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    "RVDSValues": true,
    "proportionateValue": false
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  "toAssess": {
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    },
    "firstName": "Samita",
    "type": "CREDITOFFICER",
    "_id": "66a21fa11b03a77e0e1799bb",
    "email": "samita.kumbhar@cosmosbank.in",
    "lastName": "kumbhar",
    "mobileNo": "",
    "workMobileNo": "9821239469"
  },
  "fees": {
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  "email": "vastukalamumbai@vastukala.com",
  "address": "B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai,
Andheri(East), Mumbai - 400 072. ",
  "city": "Mumbai"
},
"client": {
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  "type": "BANK",
  "name": "Cosmos Bank",
  "displayName": "Cosmos Bank",
  "initial": "CB",
  "remark": "Temp",
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"branch": {
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  "branchCode": "000011",
  "type": "BRANCH",
  "name": "Dadar Branch ",
  "email": "dadar@cosmosbank.in",
  "mobileNo": "02224476018",
  "alternateMobileNo": "8369167372",
  "address": "Horizon Bldg.,1st Floor, Ranade Road & Gokhale Road, Dadar (West),
Mumbai - 400 028, State - Maharashtra, Country - India.",
  "ledgerName": "COSMOS BANK - DADAR",
  "fax": "",
  "sendStructuralCertificate": "0"
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"assetsClass": {
  "value": "Land_&_Building_/_Immovable_Property",
  "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": "PICKUPPERSON",
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  "email": "rampatakar1991@gmail.com",
  "lastName": "Patkar",
  "mobileNo": "7045746060",
  "shortName": "RP",
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  "_id": "64e5a649daae6a1c98101989",
  "role": "SITEENGINEER",
  "firstName": "Sameer",
  "email": "sameeryp2010@gmail.com",
  "lastName": "Parab",
  "mobileNo": "8291009567",
  "designation": "Site Engineer",
  "shortName": "Sameer",
  "workWithDocumentMaker": "62ea09ea4e679b264caf07d7"
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  "role": "MAKER + RATE VERFIER + CHEAKER",
  "firstName": "Shobha",
  "email": "shobha@vastukala.org",
  "lastName": "Kuperkar",
  "mobileNo": "9004134140",
  "designation": "",
  "shortName": "SH",
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        "label": "Registered Valuer"
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    "role": "VALUER",
    "firstName": "Manoj",
    "email": "manoj@vastukala.org",
    "lastName": "Chalikwar",
    "mobileNo": "9819597579",
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  "number": "CAT-I-F-1763"
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  "title": {
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    "label": "Chartered Engineer"
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"PANNo": "AERPC9086P",
"fatherName": "Baburao"
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      "dateTime": "2024-10-04",
      "remark": "contact - Dhanshree pendharkar "
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    {
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      "remark": "MANUAL_IN_TASK"
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  "schedule": []
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  "finalMeasurementType": "Sq. Ft.",
  "underConstruction": false
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    "label": true
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  "village": {
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  "label": true
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  "value": "",
  "label": false
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  "label": true
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  "label": false
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  "label": true
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  "label": true
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  "label": true
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  "value": "",
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  "key": "SRO",
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  "key": "policeStation",
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"value": "",
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  "status": true,
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  "key": "suburb",
  "value": "Badlapur (East)",
  "label": false
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"flatSpecifications": {
  "roof": {
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    "label": "R. C. C. Slab"
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  "flooring": {
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    "label": "Vitrified Tile Flooring"
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  "doors": {
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    "label": "Teak Wood Door frame with Solid flush door"
  },
