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    "RVDSValues": true,
    "proportionateValue": false
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  "purposeOfValuation": {
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    "label": "SARFAESI Securitisation And Reconstruction Of Financial Assets And Enforcement Of Security Interest Act, 2002"
  },
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  "creditOfficer": {
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    },
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    "_id": "6526757a703d7c40db9ab381",
    "lastName": "SANAP",
    "mobileNo": "",
    "workMobileNo": "9359891304",
    "email": "sbi.10518@sbi.co.in"
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  "fees": {
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  "name": "Nashik Branch",
  "shortName": "NSK",
  "email": "nashik@vastukala.org",
  "address": "4, 1st Floor, Madhusa Elite, Vrundavan Nagar, Jatra - Nandur Naka Link
Road, Adgaon, Nashik - 422003",
  "city": "Nashik"
},
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  "initial": "SBI",
  "remark": "Temp",
  "status": true
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  "type": "BRANCH",
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  "mobileNo": "02532501640",
  "alternateMobileNo": "",
  "address": "1st Floor,Patel Plaza ,N.D.Patel Road,Opp BSNL,Landmark Seawoods
Navratna Hotel Nashik-422001",
  "ledgerName": "",
  "fax": "",
  "sendStructuralCertificate": "0"
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  "value": "Land_&_Building/_Immovable_Property",
  "label": "Land & Building / Immovable Property"
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    "firstName": "Rishidatt",
    "email": "rishiyadav44444@gamil.com",
    "lastName": "Yadav",
    "mobileNo": "9404341081",
    "shortName": "RV",
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  "siteEngineer": {
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    "_id": "636a29b64d42487767af43ea",
    "role": "NASHIK (LEAD + VISIT + RATE)",
    "firstName": "Sachin",
    "email": "sachinraundal9021@gmail.com",
    "lastName": "Raundal",
    "mobileNo": "9021337843",
    "designation": "Site Engg",
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  "firstName": "Binumon",
  "lastName": "Moozhickal",
  "shortName": "BS",
  "email": "binu@vastukala.org",
  "designation": "Back Office Team Leader",
  "mobileNo": "9930252906",
  "role": "FRONTDESK",
  "type": "EMPLOYEE",
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        "label": "Registered Valuer"
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    "firstName": "Manoj",
    "email": "manoj@vastukala.org",
    "lastName": "Chalikwar",
    "mobileNo": "9819597579",
    "designation": "Registered Valuer",
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        "title": {
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    "_id": "60af80072ffdf65bcd658653",
    "number": "AM161706-3"
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"PANNo": "AERPC9086P",
"fatherName": "Baburao"
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  "label": "BANK"
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  "longitude": "73.806525"
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  "visitedDate": [
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      "dateTime": "2024-10-23",
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      "dateTime": "2024-10-22",
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      "status": "COMPLETED",
      "dateTime": "2024-10-22",
      "remark": "MANUAL_IN_TASK"
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    "name": "Country",
    "key": "country",
    "value": "Country - India",
    "label": false
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  "label": true
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  "key": "plotNo",
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  "label": true
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  "value": "",
  "label": true
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  "label": true
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  "key": "newSurveyNumber",
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  "label": true
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  "key": "blockNo",
  "value": "",
  "label": true
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  "key": "selectNo",
  "value": "03",
  "label": false
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  "label": true
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  "key": "khataNo",
  "value": "",
  "label": false
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  "value": "",
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  "value": "",
  "label": false
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  "label": true
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  "label": false
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  "value": "",
  "label": false
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    "label": "R. C. C. Slab"
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  "doors": {
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"label": "Middle Class"
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"townplanApprovedByList": {
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"label": "Nashik Municipal Corporation "
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"whetherCoveredUnderAnyState": {
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"west": "Open Plot",
"south": "Open Plot",
"east": "Road"
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"asPerDocumentAgreement": {
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"west": "Details are Not Mentioned in Document",
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    "east": "Internal Site Visit not allowed\n",
    "south": "Internal Site Visit not allowed\n",
    "west": "Internal Site Visit not allowed\n"
  },
  "asPerDocument": {
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    "east": "\nOpen Space",
    "south": "\nOpen Space",
    "west": "\nOpen Space"
  },
  "isDisplay": true,
  "title": "Boundaries of The Flat"
},
"whichTheLocalityIsServed": {
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    "title": "Buses"
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  "taxies": {
    "title": "Taxies"
  },
  "auto": {
    "title": "Auto"
  },
  "privateCars": {
    "title": "Private Cars"
  }
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"extraDetailOfProperty": "",
"dateOfIssusApprovePlan": "Approved Building Plan Were Not Provided and Not Verified",
"approvePlanVerified": "Approved Building Plan Were Not Provided and Not Verified",
"empanelledOfApprovePlan": "Yes-Flat is Locked at the time of Site Visit, Only External Visit Done on Site. At the time of visit physical measurement of the property could not be taken. We have taken the area as per Transfer Deed & other details of the property as per previous valuation report.",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
"compoundWall": ""
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the time of visit physical measurement of the property could not be taken. We have
taken the area as per Transfer Deed & other details of the property as per previous
