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{
  "typeOfReport": {
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    "proportionateValue": false
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    "firstName": "test",
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    "email": "0_default_",
    "mobileNo": "0_DEFAULT_-",
    "workMobileNo": "0_DEFAULT_91-7923232341"
  },
  "fees": {
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Andheri(East), Mumbai - 400 072. ",
"city": "Mumbai"
},
"client": {
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  "initial": "SBI",
  "remark": "Temp",
  "status": true
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"branch": {
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  "branchCode": "000263",
  "type": "BRANCH",
  "name": "Commercial Branch Secunderabad",
  "email": "sbi.04031@sbi.co.in",
  "mobileNo": "040-27816835",
  "alternateMobileNo": "",
  "address": "104, Sardar Patel Road, Sandhu Apartment, Kalasiguda, Secunderabad,
Telangana 500003",
  "ledgerName": "",
  "fax": "",
  "sendStructuralCertificate": "0"
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"assetsClass": {
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  "label": "Land & Building / Immovable Property"
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"zone": {
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    "role": "VALUER",
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    "lastName": "Patel",
    "mobileNo": "9819670183",
    "shortName": "umang",
    "workWithDocumentMaker": "5fc75d341095af19d8b34239",
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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": "",
    "shortName": "RHG",
    "workWithDocumentMaker": ""
  },
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    "role": "ACCOUNTANT",
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    "lastName": "Kajvilkar",
    "mobileNo": "9765074720",
    "designation": "",
    "shortName": "SK",
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"firstName": "Vaishali",
"lastName": "Sarmalkar",
"shortName": "VS",
"email": "v.sarmalkar@vastukala.org",
"designation": "",
"mobileNo": "9004437379",
"role": "MAKER+CHECKER",
"type": "EMPLOYEE",
"workWithDocumentMaker": "1"
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        "value": "IBBI/RV/07/2018/10366",
        "label": "Registered Valuer"
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    ],
    "type": "EMPLOYEE",
    "_id": "5ffe92d27737ca4d986b6453",
    "role": "VALUER",
    "firstName": "Manoj",
    "email": "manoj@vastukala.org",
    "lastName": "Chalikwar",
    "mobileNo": "9819597579",
    "designation": "Registered Valuer",
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      {
        "title": {
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        "_id": "60af80072ffdf65bcd658651",
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      "title": {
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  "title": {
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    "label": "Chartered Engineer"
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  "number": "AM161706-3"
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  "number": "IBBI/RV/07/2018/10366"
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],
"shortName": "MBC",
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profilePhoto_1622114310919_Manoj C.jpeg",
"PANNo": "AERPC9086P",
"fatherName": "Baburao"
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"clientType": {
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  "label": "BANK"
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"location": {
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  "label": true
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  "key": "buildingName",
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  "label": true
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  "value": "",
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  "value": "",
  "label": true
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  "value": "803",
  "label": false
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  "label": false
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  "value": "",
  "label": false
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  "value": "",
  "label": false
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  "label": true
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  "name": "Suburb",
  "key": "suburb",
  "value": "",
  "label": false
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    "label": "R.C.C. slab"
  }
}
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  "label": "Vitrified tiles flooring"
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"doors": {
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  "label": "Teak wood door frame with flush shutters"
},
"windows": {
  "value": "Powder_coated_Aluminum_sliding_windows",
