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{
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    "RVDSValues": true,
    "proportionateValue": false
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  },
  "toAssess": {
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  "creditOfficer": {
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    },
    "firstName": "HEMANT MALI",
    "type": "CREDITOFFICER",
    "_id": "63d11f66be948726cc141b99",
    "email": "hemant.mali@sbi.co.in",
    "mobileNo": "7709850820",
    "workMobileNo": "7709850820",
    "lastName": "MALI"
  },
  "fees": {
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  "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"
},
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  "initial": "SBI",
  "remark": "Temp",
  "status": true
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"branch": {
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  "type": "BRANCH",
  "name": "SME Goregaon East Branch",
  "email": "sbi.12521@sbi.co.in",
  "mobileNo": "02229271570",
  "alternateMobileNo": "02229271564",
  "address": "Block no 101, First Floor, Kohinoor Industrial Estate, Western Express
Highway Goregaon (E) Mumbai 400063",
  "ledgerName": "",
  "fax": "",
  "sendStructuralCertificate": "0"
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"assetsClass": {
  "value": "Land_&_Building_/_Immovable_Property",
  "label": "Land & Building / Immovable Property"
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  "email": "temkarsahdaev@gmail.com",
  "lastName": "TEMKAR",
  "mobileNo": "9869931652",
  "shortName": "SAHADEV",
  "workWithDocumentMaker": ""
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"siteEngineer": {
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  "role": "SITEENGINEER",
  "firstName": "Deepak ",
  "email": "daksh7831@gmail.com",
  "lastName": "Jain ",
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  "designation": "",
  "shortName": "DJ",
  "workWithDocumentMaker": ""
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"rateVerifier": {
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  "role": "MAKER + RATE VERFIER + CHEAKER",
  "firstName": "Shobha",
  "email": "shobha@vastukala.org",
  "lastName": "Kuperkar",
  "mobileNo": "9004134140",
  "designation": "",
  "shortName": "SH",
  "workWithDocumentMaker": "",
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  "role": "MAKER",
  "firstName": "Pradnya ",
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        "value": "IBBI/RV/07/2018/10366",
        "label": "Registered Valuer"
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  {
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    "_id": "5ffe92d27737ca4d986b6453",
    "role": "VALUER",
    "firstName": "Manoj",
    "email": "manoj@vastukala.org",
    "lastName": "Chalikwar",
    "mobileNo": "9819597579",
    "designation": "Registered Valuer",
    "registrationNo": [
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        "_id": "60af80072ffdf65bcd658651",
        "number": "IBBI/RV/07/2018/10366"
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    "number": "IBBI/RV/07/2018/10366"
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"PANNo": "AERPC9086P",
"fatherName": "Baburao"
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  "value": "BANK"
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"location": {
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"siteVisit": {
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],
"visitedDate": [
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    "status": "COMPLETED",
    "dateTime": "2024-09-24",
    "remark": "MANUAL_IN_TASK"
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  {
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  "finalMeasurementType": "Sq. Ft.",
  "underConstruction": false
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"village": {
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  "label": true
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  "value": "",
  "label": true
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  "value": "Mumbai Suburban ",
  "label": true
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  "value": "",
  "label": true
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  "key": "buildingName",
  "value": "DB Woods Co-Op. Hsg. Soc. Ltd. ",
  "label": false
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  "value": "Off. Krishna Vatika Marg, Gokuldham Road ",
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  "label": false
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  "key": "landmark",
  "value": "",
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  "label": true
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  "value": "",
  "label": false
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  "label": true
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  "label": true
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  "label": true
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  "key": "selectNo",
  "value": "1704",
  "label": false
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  "key": "khataNo",
  "value": "",
  "label": false
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  "key": "mouza",
  "value": "",
  "label": true
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  "key": "SRO",
  "value": "",
  "label": false
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  "value": "",
  "label": false
