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    "RVDSValues": true,
    "proportionateValue": false
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  "masterTypeOfPurpose": {
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  "toAssess": {
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    "firstName": "Nupur ",
    "type": "CREDITOFFICER",
    "_id": "6687a1a2a403df7f574ea256",
    "email": "ulpvashi@unionbankofindia.com",
    "lastName": "Kamble",
    "mobileNo": "",
    "workMobileNo": "8830863283"
  },
  "fees": {
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  "address": "B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai,
Andheri(East), Mumbai - 400 072. ",
  "city": "Mumbai"
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  "name": "Union Bank of India",
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  "initial": "UBI",
  "remark": "Temp",
  "status": true
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  "branchCode": "",
  "mobileNo": "02227848284",
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  "email": "ulpvashi@unionbankofindia.com",
  "fax": "",
  "ledgerName": "",
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Sector 19 Vashi Navi Mumbai-400705"
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  "value": "Residential"
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  "lastName": "Kasare",
  "mobileNo": "9167204055",
  "shortName": "RBK",
  "workWithDocumentMaker": "",
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"siteEngineer": {
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  "_id": "60f9343b45132d6a6bdd96e8",
  "role": "SITEENGINEER",
  "firstName": "Rajesh",
  "email": "rajeshb.ghadi@gmail.com",
  "lastName": "Ghadi",
  "mobileNo": "8652092666",
  "designation": "",
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  "firstName": "Rashmi",
  "email": "rashmijadhav14feb@gmail.com",
  "lastName": "Jadhav",
  "mobileNo": "7738144625",
  "designation": "Back Office Coordination",
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  "role": "MAKER",
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      "firstName": "Manoj",
      "email": "manoj@vastukala.org",
      "lastName": "Chalikwar",
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      "remark": "MANUAL_IN_TASK"
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  "label": false
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  "value": "",
  "label": false
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  "key": "suburb",
  "value": "",
  "label": false
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    "label": "Vitrified Tile Flooring"
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    "label": "Powder coated Aluminum sliding windows"
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  "label": "CIDCO"
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"whetherCoveredUnderAnyState": {
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  "west": "Open Plot ",
  "south": "Internal Road ",
  "east": "Internal Road "
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  "south": "Details not available ",
  "east": "Details not available "
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  "asPerActual": {
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    "east": "Marginal Space ",
    "south": "Flat No. 304",
    "west": "Lift"
  },
  "asPerDocument": {
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  "taxies": {
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  },
  "privateCars": {
    "title": "Private Cars"
  }
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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": "",
"compoundWall": ""
},
"landAndBuildingDetails": {
  "actualBuildingBoundaries": [],
  "documentsBuildingBoundaries": []
},
"apfDetails": {
  "buildings": [],
  "compositions": []
},
"compositeRate": {
  "remark": "As per Site Inspection, Actual Total Carpet area 676.00 Sq. Ft.(including
Flower Bed area) is more than Built area 635.00 Sq. Ft. & mentioned in the documents
provided to us. Hence, We have considered area mentioned in the documents for
valuation purpose.",
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  "depreciatedCostOfConstruction": "19900",
  "depreciatedBuildingRate": "1900"
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  "landRate": "53900",

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"igrImage": "cases/670f949597568e0b99ddd7d9/igr_1729493464559_Image.png",
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"igrFinalRate": {
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  "depreciationPercentage": "84",
  "rate": "11368.00",
  "squareFeetGuideLineRate": "11368.00",
  "squareMeterGuideLineRate": "122360.00"
},
"outgoingDetail": {
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  "propertyTypeOfUseList": {
    "value": "Residential_Purpose",
    "label": "Residential Purpose"
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  "propertyOccupiedByList": {
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    "label": "Vacant"