  "label": "Powder coated Aluminum sliding windows"
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"fittings": {
  "value":
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  "label": "Concealed plumbing with C.P. fittings. Electrical wiring with concealed "
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"finishing": {
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  "label": "Cement Plastering + POP Finish"
}
},
"general": {
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    "label": "Sole Ownership"
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  "populationGroupList": {
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    "label": "Urban"
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  "townplanApprovedByList": {
    "value": "NMMC",
    "label": "Navi Mumbai Municipal Corporation"
  },
  "whetherCoveredUnderAnyState": {
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    "label": "No"
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  "asPerActualAgreement": {
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"east": "Building No. 49"
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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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"unitBoundaries": {
  "asPerActual": {
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    "east": "Lift",
    "south": "Passage",
    "west": "Marginal Space"
  },
  "asPerDocument": {
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    "east": "Details not available",
    "south": "Details not available",
    "west": "Details not available"
  },
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  "title": "Boundaries of The Flat"
},
"whichTheLocalityIsServed": {
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    "title": "Buses"
  },
  "taxies": {
    "title": "Taxies"
  },
  "auto": {
    "title": "Auto"
  },
  "privateCars": {
    "title": "Private Cars"
  }
},
"extraDetailOfProperty": "",
"dateOfIssusApprovePlan": "Copy of approved building plan were not provided and not verified.",
"approvePlanVerified": "No",
"empanelledOfApprovePlan": "No",
"unauthorizedConstruction": "",
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"landAndBuildingDetails": {
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"apfDetails": {
  "buildings": [],
  "compositions": []
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"compositeRate": {
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  "depreciationRatioOfBuilding": "",
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  "buildingServicesDepreciatedRate": "562.5",
  "depreciatedCostOfConstruction": "22437.50",
  "depreciatedBuildingRate": "1937.5"
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"igrRate": {
  "propertyName": "Residential Flat",
  "rate": "155400",
  "landRate": "59000",
  "igrImage": "cases/6712080dfd439c34722bfcd3/igr_1730889084782_Image.png",
  "squareMeterGuideLineRate": "163170.00",
  "squareFeetGuideLineRate": "15159.00"
},
"igrFinalRate": {
  "floorRatePercentage": "5",
  "depreciationPercentage": "85",
  "rate": "13707.00",
  "squareFeetGuideLineRate": "13707.00",
  "squareMeterGuideLineRate": "147545.00"
},
"outgoingDetail": {
  "areaStatusList": {
    "value": "Medium",
    "label": "Medium"
  },
  "propertyTypeOfUseList": {
    "value": "Residential_Purpose",
    "label": "Residential Purpose"
  },
  "propertyOccupiedByList": {
    "value": "Owner Occupied",
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"label": "Owner Occupied"
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"monthlyRent": "N.A.",
"assessmentNo": "Details not provided",
"taxPaidHolderName": "Details not provided",
"taxAmount": "Details not provided",
"electricityServiceConnectionNo": "Details not provided",
"meterCardHolderName": "Details not provided",
"undividedAreaOfLandAsPerSaleDeed": "N.A.",
"floorSpaceIndex": "As per CIDCO norms",
"tenantName": "",
"maintenanceOfFlat": "Good"
},
"marketability": {
  "marketabilityList": {
    "value": "Good",
    "label": "Good"
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  "anyFavouringForExtraPotentialValue": "Located in developed area",
  "negativeFactorsOfAffectMarketValue": "No"
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"siteMeasurement": {
  "roof": {
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    "label": "R.C.C. slab"
  },
  "partitions": {
    "value": "6\"_Thk._Brick_Masonry",
    "label": "6\" Thk. Brick Masonery"
  },
  "waterTank": {
    "value": "MunicipalWaterSupply",
    "label": "Municipal Water Supply"
  },
  "pavementLaid": {
    "value": "Yes",
    "label": "Yes"
  },
  "carParking": "Open Parking Space No. 106",
  "constructionWorkStatus": {
    "value": "Completed",
    "label": "Completed"
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  "asthetikLook": {
    "value": "Plain_Looking",
    "label": "Plain Looking"
  }
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"dateOfConstruction": {
  "date": "1",
  "month": "1",