  "windows": {
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    "label": "Aluminium Sliding Windows with window grills"
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  "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 "
  },
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  }
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"populationGroupList": {
  "value": "Urban",
  "label": "Urban"
},
"townplanApprovedByList": {
  "value": "Kulgaon_Badlapur_Municipal_Council",
  "label": "Kulgaon Badlapur Municipal Council"
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"whetherCoveredUnderAnyState": {
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  "label": "No"
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  "west": "Internal Road ",
  "south": "Internal Road ",
  "east": "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": "Flat No. 302",
    "south": "Staircase ",
    "west": "Marginal Space "
  },
  "asPerDocument": {
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"title": "Boundaries of The Flat"
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"whichTheLocalityIsServed": {
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    "status": false
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  "auto": {
    "title": "Auto",
    "status": true
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  "privateCars": {
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    "status": true
  }
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"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": "",
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  "value": "ordinary",
  "label": "Ordinary"
},
"compoundWall": "All external walls are 9\" thick and partition walls are 6\" thick"
},
"landAndBuildingDetails": {
  "actualBuildingBoundaries": [],
  "documentsBuildingBoundaries": []
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"compositeRate": {
  "remark": "",
  "depreciationPercentage": "13.5",
  "depreciationRatioOfBuilding": "",
  "salvageValue": "10",
  "buildingServicesDepreciatedRate": "337.5",
  "depreciatedCostOfConstruction": "5962.50",
  "depreciatedBuildingRate": "2162.5"
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"igrRate": {
  "propertyName": "Residential",
  "rate": "52400",
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  "squareMeterGuideLineRate": "52400.00",
  "squareFeetGuideLineRate": "4868.00"
},
"igrFinalRate": {
  "floorRatePercentage": "0",
  "depreciationPercentage": "91",
  "rate": "4499.00",
  "squareFeetGuideLineRate": "4499.00",
  "squareMeterGuideLineRate": "48430.00"
},
"outgoingDetail": {
  "areaStatusList": {
    "value": "Medium",
    "label": "Medium"
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  "propertyTypeOfUseList": {
    "value": "Residential_Purpose",
    "label": "Residential Purpose"
  },
  "propertyOccupiedByList": {
    "value": "Owner_Occupied",
    "label": "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 local norms ",
  "tenantName": "",
  "maintenanceOfFlat": "Good"
},
"marketability": {
  "marketabilityList": {
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    "label": "Good"
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  "anyFavouringForExtraPotentialValue": "Located in developed area ",
  "negativeFactorsOfAffectMarketValue": "No"
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"siteMeasurement": {
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  "partitions": {
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    "label": "6\" Thk. Brick Masonery"
  },
  "waterTank": {
    "value": "MunicipalWaterSupply",
    "label": "Municipal Water Supply"
  },
  "pavementLaid": {
    "value": "Yes",
    "label": "Yes"
  },
  "carParking": "Stilt / Open Car Parking Space ",
  "constructionWorkStatus": {
    "value": "Completed",
    "label": "Completed"
  },
  "asthetikLook": {
    "value": "Plain_Looking",
    "label": "Plain Looking"
  },
  "dateOfConstruction": {
    "date": "1",
    "month": "1",
    "year": "2015",
    "fullDate": "1/1/2015"
  },
  "planningArea": {
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    "label": "Residential"
  },
  "typeOfStructure": {
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    "label": "R.C.C. Framed Structure"
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  "typeOfFoundation": {
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    "label": "R.C.C. Foundation"
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  "qualityOfConstruction": {
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"value": "Good",
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"materialUsedList": {
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},
"structuralSafety": {
"value": "Good",
"label": "Good"
},
"protAgainstNatDis": {
"value": "Good",
"label": "Good"
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"sewerageSystem": {
"value": "MunicipalSewerageSystem",
"label": "Connected to Municipal Sewerage System"
},
"walls": {
"value": "1",