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  "meterCardHolderName": "Details not available ",
  "undividedAreaOfLandAsPerSaleDeed": "Details not available ",
  "floorSpaceIndex": "As per CIDCO norms",
  "tenantName": "",
  "maintenanceOfFlat": "Normal"
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"marketability": {
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  "anyFavouringForExtraPotentialValue": "Located in developed area ",
  "negativeFactorsOfAffectMarketValue": "No"
},
"siteMeasurement": {
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"label": "R. C. C. Slab"
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  "label": "6\" Thk. Brick Masonery"
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  "label": "Municipal Water Supply"
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"pavementLaid": {
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  "label": "Yes"
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"carParking": "Along with One Stilt Car Parking Space No. S-11",
"constructionWorkStatus": {
  "value": "Completed",
  "label": "Completed"
},
"asthetikLook": {
  "value": "Plain_Looking",
  "label": "Plain Looking"
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"dateOfConstruction": {
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  "month": "1",
  "year": "2008",
  "fullDate": "1/1/2008"
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"planningArea": {
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  "label": "Residential"
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  "label": "R.C.C. Framed Structure"
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"typeOfFoundation": {
  "value": "rcc",
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"qualityOfConstruction": {
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  "label": "Good"
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"protAgainstNatDis": {
  "value": "Good",
  "label": "Good"
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"sewerageSystem": {
  "value": "MunicipalSewerageSystem",
  "label": "Connected to Municipal Sewerage System"
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"walls": {
  "value": "1",
  "label": "Yes"
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"appearanceOfTheBuilding": {
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"maintenanceOfTheBuilding": {
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"maintenanceIssues": {
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  "label": "Yes"
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"visibleDamageInBuilding": {
  "value": "1",
  "label": "Yes"
},
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"provisionOfFirefighting": {
  "value": "1",
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"groundStilt": {
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  "label": "Stilt"
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"yearOfConstructionAsPer": {
  "value": "as_per_occupancy_certificate",
  "label": "As per occupancy certificate"
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"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "44",
"ageOfBuilding": "16",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "9",
"flatFloorNo": "3",
"noOfLifts": "3",
"noOfDwellingUnitsInBuilding": "4"
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"finalPlinthArea": {
  "area": "635.00",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Area as per Agreement For Sale"
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"routeMap": {
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routeMap_1729496180707_Image.png",
    "routeLat": "73.062358",
    "routeLng": "73.062358",
    "stationName": "Kharghar",
    "routeDistance": "2.2 Km. ",
    "routeStation": {
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      "label": "Railway Station"
    }
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"valuation": {
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    "depreciatedCostOfConstruction": "",
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  "totalwardrobesRate": "0",
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  "totalinteriorDecorationsRate": "0",
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  "date": "Mon Oct 21 2024 13:33:13 GMT+0530 (India Standard Time)",
  "number": "2308722",
  "dayCount": "3",
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  "generatedBy": "64cde526dc9f3034f3fefa49"
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    "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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    "status": false
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"isHideFloor": false,
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"externalBrickWork": {
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  "isHideFloor": false,
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
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  "label": "Window",
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  "isHideFloor": false,