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  "fullDate": "1/1/2009"
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"planningArea": {
  "value": "Residential",
  "label": "Residential"
},
"typeOfStructure": {
  "value": "R.C.C._Framed_Structure",
  "label": "R.C.C. Framed Structure"
},
"typeOfFoundation": {
  "value": "rcc",
  "label": "R.C.C. Foundation"
},
"qualityOfConstruction": {
  "value": "Good",
  "label": "Good"
},
"materialUsedList": {
  "value": "Good",
  "label": "Good"
},
"buildingSpecification": {
  "value": "Standard",
  "label": "Standard"
},
"structuralSafety": {
  "value": "Good",
  "label": "Good"
},
"protAgainstNatDis": {
  "value": "Information_not_available",
  "label": "Information not available"
},
"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",
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},
"maintenanceIssues": {
  "value": "0",
  "label": "No"
},
"visibleDamageInBuilding": {
  "value": "0",
  "label": "No"
},
"systemOfAirConditioning": {
  "value": "0",
  "label": "No"
},
"provisionOfFirefighting": {
  "value": "1",
  "label": "Yes"
},
"groundStilt": {
  "value": "stilt",
  "label": "Stilt"
},
"yearOfConstructionAsPer": {
  "value": "as_per_site_information",
  "label": "As per site information"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "45",
"ageOfBuilding": "15",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "18",
"flatFloorNo": "8",
"noOfLifts": "1",
"noOfDwellingUnitsInBuilding": "4"
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"finalPlinthArea": {
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"area": "1341.00",
"areaType": "Built Up",
"measurementType": "Sq. Ft.",
"areaAsPer": "Area as per Deed Of Assignment"
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"routeMap": {
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    "routeMapImg": "cases/6712080dfd439c34722bfcd3/
routeMap_1729605864440_Image.png",
    "routeLat": "19.004801",
    "routeLng": "73.014943",
    "stationName": "Seawoods - Darave",
    "routeDistance": "2.7 km.",
    "routeStation": {
      "value": "Railway_Station",
      "label": "Railway Station"
    }
  }
},
"finalLatLng": {
  "coordinates": [
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    0
  ],
  "type": "Point"
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"showLocation": {
  "latLng": false,
  "finallatLng": false
},
"locationMapImg": [
  {
    "id": "lo9sj",
    "name": "lo9sj",
    "image": "cases/6712080dfd439c34722bfcd3/
routeMap_1729605384458_Image.png"
  }
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},
"valuation": {
  "fairMarketValue": {
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    "depreciationPercentage": "",
    "depreciatedCostOfConstruction": "",
    "totalFairMarketValue": ""
  }
},
"wardrobesRate": "0",
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"showcasesQty": "0",
"showcasesRate": "0",
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"kitchenArrangementsQty": "0",
"kitchenArrangementsRate": "0",
"totalkitchenArrangementsRate": "0",
"superfineFinishQty": "0",
"superfineFinishRate": "0",
"totalsuperfineFinishRate": "0",
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"interiorDecorationsRate": "2500",
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  "number": "2308937",
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  "status": false
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  "status": true
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mage_20241021_at_083317_1.jpeg",
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mg_1729481437731_WhatsApp_Image_20241021_at_083317_1.jpeg",
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    }
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  "path": "cases/6712080dfd439c34722bfcd3/externallmg_1729605215262_externall
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"compositionImages": [
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    "name": "Living Room",
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    "name": "Living Room",
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  }
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  "name": "Living Room",
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  "name": "Living Room",
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  "name": "Living Room",
  "path": "cases/6712080dfd439c34722bfcd3/externallmg_1729605183690_externallmg_1729481419866_WhatsApp_Image_20241021_at_083330_2.jpeg",
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  "name": "Living Room",
  "path": "cases/6712080dfd439c34722bfcd3/externallmg_1729605183692_externallmg_1729481419866_WhatsApp_Image_20241021_at_083330_3.jpeg",
  "orientation": "portrait"
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    "max": "30000.00"
  },
  "builtUpRateRange": {
    "min": "20880.00",
    "max": "25000.00"
  },
  "saleableRateRange": {
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    "max": "0.00"
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    "estimatedValue": "0.00",