"label": "Yes"
},
"appearanceOfTheBuilding": {
"value": "Good",
"label": "Good"
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"maintenanceOfTheBuilding": {
"value": "Normal",
"label": "Normal"
},
"maintenanceIssues": {
"value": "1",
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"visibleDamageInBuilding": {
"value": "1",
"label": "Yes"
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"systemOfAirConditioning": {
"value": "1",
"label": "Yes"
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},
"provisionOfFirefighting": {
  "value": "1",
  "label": "Yes"
},
"groundStilt": {
  "value": "Part_Ground_and_Part_Stilt",
  "label": "Part Ground + Part Stilt"
},
"yearOfConstructionAsPer": {
  "value": "as_per_occupancy_certificate",
  "label": "As per occupancy certificate"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "51",
"ageOfBuilding": "9",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "7",
"flatFloorNo": "3",
"noOfLifts": "1",
"noOfDwellingUnitsInBuilding": "6"
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"finalPlinthArea": {
  "area": "588.00",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 20%"
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"routeMap": {
  "routeMapDetail": {
    "routeMapImg": "cases/66fe8d33f667804969b5646f/
routeMap_1728107439222_Image.png",
    "routeLat": "19.160222",
    "routeLng": "73.232278",
    "stationName": "Badlapur",
    "routeDistance": "1.4 Km. ",
    "routeStation": {
      "value": "Railway_Station",
      "label": "Railway Station"
    }
  }
},
"finalLatLng": {
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  "type": "Point"
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    "id": "706o0n",
    "name": "706o0n",
    "image": "cases/66fe8d33f667804969b5646f/
routeMap_1728107248776_Image.png"
  }
]
},
"valuation": {
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    "depreciationPercentage": "13.5",
    "depreciatedCostOfConstruction": "198450.00",
    "totalFairMarketValue": "2888550.00"
  },
  "wardrobesRate": "0",
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  "wardrobesQty": "0",
  "showcasesQty": "0",
  "showcasesRate": "0",
  "totalshowcasesRate": "0",
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  "kitchenArrangementsRate": "0",
  "totalkitchenArrangementsRate": "0",
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  "superfineFinishRate": "0",
  "totalsuperfineFinishRate": "0",
  "interiorDecorationsQty": "0",
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  "totalinteriorDecorationsRate": "0",
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  "totalelectricityDepositsRate": "0",
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  "totalextraCollapsibleGatesRate": "0",
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"distressValuePercentage": "80",
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"bookValueDocument": null,
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"bookValue": "0"
},
"outward": {
  "status": false,
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},
"rateVerify": {
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"underConstruction": {
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    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": true
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  "rccPlinth": {
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    "isHideFloor": false,
    "status": false
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  "fullBuildingRcc": {
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    "isHideFloor": false,
    "status": false
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  "internalBrickWork": {
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    "floorsCompleted": "",
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"percentage": "0.00",
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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"externalPlastering": {
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  "isHideFloor": false,
  "status": false
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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  "label": "Window",
  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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"flooringTilingKitchenPlatform": {
  "label": "Flooring, Tiling, Kitchen Platform",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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}
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"externalPainting": {
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  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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"passageStaircaseLobbyDevelopment": {
  "label": "Passage, Staircase & Lobby Development",
  "floorsCompleted": "",
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  "isHideFloor": true,
  "status": false
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"externalDevelopmentFinalFinishing": {