  "status": false
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  "floorsCompleted": "",
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  "isHideFloor": false,
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externallmg_1729312402567_WhatsApp_Image_20241019_at_094252.jpeg",
      "orientation": "portrait"
    }
  ],
  "selfieWithSiteVisitImages": [],
  "externalPhotos": [
    {
      "status": false,
      "_id": "671336852c873c347146cfc5",
      "name":
"externallmg_1729312388945_WhatsApp_Image_20241019_at_094259_2.jpeg",
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externallmg_1729312388945_WhatsApp_Image_20241019_at_094259_2.jpeg",
      "orientation": "portrait"
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      "name":
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externallmg_1729312388945_WhatsApp_Image_20241019_at_094259.jpeg",
      "orientation": "portrait"
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    {
      "status": false,
      "_id": "671336852c873c347146cfce",
      "name":
"externallmg_1729312388955_WhatsApp_Image_20241019_at_094251_2.jpeg",
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    "orientation": "portrait"
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    "status": false,
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    "orientation": "portrait"
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    "orientation": "portrait"
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    "path": "cases/670f949597568e0b99ddd7d9/
externallmg_1729312402572_WhatsApp_Image_20241019_at_094255.jpeg",
    "orientation": "portrait"
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    "status": false,
    "_id": "67133692fd439c34722c909d",
    "name":
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    "path": "cases/670f949597568e0b99ddd7d9/
externallmg_1729312402570_WhatsApp_Image_20241019_at_094254_1.jpeg",
    "orientation": "portrait"
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    }
  ],
  "parkingImages": [],
  "societyNameBoardImage": [],
  "compositionImages": []
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    "max": "25000.00"
  },
  "builtUpRateRange": {
    "min": "18676.00",
    "max": "20834.00"
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  "saleableRateRange": {
    "min": "0.00",
    "max": "0.00"
  }
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  "wardrobes": {
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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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"title": "Kitchen arrangements",
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"ratePerUnit": "0.00",
"estimatedValue": "0.00",
"status": true,
"isEditable": true
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  "title": "Superfine finish",
  "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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  "title": "Electricity deposits / electrical fittings, etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
},
"extraCollapsibleGates": {
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  "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,
  "isEditable": true
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},
"others": {
  "title": "Others / Car Parking",
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  "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": false,
  "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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"createCase": "false",
"type": "CASE",
"leadType": {
  "label": "Lead",
  "value": "LEAD"
},
"siteVisitType": "FULL",
"isExternalReport": false,
"isSiteMeasurementAllowed": true,
"finalValuationArea": "635.00",
"empanelmentNo": [
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"isAdvanceInvoice": false,
"status": true,
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"caseStatus": "READYFORCHECKER",
"paymentStatus": "PENDING",
"invoiceIds": [],
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"ownerName": "Mr. Ravi Ranjan Jha & Mrs. Harjeet Kaur ",
"ownerPhoneNo": "9870400309",
"appAddress": "flat no .303 3 rd floor A wing parajapati lawans premises pvt LTD plot
no .7 sector no 6 Kharghar ",
"remark": "bankar Nupur kamble sir ",
"documents": [
{
  "documentType": {
    "value": "60af48bf2ffdf65bcd6585fa",
    "label": "Agreement for sale"
  },
  "inputs": {
    "documentDate": "05/12/2006",
    "from": {
      "value": "Developers",
      "label": "Developers"
    },
    "Developers": "M/s. Prajapati Lawns Premises Pvt. Ltd. ",
    "to": {
      "value": "Purchasers",
      "label": "Purchasers"
    },
    "Purchasers": "Mr. Ravi Ranjan Jha & Mrs. Harjeet Kaur ",
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "9319 / 2006"
  },
  "isHardCopy": false,
  "displayStatus": false,
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  "path": "cases/670f949597568e0b99ddd7d9/
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  "id": "523169",