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    "isEditable": false
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    "ratePerUnit": "0.00",
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    "status": true,
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"ratePerUnit": "0.00",
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"status": true,
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  "isEditable": true
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"potentialValue": {
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"title": "Potential value, if any",
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"ratePerUnit": "0.00",
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"status": true,
"isEditable": true
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"estimatedValue": "0.00",
"status": true,
"isEditable": true
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"ratePerUnit": "",
"estimatedValue": "0.00",
"status": true,
"isEditable": false
}
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"RATE_VERIFY": false,
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"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": "true",
type": "CASE",
leadType": {
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},
siteVisitType": "FULL",
isExternalReport": false,
isSiteMeasurementAllowed": true,
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"finalValuationArea": "1341.00",
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"paymentStatus": "NA",
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"paymentIds": [],
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"ownerName": "Mr. Abhay Ramakant Kasbekar",
"ownerPhoneNo": "0000000000",
"ownershipShare": "",
"email": "",
"siteVisitContactNo": "8291937018",
"contactPersonName": "Mr. Abhay Ramakant Kasbekar",
"purchaseValueAsPerDocument": "0",
"owners": [
  {
    "name": "Mr. Abhay Ramakant Kasbekar",
    "phone": "0000000000",
    "ownershipShare": "",
    "email": "",
    "id": "282535"
  }
],
"caseReferredBy": "5ff3ead28cda966090eachbbe",
"relationWithOwner": "Owner",
"fullAddress": "Residential Flat No. 803, 8th Floor, Building No 48, Seawoods Estate
Co-op. Hsg. Soc. Ltd., Sector 54, 56 & 58, Phase - II, Part - I, NRI Housing Complex,
Village - Nerul, Taluka - Thane, District - Thane, Navi Mumbai, 400706, State -
Maharashtra, India",
"remark": "",
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      "label": "Deed Of Assignment"
    },
    "inputs": {
      "documentDate": "15/11/2014",
      "from": {
        "value": "Assignor",
        "label": "Assignor"
      }
    }
  }
],
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"Assignor": "Mr. Ganesh Yadava Acharya",
"to": {
  "value": "Assignee",
  "label": "Assignee"
},
"Assignee": "Mr. Abhay Ramakant Kasbekar"
},
"isHardCopy": false,
"displayStatus": true,
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document_1729507725695_Documents.pdf",
"fileName": "document_1729507725695_Documents.pdf"
}
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"isUrgent": "false",
"isExternal": "false",
"proposePurchaserName": "",
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  "label": "Retail"
},
"scheduleSiteVisitDate": "Invalid date",
"caseNumber": "011878",
"createdBy": "6006d4ce5080a310ac1fdfc2",
"caseHistory": [
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    "id": "428023",
    "title": "Create Case",
    "description": "Create Case",
    "datetime": "Fri Oct 18 2024 12:32:37 GMT+0530 (India Standard Time)"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [
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      "label": "Square Feet"
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    "length": "15.67",
    "length1": "15",
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"width": "15.83",
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"width2": "10",
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  "length2": "6",
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  "width1": "3",
  "width2": "1",
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  "images": [],
  "finalArea": "53.96",
  "extraAreas": []
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    "label": "Square Feet"
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  "width1": "7",
  "width2": "00",
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  "extraAreas": [],
  "finalArea": "113.75"
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  "width2": "9",
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  "images": [],
  "finalArea": "42.35",
  "extraAreas": []
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    "label": "Square Feet"
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  "name": "Toilet",
  "length": "3.00",
  "length1": "3",
  "length2": "00",
  "width": "4.00",
  "width1": "4",
  "width2": "00",
  "totalArea": "12.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "12.00"