  "label": "External Development & Final Finishing",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
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  "floorsCompleted": "",
  "percentage": "0.00",
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    "status": true
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      "orientation": "portrait"
    }
  ],
  "selfieWithSiteVisitImages": [],
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      "orientation": "portrait"
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      "orientation": "portrait"
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      "name": "externallmg_1728021820902_1728021802579_image_3.jpeg",
      "path": "cases/66fe8d33f667804969b5646f/externallmg_1728021820902_1728021802579_image_3.jpeg",
      "orientation": "landscape"
    }
  ],
}
```

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  "name": "externallmg_1728021831783_1728021802579_image_7.jpeg",
  "path": "cases/66fe8d33f667804969b5646f/
externallmg_1728021831783_1728021802579_image_7.jpeg",
  "orientation": "landscape"
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  "_id": "66ff85619f017e71bbf9506c",
  "name": "externallmg_1728021828724_1728021802579_image_6.jpeg",
  "path": "cases/66fe8d33f667804969b5646f/
externallmg_1728021828724_1728021802579_image_6.jpeg",
  "orientation": "landscape"
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  "status": false,
  "_id": "66ff850f6d2a1871dd6b0930",
  "name": "externallmg_1728021771896_1728021749311_image_5.jpeg",
  "path": "cases/66fe8d33f667804969b5646f/
externallmg_1728021771896_1728021749311_image_5.jpeg",
  "orientation": "landscape"
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  "path": "cases/66fe8d33f667804969b5646f/
externallmg_1728021825937_1728021802579_image_5.jpeg",
  "orientation": "portrait"
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  "status": false,
  "_id": "66ff850f6d2a1871dd6b092e",
  "name": "externallmg_1728021762095_1728021749311_image_3.jpeg",
  "path": "cases/66fe8d33f667804969b5646f/
externallmg_1728021762095_1728021749311_image_3.jpeg",
  "orientation": "portrait"
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  "_id": "66ff85619f017e71bbf9506f",
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  "path": "cases/66fe8d33f667804969b5646f/
externallmg_1728021841980_1728021802579_image_9.jpeg",
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    "orientation": "portrait"
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"parkingImages": [],
"societyNameBoardImage": [],
"compositionImages": []
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"indicatorRange": {
  "carpetRateRange": {
    "min": "5438.00",
    "max": "6445.00"
  },
  "builtUpRateRange": {
    "min": "4532.00",
    "max": "5371.00"
  },
  "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",
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    "isEditable": false
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    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "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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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
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  "isEditable": true
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "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": {
  "title": "Extra collapsible gates / grill works etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"potentialValue": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
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"isEditable": true
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"others": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "quantity": "",
  "ratePerUnit": "",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": false
}
},
"taskStatus": {
  "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": "PARTIAL",
"isExternalReport": false,
"isSiteMeasurementAllowed": true,
"finalValuationArea": "490.00",
"empanelmentNo": [
  "HO/CREDIT/67/ 2019-20"
],
"isAdvanceInvoice": false,
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"status": true,
"caseStatus": "READYFORCHECKER",
"paymentStatus": "PENDING",
"invoiceIds": [],
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"_id": "66fe8d33f667804969b5646f",
"ownerName": "Shri. Ninad Shriram Pendharkar & Mrs. Dhanashree Ninad
Pendharkar",
"ownerPhoneNo": "8551880554",
"appAddress": "flat no - 301,3rd floor, bldg name - Bldg no 1- Vaidehi, shirgaon,
Badlapur ",
"remark": "contact - Dhanshree pendharkar ",
"documents": [
{
  "documentType": {
    "value": "60af48bf2ffdf65bcd6585fa",
    "label": "Agreement for sale"
  },
  "inputs": {
    "documentDate": "18/06/2014",
    "from": {
      "value": "Promoter",
      "label": "Promoter"
    },
    "Promoter": "Mr. Padmanabh Purushottam Apte",
    "to": {
      "value": "Purchasers",
      "label": "Purchasers"
    },
    "Purchasers": "Shri. Ninad Shriram Pendharkar & Mrs. Dhanashree Ninad