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  "depreciationPercentage": "31.499999999999996",
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  "salvageValue": "10",
  "depreciatedCostOfConstruction": "3370",
  "depreciatedBuildingRate": "1370"
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"igrRate": {
  "propertyName": "Flat",
  "rate": "36400",
  "landRate": "12200",
  "igrImage": "cases/671a0241fd14bf9350ab30ad/igr_1729758992769_Image.png",
  "squareMeterGuideLineRate": "34580.00",
  "squareFeetGuideLineRate": "3213.00"
},
"igrFinalRate": {
  "floorRatePercentage": "95",
  "depreciationPercentage": "79",
  "rate": "2776.00",
  "squareFeetGuideLineRate": "2776.00",
  "squareMeterGuideLineRate": "29880.00"
},
"outgoingDetail": {
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    "label": "Medium"
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  "propertyTypeOfUseList": {
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    "label": "Residential Purpose"
  },
  "propertyOccupiedByList": {
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    "label": "Internal visit not allowed"
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"monthlyRent": "4000",
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"electricityServiceConnectionNo": "Details Not Provided",
"meterCardHolderName": "Details Not Provided",
"undividedAreaOfLandAsPerSaleDeed": "NA",
"floorSpaceIndex": "As Per NMC Norms",
"tenantName": "",
"maintenanceOfFlat": "Good"
},
"marketability": {
  "marketabilityList": {
    "value": "Good",
    "label": "Good"
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  "anyFavouringForExtraPotentialValue": "Located in developing area",
  "negativeFactorsOfAffectMarketValue": "NA"
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    "label": "R. C. C. Slab"
  },
  "partitions": {
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    "label": "6\" Thk. Brick Masonery"
  },
  "waterTank": {
    "value": "MunicipalWaterSupply",
    "label": "Municipal Water Supply"
  },
  "pavementLaid": {
    "value": "Yes",
    "label": "Yes"
  },
  "carParking": "Covered Parking",
  "constructionWorkStatus": {
    "value": "Completed",
    "label": "Completed"
  },
  "asthetikLook": {
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    "label": "Plain Looking"
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"date": "1",
"month": "1",
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"fullDate": "1/1/2003"
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  "label": "Residential"
},
"typeOfStructure": {
  "value": "R.C.C.",
  "label": "R.C.C. Framed"
},
"typeOfFoundation": {
  "value": "rcc",
  "label": "R.C.C. Foundation"
},
"qualityOfConstruction": {
  "value": "Normal",
  "label": "Normal"
},
"materialUsedList": {
  "value": "Good",
  "label": "Good"
},
"buildingSpecification": {
  "value": "Average",
  "label": "Average"
},
"structuralSafety": {
  "value": "Normal",
  "label": "Normal"
},
"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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"value": "Normal",
"label": "Normal"
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"maintenanceOfTheBuilding": {
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"value": "0",
"label": "No"
},
"visibleDamageInBuilding": {
"value": "0",
"label": "No"
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"systemOfAirConditioning": {
"value": "1",
"label": "Yes"
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"provisionOfFirefighting": {
"value": "0",
"label": "No"
},
"groundStilt": {
"value": "ground",
"label": "Ground"
},
"yearOfConstructionAsPer": {
"value": "As_Per_Previous_valuation_Report",
"label": "As Per Previous valuation Report"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "39",
"ageOfBuilding": "21",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "2",
"flatFloorNo": "1",
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"noOfDwellingUnitsInBuilding": "4"
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"finalPlinthArea": {
"area": "0.00"
},
}
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    "routeLng": "73.806525",
    "stationName": "Nashik Road",
    "routeDistance": "5.4",
    "routeStation": {
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      "label": "Railway Station"
    }
  },
  "finalLatLng": {
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      0
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    "type": "Point"
  },
  "showLocation": {
    "latLng": true,
    "finallatLng": true
  },
  "locationMapImg": [
    {
      "id": "dfpi74",
      "name": "dfpi74",
      "image": "cases/671a0241fd14bf9350ab30ad/
routeMap_1729764099292_Image.png"
    }
  ]
},
"valuation": {
  "fairMarketValue": {
    "costOfConstruction": "",
    "depreciationPercentage": "",
    "depreciatedCostOfConstruction": "",
    "totalFairMarketValue": ""
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  "wardrobesRate": "0",
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  "showcasesQty": "0",
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    "isHideFloor": false,
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"compositionImages": []
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"builtUpRateRange": {
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  "max": "4412.00"
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  "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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"isExternalReport": false,
"isSiteMeasurementAllowed": false,
"finalValuationArea": "605.00",
"empanelmentNo": [
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"isAdvanceInvoice": false,
"status": true,
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"paymentStatus": "PENDING",
"invoiceIds": [],
"paymentIds": [],
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"ownerName": "Mr. Rohidas Chhagan Salve",
"ownerPhoneNo": "9021337843",
"fullAddress": "Residential Flat No. 03, 1st Floor, New Gulmohar Park Co - Op.
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Housing Society, Near Ichhapurti Ganesh Mandir, DGP Nagar, Plot No. 38, Shree Sant Savata Mali Marg, Tagore Nagar, Village - Wadala, Taluka - Nashik, District - Nashik, Nashik, PIN Code - 422 006, State - Maharashtra, Country - India",

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      "Seller": "Shri. Bhaskar Ananda Nadan",
      "to": {
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      "buyer": "Mr. Rohidas Chhagan Salve"
    },
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    "id": "981951"
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"otherComposition": [],
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"squareMeterArea": "46.84",
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"area": "605.00",
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"expectedRate": "3200.00",
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"saleableArea": {
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"property": "Flat",
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    "expectedRate": "4411.76",
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  "saleableArea": {
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```



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