  "uploadedBy": "62fe044a48a26047e6552796",
  "createdAt": "Mon Oct 21 2024 12:33:05 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
    "value": "60ae1256aa6d152c1801b330",
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"label": "Draft Agreement for sale"
},
"inputs": {
  "remark": " in the year 2024",
  "from": {
    "value": "Transferor",
    "label": "Transferor"
  },
  "Transferor": "Mr. Ravi Ranjan Jha & Mrs. Harjeet Kaur ",
  "to": {
    "value": "Transferee",
    "label": "Transferee"
  },
  "Transferee": "Mr. Vinod Kumar Singal & Mrs. Savita Vinod Singal ",
  "number": {
    "value": "Document_No",
    "label": "Document No"
  },
  "Document_No": "-"
},
"isHardCopy": false,
"displayStatus": true,
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"path": "cases/670f949597568e0b99ddd7d9/
document_1729494235210_Agreement.pdf",
"id": "386834",
"uploadedBy": "62fe044a48a26047e6552796",
"createdAt": "Mon Oct 21 2024 12:33:55 GMT+0530 (India Standard Time)"
},
{
  "documentType": {
    "value": "60ae124baa6d152c1801b2fd",
    "label": "Occupancy Certificate"
  },
  "inputs": {
    "documentDate": "15/02/2008",
    "nameOfApprovingAuthority": {
      "value": "CIDCO",
      "label": "CIDCO"
    },
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "CIDCO / BP / ATPO / 419"
  },
}
```

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    "isHardCopy": false,
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    "id": "227498",
    "uploadedBy": "62fe044a48a26047e6552796",
    "createdAt": "Mon Oct 21 2024 12:35:02 GMT+0530 (India Standard Time)"
  },
  {
    "documentType": {
      "value": "60ae1248aa6d152c1801b2ef",
      "label": "Society Share Certificate"
    },
    "inputs": {
      "documentDate": "04/03/2019",
      "remark": " issued by Prajapati Lawns Co-Op. Hsg. Soc. Ltd",
      "to": {
        "value": "Seller",
        "label": "Seller"
      },
      "Seller": "Mr. Ravi Ranjan Jha & Mrs. Harjeet Kaur ",
      "number": {
        "value": "No",
        "label": "No"
      },
      "No": "11"
    },
    "isHardCopy": false,
    "displayStatus": false,
    "id": "778366",
    "path": "cases/670f949597568e0b99ddd7d9/
document_1729495990142_203959.pdf",
    "fileName": "document_1729495990142_203959.pdf"
  }
],
"caseNumber": "011838",
"createdBy": "60b7189d2ffdf65bcd65882b",
"caseHistory": [
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    "id": "491274",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Wed Oct 16 2024 15:55:25 GMT+0530 (India Standard Time)"
  }
],
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"owners": [
  {
    "name": "Mr. Ravi Ranjan Jha & Mrs. Harjeet Kaur ",
    "phone": "9870400309",
    "ownershipShare": "",
    "email": "",
    "id": "434912"
  }
],
"proposePurchasers": [
  {
    "name": "Mr. Vinod Kumar Singal & Mrs. Savita Vinod Singal ",
    "phone": "",
    "email": "",
    "ownershipShare": ""
  }
],
"siteInspection": [],
"composition": [
  {
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "7",
    "name": "Bedroom",
    "length": "10.08",
    "length1": "10",
    "length2": "1",
    "width": "11.92",
    "width1": "11",
    "width2": "11",
    "totalArea": "120.16",
    "images": [],
    "finalArea": "120.16",
    "extraAreas": []
  },
  {
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      "value": "Square_Feet",
      "label": "Square Feet"
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    "name": "Toilet",
    "length": "7.50",
    "length1": "7",
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"length2": "6",
"width": "4.00",
"width1": "4",
"width2": "00",
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"finalArea": "30.00"
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{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
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  "id": "2",
  "name": "Passage",
  "length": "2.75",
  "length1": "2",
  "length2": "9",
  "width": "7.67",
  "width1": "7",
  "width2": "8",
  "totalArea": "21.08",
  "images": [],
  "extraAreas": [],
  "finalArea": "21.08"
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{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
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  "id": "3",
  "name": "Toilet",
  "length": "4.00",
  "length1": "4",
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  "width2": "00",
  "totalArea": "28.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "28.00"
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{
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"measurementType": {
  "value": "Square_Feet",
  "label": "Square Feet"
},
"id": "4",
"name": "Bedroom",
"length": "11.92",
"length1": "11",
"length2": "11",
"width": "9.92",
"width1": "9",
"width2": "11",
"totalArea": "118.17",
"images": [],
"extraAreas": [],
"finalArea": "118.17"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "5",
  "name": "Kitchen",
  "length": "8.58",
  "length1": "8",
  "length2": "7",
  "width": "7.42",
  "width1": "7",
  "width2": "5",
  "totalArea": "63.66",
  "images": [],
  "extraAreas": [],