Pendharkar",
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "6200 / 2014"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "id": "823724",
  "path": "cases/66fe8d33f667804969b5646f/document_1728013165746_45114.pdf",
  "fileName": "document_1728013165746_45114.pdf"
},
{
  "documentType": {
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    "label": "Occupancy Certificate"
  },
  "inputs": {
    "documentDate": "20/10/2015",
    "nameOfApprovingAuthority": {
      "value": "Kulgaon_Badlapur_Municipal_Council",
      "label": "Kulgaon Badlapur Municipal Council"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "KBMC / NRV / 6610 / 2015 - 16"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "id": "460563",
  "path": "cases/66fe8d33f667804969b5646f/
document_1728105409761_1062909.pdf",
  "fileName": "document_1728105409761_1062909.pdf"
}
],
"caseNumber": "011598",
"createdBy": "62723addafd7d55eddeddfe4",
"caseHistory": [
  {
    "id": "684677",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Thu Oct 03 2024 17:55:23 GMT+0530 (India Standard Time)"
  }
],
"owners": [
  {
    "name": "Shri. Ninad Shriram Pendharkar & Mrs. Dhanashree Ninad Pendharkar",
    "phone": "8551880554",
    "ownershipShare": "",
    "email": "",
    "id": "844364"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [
  {
    "measurementType": {
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    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "609840",
  "name": "Living Room",
  "length": "9.33",
  "length1": "9",
  "length2": "4",
  "width": "15.42",
  "width1": "15",
  "width2": "5",
  "totalArea": "143.89",
  "images": [],
  "extraAreas": [
    {
      "measurementType": {
        "value": "Square_Feet",
        "label": "Square Feet"
      },
      "_id": "6700cefa554d3e0d463113d3",
      "name": "Extra ",
      "extraAreaType": "Add",
      "length": "17.00",
      "length1": "17",
      "length2": "00",
      "width": "1.00",
      "width1": "1",
      "width2": "00",
      "totalArea": "17.00"
    }
  ],
  "finalArea": "160.89"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "1",
  "name": "Bathroom",
  "length": "5.25",
  "length1": "5",
  "length2": "3",
  "width": "3.92",
  "width1": "3",
  "width2": "11",
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"totalArea": "20.56",
"images": [],
"extraAreas": [],
"finalArea": "20.56"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "2",
  "name": "WC",
  "length": "3.25",
  "length1": "3",
  "length2": "3",
  "width": "3.67",
  "width1": "3",
  "width2": "8",
  "totalArea": "11.92",
  "images": [],
  "extraAreas": [],
  "finalArea": "11.92"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "3",
  "name": "Passage",
  "length": "8.00",
  "length1": "8",
  "length2": "00",
  "width": "3.17",
  "width1": "3",
  "width2": "2",
  "totalArea": "25.33",
  "images": [],
  "extraAreas": [],
  "finalArea": "25.33"
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{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },

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"id": "6",
"name": "Kitchen",
"length": "94.08",
"length1": "94",
"length2": "1",
"width": "1.08",
"width1": "1",
"width2": "1",
"totalArea": "101.92",
"images": [],
"finalArea": "101.92",
"extraAreas": []
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "5",
  "name": "Bedroom",
  "length": "11.42",
  "length1": "11",
  "length2": "5",
  "width": "8.92",
  "width1": "8",
  "width2": "11",
  "totalArea": "101.80",
  "images": [],
  "extraAreas": [],
  "finalArea": "101.80"
}
],
"otherComposition": [
  {
    "toBeAdded": {
      "label": "Carpet",
      "value": "Carpet"
    },
    "name": {
      "label": "Balcony Area",
      "value": "Balcony_Area"
    },
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    }
  },

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"id": "0",
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"length2": "00",
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"width1": "1",
"width2": "00",
"totalArea": "48.00",
"images": [],
"extraAreas": [],
"finalArea": "48",
"percentageBeforeTotal": "48.00",
"percentage": "100"
}
],
"externalReport": [],
"documentPerArea": [
{
  "typeOfDocument": {
    "value": "60af48bf2ffdf65bcd6585fa",
    "label": "Agreement for sale"
  },
  "docMeasurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "973688",
  "selectAreaTypeDocument": "Carpet",
  "totalAreaDocument": "490",
  "squareMeterArea": "45.52",
  "docFinalBuiltUp": "588",
  "docFinalBuiltUpSquareMeter": "54.624",
  "docBuiltupPercentage": "20",
  "docSaleablePercentage": "0",
  "docFinalSaleable": "0",
  "docFinalSaleableSquareMeter": "0"
}
],
"images": [],
"indicatorArr": [
{
  "carpetArea": {
    "area": "423.00",
    "squareMeterArea": "39.30",
    "expectedRate": "5437.35",
    "percentage": ""
  }
}
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},
"builtUpArea": {
  "area": "507.60",
  "squareMeterArea": "47.16",
  "expectedRate": "4531.13",
  "percentage": "20"
},
"saleableArea": {
  "area": "",