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  "key": "postalCode",
  "value": "PIN - 400 063",
  "label": false
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  "key": "suburb",
  "value": "Goregaon (East)",
  "label": false
}
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"flatSpecifications": {
  "roof": {
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    "label": "R. C. C. Slab"
  },
  "flooring": {
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    "label": "Partly Italian Marble, Partly Vitrified Tile , Partly Wooden Flooring"
  },
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    "label": "Teak Wood Door frame with Solid flush door"
  },
  "windows": {
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    "label": "Proposed Powder coated aluminium sliding windows"
  },
  "fittings": {
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    "label": "Joint Ownership"
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    "label": "Higher Middle Class"
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  "populationGroupList": {
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    "label": "Urban"
  },
  "townplanApprovedByList": {
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    "label": "Municipal Corporation of Greater Mumbai (MCGM)"
  },
  "whetherCoveredUnderAnyState": {
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    "label": "No"
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    "west": "HPCL Staff Quarters ",
    "south": "Gokuldharm Colony ",
    "east": "Mohan Gokhale Road "
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  "asPerDocumentAgreement": {
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    "west": "Details not available ",
    "south": "Details not available ",
    "east": "Details not available "
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      "east": "Marginal Space ",
      "south": "Marginal Space ",
      "west": "Marginal Space "
    },
    "asPerDocument": {
      "north": "Details not available ",
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    "south": "Details not available ",
    "west": "Details not available "
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  },
  "taxies": {
    "title": "Taxies"
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  "auto": {
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  },
  "privateCars": {
    "title": "Private Cars"
  }
},
"extraDetailOfProperty": "",
"dateOfIssusApprovePlan": "As Occupancy Certificate is received may be assumed
that the construction is as per sanctioned plan",
"approvePlanVerified": "N.A.",
"empanelledOfApprovePlan": "N.A.",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
"compoundWall": ""
},
"landAndBuildingDetails": {
  "actualBuildingBoundaries": [],
  "documentsBuildingBoundaries": []
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  "depreciationRatioOfBuilding": "",
  "salvageValue": "10",
  "buildingServicesDepreciatedRate": "450",
  "depreciatedCostOfConstruction": "31550.00",
  "depreciatedBuildingRate": "2550"
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"igrRate": {
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"landRate": "88390",
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"squareFeetGuideLineRate": "18094.00"
},
"igrFinalRate": {
  "floorRatePercentage": "10",
  "depreciationPercentage": "90",
  "rate": "17106.00",
  "squareFeetGuideLineRate": "17106.00",
  "squareMeterGuideLineRate": "184128.00"
},
"outgoingDetail": {
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  "propertyTypeOfUseList": {
    "value": "Residential_Purpose",
    "label": "Residential Purpose"
  },
  "propertyOccupiedByList": {
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    "label": "Owner Occupied"
  },
  "monthlyRent": "1,20,000/- (Expected rental income per month)",
  "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 MCGM norms ",
  "tenantName": "",
  "maintenanceOfFlat": "Good "
},
"marketability": {
  "marketabilityList": {
    "value": "Good",
    "label": "Good"
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  "negativeFactorsOfAffectMarketValue": "No"
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"value": "rcc_Slab",
"label": "R. C. C. Slab"
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"partitions": {
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"label": "6\" Thk. Brick Masonery"
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"waterTank": {
"value": "MunicipalWaterSupply",
"label": "Municipal Water Supply"
},
"pavementLaid": {
"value": "Yes",
"label": "Yes"
},
"carParking": "Along with Two Car Parking Spaces",
"constructionWorkStatus": {
"value": "Completed",
"label": "Completed"
},
"asthetikLook": {
"value": "Plain_Looking",
"label": "Plain Looking"
},
"dateOfConstruction": {
"date": "1",
"month": "1",
"year": "2014",
"fullDate": "1/1/2014"
},
"planningArea": {
"value": "Residential",
"label": "Residential"
},
"typeOfStructure": {
"value": "R.C.C._Framed_Structure",
"label": "R.C.C. Framed Structure"
},
"typeOfFoundation": {
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"label": "R.C.C. Foundation"
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"qualityOfConstruction": {
"value": "Good",
"label": "Good"
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"materialUsedList": {
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"structuralSafety": {
  "value": "Good",
  "label": "Good"
},
"protAgainstNatDis": {
  "value": "Good",
  "label": "Good"
},
"sewerageSystem": {
  "value": "MunicipalSewerageSystem",