  "finalArea": "63.66"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "6",
  "name": "Living Room",
  "length": "18.75",
  "length1": "18",
  "length2": "9",
  "width": "8.08",
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"width1": "8",
"width2": "1",
"totalArea": "151.56",
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"extraAreas": [
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      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "_id": "6715ff16e73f0c3db52c0509",
    "name": "Extra ",
    "extraAreaType": "Add",
    "length": "9.92",
    "length1": "9",
    "length2": "11",
    "width": "8.33",
    "width1": "8",
    "width2": "4",
    "totalArea": "82.64"
  }
],
"finalArea": "234.2"
},
"otherComposition": [
  {
    "toBeAdded": {
      "label": "Carpet",
      "value": "Carpet"
    },
    "name": {
      "label": "Flower Bed Area",
      "value": "Flower_Bed_Area"
    },
    "measurementType": {
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      "label": "Square Feet"
    },
    "id": "0",
    "length": "2.00",
    "length1": "2",
    "length2": "00",
    "width": "10.00",
    "width1": "10",
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"totalArea": "20.00",
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    "length2": "00",
    "width": "10.25",
    "width1": "10",
    "width2": "3",
    "totalArea": "20.50"
  },
  {
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "_id": "6715ff429f41bc3db4e44baf",
    "name": "Extra ",
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    "length1": "10",
    "length2": "00",
    "width": "2.00",
    "width1": "2",
    "width2": "00",
    "totalArea": "20.00"
  }
],
"finalArea": "60.5",
"percentageBeforeTotal": "60.50",
"percentage": "100"
}
],
"externalReport": [],
"documentPerArea": [
  {
    "typeOfDocument": {
      "label": "Agreement For Sale",
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"value": "60ae1254aa6d152c1801b326"
},
"docMeasurementType": {
  "value": "Square_Feet",
  "label": "Square Feet"
},
"selectAreaTypeDocument": "Built_Up",
"squareMeterArea": "58.99",
"totalAreaDocument": "635",
"docBuiltpupPercentage": "",
"docFinalBuiltUp": "0.00",
"docFinalBuiltUpSquareMeter": "0.00",
"docSaleablePercentage": "",
"docFinalSaleable": "0.00",
"docFinalSaleableSquareMeter": "0.00",
"id": "516539"
}
],
"images": [],
"indicatorArr": [
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    "carpetArea": {
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      "squareMeterArea": "92.90",
      "expectedRate": "25000.00",
      "percentage": ""
    },
    "builtUpArea": {
      "area": "1200.00",
      "squareMeterArea": "111.48",
      "expectedRate": "20833.33",
      "percentage": "20"
    },
    "saleableArea": {
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"isUrgent": "false",
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"proposePurchaserName": "Mr. Vinod Kumar Singal & Mrs. Savita Vinod Singal ",
"purchaseValueAsPerDocument": "",
"relationWithOwner": "Agent",
"siteVisitContactNo": "9320665999",
"buildingServicesRate": "2500",
"finalAreaType": "Built Up Area",
"finalAsPerArea": "Agreement For Sale",
"finalBuiltUpPercentage": "0",
"finalCarpetConvertToBuiltUpPer": "0",
"finalMeasurementType": "Sq. Ft.",
"finalValuationAreaString": "Built Up Area in Sq. Ft. = 635.00",
"flatRate": "20500",
"landOtherRate": "18000",
"shopDetails": {
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  "roadFacing": false,
  "mall": false
},
"builtupPercentage": "10",
"carpetTotal": "615.27",
"extendOfSiteRemark": "",
"finalBuiltupArea": "743.35",
"finalCarpetArea": "675.77",
"finalSalableArea": "817.68",
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"otherCarpetTotal": "61.00",
"salablePercentage": "10",
"siteMeasurementRemark": "Carpet Area in Sq. Ft. = 615.00\nFlower Bed Area in Sq.
Ft. = 60.00\n\n\n",
"toBeAdded": "",
"briefDescOfProperty": "2 Bedroom + Living Room + Kitchen + 2 Toilet + Passage",
"otherCompositionBuiltUpTotal": "0.00",
"otherCompositionCarpetTotal": "60.50",
"otherCompositionSaleableTotal": "0.00",
"finalSaleablePercentage": "0",
"landDetails": {
  "holdType": {
    "label": "Free Hold",
    "value": "Free_Hold"
  },
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"leaseDetails": {
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  "lesseeName": "",
  "leasePremium": "",
  "leaseRent": "",
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  "leaseFrom": "",
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  "remainingLeasePeriod": 0,
  "leaseDate": ""
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"reportGeneratedDate": "Mon Oct 21 2024 12:24:17 GMT+0530 (India Standard
Time)",
"siteVisitDate": "2024-10-18"
}

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Name	Length	Width	Total
Composition :			
Bedroom	10'1"	11'11"	120.16
Toilet	7'6"	4'00"	30.00
Passage	2'9"	7'8"	21.08
Toilet	4'00"	7'00"	28.00
Bedroom	11'11"	9'11"	118.17
Kitchen	8'7"	7'5"	63.66

Living Room	18'9"	8'1"	151.56
<hr/>			
Other Composition :			
<hr/>			
Flower Bed Area	2'00"	10'00"	20.00
<hr/>			