  "squareMeterArea": "0.00",
  "expectedRate": "0.00",
  "percentage": ""
},
"printInReport": true,
"_id": "66ff942af8b8f871ba2a09f2",
"property": "Purushottam Heights, Badlapur",
"area": "423",
"builtUpPercentage": "20",
"saleablePercentage": "0",
"rateType": "price_Indicator",
"areaType": "Carpet",
"floor": "Middle",
"source": "Nobroker.com",
"expectedPrice": "2300000",
"expectedRate": "5437.35",
"builtUpExpectedRate": "4531.13",
"image": "cases/66fe8d33f667804969b5646f/
indicator_1728025293268_Image.png",
"squareMeter": "39.30",
"id": "256186"
},
{
  "carpetArea": {
    "area": "680.00",
    "squareMeterArea": "63.17",
    "expectedRate": "5441.18",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "816.00",
    "squareMeterArea": "75.81",
    "expectedRate": "4534.31",
    "percentage": "20"
  },
  "saleableArea": {
    "area": "",
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"squareMeterArea": "0.00",
"expectedRate": "0.00",
"percentage": ""
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"printlnReport": true,
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"property": "Purushottam Heights, Badlapur",
"area": "680",
"builtUpPercentage": "20",
"saleablePercentage": "0",
"rateType": "price_Indicator",
"areaType": "Carpet",
"floor": "Middle",
"source": "Nobroker.com",
"expectedPrice": "3700000",
"expectedRate": "5441.18",
"builtUpExpectedRate": "4534.31",
"image": "cases/66fe8d33f667804969b5646f/
indicator_1728025342235_Image.png",
"squareMeter": "63.17",
"id": "280330"
},
{
"carpetArea": {
"area": "497.00",
"squareMeterArea": "46.17",
"expectedRate": "5498.99",
"percentage": ""
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"builtUpArea": {
"area": "596.40",
"squareMeterArea": "55.41",
"expectedRate": "4582.49",
"percentage": "20"
},
"saleableArea": {
"area": "",
"squareMeterArea": "0.00",
"expectedRate": "0.00",
"percentage": ""
},
"printlnReport": true,
"_id": "66ff942af8b8f871ba2a09f4",
"property": "Purushottam Heights, Badlapur",
"area": "497",
"builtUpPercentage": "20",
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"areaType": "Carpet",
"floor": "2",
"source": "Index_no.2",
"expectedPrice": "2733000",
"expectedRate": "5498.99",
"builtUpExpectedRate": "4582.49",
"image": "cases/66fe8d33f667804969b5646f/
indicator_1728025442174_Image.png",
"squareMeter": "46.17",
"id": "892930"
},
{
  "carpetArea": {
    "area": "387.00",
    "squareMeterArea": "35.95",
    "expectedRate": "6136.95",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "464.40",
    "squareMeterArea": "43.14",
    "expectedRate": "5114.13",
    "percentage": "20"
  },
  "saleableArea": {
    "area": "",
    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
  },
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  "expectedPrice": "2375000",
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      "firstName": "Shobha",
      "lastName": "Kuperkar",
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    "note": "Rate verification done, pending for OC",
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"__v": 0,
"assignmentType": {
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"fullAddress": "Residential Flat No. 301, 3rd Floor, Building No 1, Wing - A, Vaidehi,
Purushottam Heights , Village - Shirgaon, Badlapur (East), Taluka - Ambarnath, District
- Thane, PIN - 421 503, State - Maharashtra, Country - India",
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"email": "",
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"isUrgent": "false",
"ownershipShare": "",
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"buildingServicesRate": "2500",
"finalAreaType": "Carpet Area",
"finalAsPerArea": "Agreement for sale",
"finalBuiltUpPercentage": "20",
"finalCarpetConvertToBuiltUpPer": "20",
"finalMeasurementType": "Sq. Ft.",
"finalValuationAreaString": "Carpet Area in Sq. Ft. = 490.00",
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"landOtherRate": "3800",
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  "roadFacing": false,
  "mall": false
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"builtupPercentage": "10",
"carpetTotal": "422.42",
"extendOfSiteRemark": "\nAll the above areas are 4% of the Agreement for Sale Area.
The above calculations and detail measurements taken by us prove that the Agreement
for Sale are is not exorbitantly inflated. Hence, valuation is based on the Agreement for
Sale area",
"finalBuiltupArea": "517.46",
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= 48.00\n\n",
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Passage",
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"otherCompositionCarpetTotal": "48.00",
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"siteVisitDate": "2024-10-03"
}

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Name	Length	Width	Total
Composition :			
Living Room	9'4"	15'5"	143.89
Bathroom	5'3"	3'11"	20.56
WC	3'3"	3'8"	11.92
Passage	8'00"	3'2"	25.33
Kitchen	9'4"	1'1"	101.92
Bedroom	11'5"	8'11"	101.80
Other Composition :			
Balcony Area	48'00"	1'00"	48.00