

## VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 03, 1<sup>st</sup> Floor, "New Gulmohar Park Co - Op. 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 belongs to **Mr. Rohidas Chhagan Salve**.

Boundaries	:	Building	Flat
North	:	Open Plot	Internal Site Visit not allowed
South	:	Open Plot	Internal Site Visit not allowed
East	:	Road	Internal Site Visit not allowed
West	:	Open Plot	Internal Site Visit not allowed

Considering various parameters recorded, existing economic scenario, and the information that is available with reference to the development of neighbourhood and method selected for valuation, we are of the opinion that, the property premises can be assessed and Valued for SARFAESI Securitisation And Reconstruction Of Financial Assets And Enforcement Of Security Interest Act, 2002 purpose at **₹ 20,38,850.00 (Rupees Twenty Lakh Thirty Eight Thousand Eight Hundred Fifty Only)**.

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 report.

Hence certified

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

**Sharadkumar B. Chalikwar**  
Director

Digitally signed by Sharadkumar B. Chalikwar  
DN: cn=Sharadkumar B. Chalikwar,  
o=Vastukala Consultants (I) Pvt. Ltd., ou=CMD,  
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Date: 2024.10.24 16:58:34 +05'30'

Auth. Sign.



**Sharadkumar Chalikwar**

Govt. Reg. Valuer

Chartered Engineer (India)

Reg. No. [N]C.C.I.T/I -14/52/2008-09

State Bank of India Empanelment No.: NZO/CR/22-23/ 39



Encl.: Valuation report

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