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  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "5",
  "name": "Bedroom",
  "length": "16.33",
  "length1": "16",
  "length2": "4",
  "width": "10.25",
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"width2": "3",
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"images": [],
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"finalArea": "167.42"
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    "label": "Square Feet"
  },
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  "name": "Toilet",
  "length": "4.50",
  "length1": "4",
  "length2": "6",
  "width": "7.75",
  "width1": "7",
  "width2": "9",
  "totalArea": "34.87",
  "images": [],
  "extraAreas": [],
  "finalArea": "34.87"
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  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
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  "name": "Bedroom",
  "length": "14.67",
  "length1": "14",
  "length2": "8",
  "width": "12.58",
  "width1": "12",
  "width2": "7",
  "totalArea": "184.55",
  "images": [],
  "extraAreas": [],
  "finalArea": "184.55"
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  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  }
}
```



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},
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  "name": "Cupboard",
  "length": "2.00",
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  "length2": "00",
  "width": "4.00",
  "width1": "4",
  "width2": "00",
  "totalArea": "8.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "8.00"
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{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "9",
  "name": "Toilet",
  "length": "7.33",
  "length1": "7",
  "length2": "4",
  "width": "4.17",
  "width1": "4",
  "width2": "2",
  "totalArea": "30.56",
  "images": [],
  "extraAreas": [],
  "finalArea": "30.56"
}
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"otherComposition": [
  {
    "toBeAdded": {
      "label": "Carpet",
      "value": "Carpet"
    },
    "name": {
      "label": "Terrace Area",
      "value": "Terrace_Area"
    },
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    }
  }
]
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    "percentage": "100"
  }
],
"externalReport": [],
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      "label": "Deed Of Assignment"
    },
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      "label": "Square Feet"
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    "id": "849936",
    "selectAreaTypeDocument": "Built_Up",
    "totalAreaDocument": "1341",
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    "docFinalBuiltUp": "0.00",
    "docFinalBuiltUpSquareMeter": "0.00",
    "docBUILTUPPercentage": "",
    "docSaleablePercentage": "0",
    "docFinalSaleable": "0",
    "docFinalSaleableSquareMeter": "0"
  }
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"images": [],
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      "squareMeterArea": "103.82",
      "expectedRate": "25055.93",
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    "percentage": ""
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  "builtUpArea": {
    "area": "1341.00",
    "squareMeterArea": "124.58",
    "expectedRate": "20879.94",
    "percentage": "20"
  },
  "saleableArea": {
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    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
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  "property": "Residential Flat",
  "area": "1341",
  "builtUpPercentage": "20",
  "saleablePercentage": "0",
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  "areaType": "Built_Up",
  "floor": "",
  "source": "Index_no.2",
  "expectedPrice": "28000000",
  "expectedRate": "25055.93",
  "builtUpExpectedRate": "28000000",
  "image": "cases/6712080dfd439c34722bfcd3/
indicator_1730888670309_Image.png",
  "squareMeter": "124.58",
  "id": "559700"
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    "squareMeterArea": "103.82",
    "expectedRate": "27874.72",
    "percentage": ""
  },
  "builtUpArea": {
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    "squareMeterArea": "124.58",
    "expectedRate": "23228.93",
    "percentage": "20"
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"area": "0.00",
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"percentage": ""
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| Name | Length | Width | Total |
|------------------------|---------------|--------------|--------------|
| Composition : | | | |
| Living Room | 15'8" | 15'10" | 248.05 |
| Passage | 17'6" | 3'1" | 53.96 |
| Kitchen | 16'3" | 7'00" | 113.75 |
| Store Room | 8'11" | 4'9" | 42.35 |
| Toilet | 3'00" | 4'00" | 12.00 |
| Bedroom | 16'4" | 10'3" | 167.42 |
| Toilet | 4'6" | 7'9" | 34.87 |
| Bedroom | 14'8" | 12'7" | 184.55 |
| Cupboard | 2'00" | 4'00" | 8.00 |
| Toilet | 7'4" | 4'2" | 30.56 |
| Other Composition : | | | |
| Terrace Area | 10'5" | 15'0" | 156.25 |