  "label": "Connected to Municipal Sewerage System"
},
"walls": {
  "value": "1",
  "label": "Yes"
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"appearanceOfTheBuilding": {
  "value": "Good",
  "label": "Good"
},
"maintenanceOfTheBuilding": {
  "value": "Good",
  "label": "Good"
},
"maintenanceIssues": {
  "value": "1",
  "label": "Yes"
},
"visibleDamageInBuilding": {
  "value": "1",
  "label": "Yes"
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"systemOfAirConditioning": {
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  "label": "Yes"
},
"provisionOfFirefighting": {
  "value": "1",
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"label": "Yes"
},
"groundStilt": {
  "value": "Lower_Ground_Floor",
  "label": "Lower Ground Floor"
},
"yearOfConstructionAsPer": {
  "value": "as_per_occupancy_certificate",
  "label": "As per occupancy certificate"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "50",
"ageOfBuilding": "10",
"noOfBasement": "",
"noOfPodium": "8",
"noOfAmenityFloors": "",
"noOfFloors": "45",
"flatFloorNo": "17",
"noOfLifts": "4",
"noOfDwellingUnitsInBuilding": "4"
},
"finalPlinthArea": {
  "area": "1932.00",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 20%"
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"routeMap": {
  "routeMapDetail": {
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routeMap_1727269500546_Image.png",
    "routeLat": "19.171837",
    "routeLng": "72.870794",
    "stationName": "Aarey ",
    "routeDistance": "2.2 Km. ",
    "routeStation": {
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      "label": "Metro Station"
    }
  }
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"finalLatLng": {
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"type": "Point"
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    "name": "a2ufbp",
    "image": "cases/66ef6627bdd9ce4dabd001d6/
routeMap_1727269415089_Image.png"
  }
]
},
"valuation": {
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    "depreciationPercentage": "",
    "depreciatedCostOfConstruction": "",
    "totalFairMarketValue": ""
  },
  "wardrobesRate": "0",
  "totalwardrobesRate": "0",
  "wardrobesQty": "0",
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  "showcasesRate": "0",
  "totalshowcasesRate": "0",
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  "kitchenArrangementsRate": "0",
  "totalkitchenArrangementsRate": "0",
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  "superfineFinishRate": "0",
  "totalsuperfineFinishRate": "0",
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  "totalinteriorDecorationsRate": "0",
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  "totalelectricityDepositsRate": "0",
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"outward": {
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  "number": "2308365",
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"rateVerify": {
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    "status": false
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  "fullBuildingRcc": {
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    "status": false
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  "internalBrickWork": {
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  "status": false
},
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  "label": "Window",
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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"passageStaircaseLobbyDevelopment": {
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  "status": false
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  "isHideFloor": true,
  "status": false
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  "floorsCompleted": "",
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      "orientation": "portrait"
    }
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  "externalPhotos": [
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      "orientation": "portrait"
    },
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externallmg_1727266893643_WhatsApp_Image_20240925_at_54915_PM_7.jpeg",
      "orientation": "portrait"
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    "orientation": "portrait"
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    "orientation": "portrait"
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    "status": false,
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    "orientation": "portrait"
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    "status": false,
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externallmg_1727266903791_WhatsApp_Image_20240925_at_54915_PM_13.jpeg",
    "orientation": "portrait"
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    "name":
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    "orientation": "portrait"
  },
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    "status": false,
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externallmg_1727266903776_WhatsApp_Image_20240925_at_54915_PM_10.jpeg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "66f400587d6d262b2ba881d5",
    "name":
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"parkingImages": [],
"societyNameBoardImage": [],
"compositionImages": []
},
"indicatorRange": {
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    "max": "34483.00"
  },
  "builtUpRateRange": {
    "min": "26114.00",
    "max": "28736.00"
  },
  "saleableRateRange": {
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    "max": "0.00"
