

For VASTUKALA CONSULTANTS (I) PVT LTD.
 Sharadkumar Chalikwar
 Director
 Sharadkumar B. Chalikwar
 Govt. Reg. Valuer
 Chartered Engineer (India)
 Reg. No. (N) CCIT/1-14/52/2008-09
 Encl. Valuation report.

Auth. Sign

Nashik: 4, 1st Floor, Madhulalji Estate, Vrundavan Nagar, Jyoti Sanku Naka (1st Road),
 Anagan, Nashik-422003 (M.S.), INDIA
 Email: nashik@vastukala.co.in | Tel: +91 253 4068363/82203 60554
 Our Pan India Presence at
 Mumbai Pune Ahmedabad Jaipur
 Hyderabad Nashik Bhopal
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 Mumbai@vastukala.co.in
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MSME Reg No: UDYAM-MH-18-0083561
 An ISO 9001:2015 Certified Company
 CIN: U74120MH2010PTC207866



Vastukala Consultants (I) Pvt. Ltd.

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Vastu/Nashik/09/2024/011471/2308354
 25/12-360-CCRU
 Date: 25.09.2024

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 18, 4th Floor, "Shree Ganesh Residency Apartment", Opposite Tambe Farm, Plot No. 3+4, Peth Road, Village - Makhmalabad, Taluka - Nashik, District - Nashik, 422004, State - Maharashtra, India belongs to Sau.Kavita Vilas Sonawane. Name of Proposed Purchaser is Shri.Prashant Gulabrao Patil.

Boundaries	:	Building	Flat
North	:	Survey No.413	Flat No.17
South	:	9.00 Meter Colony Road	Open to Sky
East	:	Open Space	Open to Sky
West	:	9.00 Meter Colony Road	Staircase & Flat No.15

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 ₹ 23,44,230.00 (Rupees Twenty Three Lakh Forty Four Thousand Two Hundred Thirty 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 report.

Hence certified

For VASTUKALA CONSULTANTS (I) PVT. LTD.

Manoj Chalikwar
 Director

Digitally signed by Manoj Chalikwar
 DN: cn=Manoj Chalikwar, o=Vastukala
 Consultants (I) Pvt. Ltd., ou=Mumbai,
 email=manoj@vastukala.co.in, c=IN
 Date: 2024.09.25 17:36:18 +05'30'

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

Received
 26/09/2024

Nashik: 4, 1st Floor, Madhulalji Estate, Vrundavan Nagar, Jyoti Sanku Naka (1st Road),
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