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"externalDocuments": [],
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    "filename": "1726739249415_Calculation_2Nurul.xlsx",
    "path": "cases/66e7c556a1f1577e0b25a57d/
processingDocuments/1726739249415_Calculation_2Nurul.xlsx",
    "size": "16007",
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    "uploadedBy": "5fc78e26625ecd20ec1f88e9"
  },
  {
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    "filename": "1726739249415_igr1.pdf",
    "path": "cases/66e7c556a1f1577e0b25a57d/
processingDocuments/1726739249415_igr1.pdf",
    "size": "96003",
    "createdAt": "Thu Sep 19 2024 15:17:29 GMT+0530 (India Standard Time)",
    "uploadedBy": "5fc78e26625ecd20ec1f88e9"
  },
  {
    "originalname": "igr2.pdf",
    "filename": "1726739249416_igr2.pdf",
    "path": "cases/66e7c556a1f1577e0b25a57d/
processingDocuments/1726739249416_igr2.pdf",
    "size": "96233",
    "createdAt": "Thu Sep 19 2024 15:17:29 GMT+0530 (India Standard Time)",
    "uploadedBy": "5fc78e26625ecd20ec1f88e9"
  }
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      "size": "942018",
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    }
  ],
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  "audioRemarks": [],
  "remarks": [
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      "createdBy": {
        "_id": "5fc78e26625ecd20ec1f88e9",
        "role": "MAKER+CHECKER",
        "firstName": "Vaishali",
        "lastName": "Sarmalkar",
        "profilePhoto": "users\\5fc78e26625ecd20ec1f88e9\\
\\profilePhoto_1622369721406_Vaishali Sarmalkar Photo.jpg"
      },
      "workType": "RATE_VERIFY",
      "display": true,
      "status": true,
      "_id": "66ebf339107b3378fb9feba6",
      "note": "Value shared",
      "taskId": "66e7c55e107b3378fb9dfce5",
      "createdAt": "2024-09-19T09:47:37.021Z"
    }
  ],
  "createdAt": "2024-09-16T05:42:46.114Z",
  "updatedAt": "2024-09-20T07:00:42.643Z",
  "__v": 0,
  "updatedBy": "5fc78e26625ecd20ec1f88e9",
  "addressForMap": "",
  "caseReferredBy": "64abdb2806d6ec174986d16b",
  "contactPersonName": "Mr. Nurul Hasan Mohd Idrees Khan",
  "email": "",
  "isExternal": "false",
  "isUrgent": "false",
  "ownershipShare": "",
  "proposePurchaserName": "",
  "purchaseValueAsPerDocument": "",
  "relationWithOwner": "self",
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"siteVisitContactNo": "8080261571",
"briefDescOfProperty": "1 Bedroom + Living Room + Kitchen + Bathroom + WC + 2
Balcony",
"carpetTotal": "422",
"finalMeasurementType": "Sq. Ft.",
"otherCarpetTotal": "0.00",
"siteVisitDate": "2024-09-18",
"buildingServicesRate": "2500",
"finalAreaType": "Carpet Area",
"finalAsPerArea": "Agreement for sale",
"finalBuiltUpPercentage": "10",
"finalCarpetConvertToBuiltUpPer": "10",
"finalValuationAreaString": "Carpet Area in Sq. Ft. = 436.00",
"flatRate": "5200",
"landOtherRate": "2700",
"shopDetails": {
  "typeOfShops": null,
  "roadFacing": false,
  "mall": false
},
"builtupPercentage": "10",
"finalBuiltupArea": "464.20",
"finalCarpetArea": "422.00",
"finalSalableArea": "510.62",
"salablePercentage": "10",
"toBeAdded": "",
"extendOfSiteRemark": "Carpet Area in Sq. Ft. = 339.00\nOther Usuable Area in Sq.
Ft. = 97",
"siteMeasurementRemark": "Carpet Area in Sq. Ft. = 346.00\nBalcony Area in Sq. Ft.
= 76.00\n\n",
"finalSaleablePercentage": "0",
"landDetails": {
  "holdType": {
    "label": "Free Hold",
    "value": "Free_Hold"
  },
  "leaseDetails": {
    "lessorName": "",
    "lesseeName": "",
    "leasePremium": "",
    "leaseRent": "",
    "leasePeriod": 0,
    "leaseFrom": "",
    "leaseTo": "",
    "remainingLeasePeriod": 0,
    "leaseDate": ""
  }
}
```

```
}  
},  
"reportGeneratedDate": "Fri Sep 20 2024 09:49:05 GMT+0530 (India Standard Time)"  
}
```

Name	Length	Width	Total
Composition :			
Living Room	13'00"	9'00"	117.00
Bedroom	12'00"	8'00"	96.00
Kitchen	16'0"	6'0"	96.00
Bathroom	3'00"	7'00"	21.00
WC	4'00"	4'00"	16.00
Balcony	3'0"	9'0"	27.00
Balcony	7'00"	7'00"	49.00
Other Composition :			