  }
}
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    "isEditable": true
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    "isEditable": true
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": true
  },
  "interiorDecorations": {
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    "quantity": "0.00",
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"ratePerUnit": "0.00",
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"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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"extraCollapsibleGates": {
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  "ratePerUnit": "0.00",
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  "status": true,
  "isEditable": true
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"potentialValue": {
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"others": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"totalValues": {
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  "quantity": "",
  "ratePerUnit": "",
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  "status": true,
  "isEditable": false
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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
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"type": "CASE",
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  "value": "LEAD"
},
"siteVisitType": "FULL",
"isExternalReport": false,
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"finalValuationArea": "1610.00",
"empanelmentNo": [
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"isAdvanceInvoice": false,
"status": true,
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"paymentStatus": "PENDING",
"invoiceIds": [],
"paymentIds": [],
"_id": "66ef6627bdd9ce4dabd001d6",
"ownerName": "Mr. Dibakar Chatterjee & Mrs. Jayati Chatterjee ",
"ownerPhoneNo": "9372260109",
"appAddress": "Flat No. 1704, on 17th Floor,A-Wing DB Woods co-operative Housing
Society Ltd. C. T. S. No.156,157of village Dindoshi,off Krishna Vatika Marg,Gokuldharm
Road,Goregaon East Mumbai -400063",
"remark": "",
"documents": [
  {
    "documentType": {
      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    }
  },
  "inputs": {
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"documentDate": "06/09/2017",
"from": {
  "value": "Transferor",
  "label": "Transferor"
},
"Transferor": "Mr. Umesh Agrawal & Mr. Rohini Agrawal",
"to": {
  "value": "Transferee",
  "label": "Transferee"
},
"Transferee": "Mr. Dibakar Chatterjee & Mrs. Jayati Chatterjee ",
"number": {
  "value": "No",
  "label": "No"
},
"No": "10231 / 2017"
},
"isHardCopy": false,
"displayStatus": true,
"fileName": "document_1727266711535_Agreement.pdf",
"path": "cases/66ef6627bdd9ce4dabd001d6/
document_1727266711535_Agreement.pdf",
"id": "112620",
"uploadedBy": "62fe044a48a26047e6552796",
"createdAt": "Wed Sep 25 2024 17:48:32 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
    "value": "60ae124baa6d152c1801b2fd",
    "label": "Occupancy Certificate"
  },
  "inputs": {
    "documentDate": "23/12/2014",
    "nameOfApprovingAuthority": {
      "value": "Municipal_Corporation_of_Greater_Mumbai",
      "label": "Municipal Corporation of Greater Mumbai"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "Not Legible "
  },
  "isHardCopy": false,
  "displayStatus": false,
  "fileName": "document_1727267220522_243656.pdf",
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    "uploadedBy": "62fe044a48a26047e6552796",
    "createdAt": "Wed Sep 25 2024 17:57:00 GMT+0530 (India Standard Time)"
  }
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"caseNumber": "011392",
"createdBy": "667112d324f3ba1343e5ac5c",
"caseHistory": [
  {
    "id": "513208",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Sun Sep 22 2024 06:04:47 GMT+0530 (India Standard Time)"
  }
],
"owners": [
  {
    "name": "Mr. Dibakar Chatterjee & Mrs. Jayati Chatterjee ",
    "phone": "9372260109",
    "ownershipShare": "",
    "email": "",
    "id": "675960"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [
  {
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      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "194762",
    "name": "Living Room",
    "length": "21.42",
    "length1": "21",
    "length2": "5",
    "width": "18.00",
    "width1": "18",
    "width2": "00",
    "totalArea": "385.50",
    "images": [],
    "extraAreas": [],
    "finalArea": "385.50"
  }
]
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},
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  "measurementType": {
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    "label": "Square Feet"
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  "name": "Passage",
  "length": "116.00",
  "length1": "116",
  "length2": "00",
  "width": "1.00",
  "width1": "1",
  "width2": "00",
  "totalArea": "116.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "116.00"
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  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
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  "name": "Toilet",
  "length": "7.42",
  "length1": "7",
  "length2": "5",
  "width": "5.58",
  "width1": "5",
  "width2": "7",
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  "images": [],
  "extraAreas": [],
  "finalArea": "41.41"
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  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "3",
  "name": "Bedroom",
  "length": "12.42",
  "length1": "12",
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"length2": "5",
