

VALUATION OPINION REPORT

This is to certify that the under construction property bearing Residential Flat No. 11, 4th Floor, "Vakratund Pristine Apartment", Near Nana Nani Garden, Plot No. 25, Kuthule Mala, Village - Vihitgaon, Taluka - Nashik, District - Nashik, 422101, State - Maharashtra, India belongs to **Shri.Rajendra Ashok Baravkar**.

Boundaries	:	Building	Flat
North	:	Survey No.26	Marginal Space
South	:	Plot No.16	Flat No.12
East	:	Survey No.17	Marginal Space
West	:	Plot No.24 & Road	Lift, Passage & Flat No.10

Considering various parameters recorded, existing economic scenario, and the information that is available with reference to the development of neighbourhood and method selected for valuation, we are of the opinion that, the property premises can be assessed for this particular purpose at **₹ 42,15,000.00 (Rupees Forty Two Lakh Fifteen Thousand Only) After completion of construction works**. As per Site Inspection **85%** Construction Work is Completed.

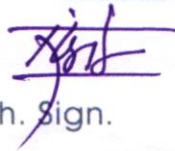
The valuation of the property is based on the documents produced by the concern. Legal aspects have not been taken into considerations while preparing this report.

Hence certified

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

Manoj Chalikwar

Digitally signed by Manoj Chalikwar
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Date: 2024.09.21 11:15:28 +05'30'



Director

Auth. Sign.



Manoj Chalikwar

Govt. Reg. Valuer Chartered

Engineer (India)

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

Bank Of Baroda Empanelment No.: ZO :MZ:ADV:46:941 Encl.:

Valuation report

