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Vastukala Consultants (I) Pvt. Ltd.

Valuation Report Prepared For: BOB/ Regional Office / Shri.Chandraprakash Jayprakash Singh (011948/2308734) Page 3 of 27

Vastu/Nashik/10/2024/011948/2308734

21/15-274-CCRJ

Date: 21.10.2024

1. VALUATION OPINION REPORT

This is to certify that the property bearing Residential Land and Proposed Bungalow on **Plot No.34**, Ground Floor, Gat No.2245/B, Near M.V.P Collage, Vijay Nagar, Village- Ozar, Taluka – Niphad , District – Nashik, Pin Code – 422 006, State - Maharashtra, Country – India belongs **Shri.Chandraprakash Jayprakash Singh & Sau.Beuty Chandraprakash Singh**

Boundaries of the property.

North	:	Plot No.33
South	:	12.00 -Meter-Wide Road
East	:	9.00 -Meter-Wide Road
West	:	Plot No.35

Considering various parameters recorded, existing economic scenario, and the information that is available with reference to the development of neighborhood and method selected for valuation, we are of the opinion that, the property premises can be assessed and Fair Market Value for this particular purpose ₹ **40,32,750.00 (Rupees Forty Lakh Thirty-Two Thousand Seven Hundred Fifty Only)**. As per Site Inspection Construction Work Yet Not Started on Site.

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 valuation report.

Hence certified

For **VASTUKALA CONSULTANTS (I) PVT. LTD.**

**Sharadkumar
Chalikwar**

Digitally signed by Sharadkumar Chalikwar
DN: cn=Sharadkumar Chalikwar, o=Vastukala
Consultants (I) Pvt. Ltd., ou=Mumbai,
email=cmd@vastukala.org, c=IN
Date: 2024.10.21 17:57:52 +05'30'

Director

Sharadkumar B. Chalikwar
Govt. Reg. Valuer
Chartered Engineer (India)
Reg. No. (N) CCIT/1-14/52/2008-09
Encl: Valuation report

Auth. Sign.



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