"width": "10.50",
"width1": "10",
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"totalArea": "130.37",
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"finalArea": "130.37"
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    "value": "Square_Feet",
    "label": "Square Feet"
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  "id": "4",
  "name": "Bedroom",
  "length": "185.00",
  "length1": "185",
  "length2": "00",
  "width": "1.00",
  "width1": "1",
  "width2": "00",
  "totalArea": "185.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "185.00"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "5",
  "name": "Kitchen",
  "length": "12.08",
  "length1": "12",
  "length2": "1",
  "width": "9.17",
  "width1": "9",
  "width2": "2",
  "totalArea": "110.76",
  "images": [],
  "extraAreas": [],
  "finalArea": "110.76"
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"measurementType": {
  "value": "Square_Feet",
  "label": "Square Feet"
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"id": "6",
"name": "Toilet",
"length": "46.00",
"length1": "46",
"length2": "00",
"width": "1.00",
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"width2": "00",
"totalArea": "46.00",
"images": [],
"extraAreas": [],
"finalArea": "46.00"
},
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  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "7",
  "name": "Store Room",
  "length": "64.00",
  "length1": "64",
  "length2": "00",
  "width": "1.00",
  "width1": "1",
  "width2": "00",
  "totalArea": "64.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "64.00"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "8",
  "name": "Bedroom",
  "length": "13.00",
  "length1": "13",
  "length2": "00",
  "width": "11.00",
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"width1": "11",
"width2": "00",
"totalArea": "143.00",
"images": [],
"extraAreas": [],
"finalArea": "143.00"
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{
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    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "9",
  "name": "Bedroom",
  "length": "176.00",
  "length1": "176",
  "length2": "00",
  "width": "1.00",
  "width1": "1",
  "width2": "00",
  "totalArea": "176.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "176.00"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "10",
  "name": "Toilet",
  "length": "7.42",
  "length1": "7",
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  "width2": "00",
  "totalArea": "37.08",
  "images": [],
  "extraAreas": [],
  "finalArea": "37.08"
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    "value": "Square_Feet",
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    "label": "Square Feet"
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  "name": "Toilet",
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  "length2": "0",
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  "width2": "0",
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  "images": [],
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  "extraAreas": []
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"otherComposition": [
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      "value": "Carpet"
    },
    "name": {
      "label": "Balcony Area",
      "value": "Balcony_Area"
    },
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
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    "length": "19.00",
    "length1": "19",
    "length2": "00",
    "width": "7.00",
    "width1": "7",
    "width2": "00",
    "totalArea": "133.00",
    "images": [],
    "extraAreas": [],
    "finalArea": "133",
    "percentageBeforeTotal": "133.00",
    "percentage": "100"
  },
  {
    "toBeAdded": {
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    "label": "Carpet",
    "value": "Carpet"
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  "name": {
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    "value": "Dry_Balcony_Area"
  },
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    "label": "Square Feet"
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  "filename": "1727263694400_1720852286355_1718776194681_1716026508753_1
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  }
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      "lastName": "Kuperkar",
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"updatedAt": "2024-09-26T07:30:12.990Z",
"__v": 0,
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  "label": "Retail"
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"email": "",
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"ownershipShare": "",
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"buildingServicesRate": "3000",
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= 133.00\nDry Balcony Area in Sq. Ft. = 71.00\n\n",
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  "leaseFrom": "",
  "leaseTo": "",
  "remainingLeasePeriod": 0,
  "leaseDate": ""
}
},
"reportGeneratedDate": "Thu Sep 26 2024 17:37:47 GMT+0530 (India Standard
Time)",
"siteVisitDate": "2024-09-24"
}

```

Name	Length	Width	Total
Composition :			
Living Room	21'5"	18'00"	385.50
Passage	116'00"	1'00"	116.00

Toilet	7'5"	5'7"	41.41
Bedroom	12'5"	10'6"	130.37
Bedroom	185'00"	1'00"	185.00
Kitchen	12'1"	9'2"	110.76
Toilet	46'00"	1'00"	46.00
Store Room	64'00"	1'00"	64.00
Bedroom	13'00"	11'00"	143.00
Bedroom	176'00"	1'00"	176.00
Toilet	7'5"	5'00"	37.08
Toilet	57'0"	1'0"	57.00
Other Composition :			
Balcony Area	19'00"	7'00"	133.00
Dry Balcony Area	71'0"	1'0"	71.00