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{
  "typeOfReport": {
    "label": "Single Flat",
    "value": "Single_Flat"
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    "RVDSValues": true,
    "proportionateValue": false
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  "masterTypeOfPurpose": {
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    "value": "Non_SARFAESI"
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  "toAssess": {
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    "value": "Fair_Market_Value"
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  "creditOfficer": {
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      "_id": "63ae8cf0191f7b344b00555e"
    },
    "firstName": "Abhijit Panchpor",
    "type": "CREDITOFFICER",
    "_id": "6409af6fdd67546cec7d75f3",
    "lastName": "Panchpor",
    "mobileNo": "",
    "workMobileNo": "9920489388",
    "email": "abhijit@cosmosbank.in"
  },
  "fees": {
    "type": "fixed",
    "propertyValue": "0",
    "discussWithPerson": "Abhijit Panchpor",
    "expectedFees": null,
    "quotedAmount": "4000"
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  "shortName": "VCIPL/Mumbai",
  "email": "vastukalamumbai@vastukala.com",
  "address": "B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai,
Andheri(East), Mumbai - 400 072. ",
  "city": "Mumbai"
},
"client": {
  "_id": "5fc6a0d8da3c631ed41d1820",
  "type": "BANK",
  "name": "Cosmos Bank",
  "displayName": "Cosmos Bank",
  "initial": "CB",
  "remark": "Temp",
  "status": true
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"branch": {
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  "name": "FORT BRANCH",
  "branchCode": "",
  "mobileNo": "2222632983",
  "alternateMobileNo": "",
  "email": "cosmos@gmail.com",
  "fax": "",
  "ledgerName": "",
  "sendStructuralCertificate": "0",
  "address": "229/231, Bazar Gate, Perin Nariman St, Borabazar Precinct, Ballard
Estate, Fort, Mumbai, Maharashtra 400001"
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"assetsClass": {
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  "label": "Land & Building / Immovable Property"
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  "value": "Residential"
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"zone": {
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"role": "PICKUPPERSON",
"firstName": "Saurabh",
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"lastName": "Velonde",
"mobileNo": "8691048846",
"shortName": "SSV",
"workWithDocumentMaker": "",
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"firstName": "Vaibhav",
"email": "vaib1234b@gmail.com",
"lastName": "Bhagat",
"mobileNo": "8779534609",
"designation": "Bachlore Of Engireeing",
"shortName": "Vaibhav",
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"lastName": "Surve",
"mobileNo": "9820652818",
"designation": "",
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"maker": {
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    "designation": "",
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          "label": "Registered Valuer"
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      "role": "VALUER",
      "firstName": "Manoj",
      "email": "manoj@vastukala.org",
      "lastName": "Chalikwar",
      "mobileNo": "9819597579",
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  "title": {
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    "label": "Chartered Engineer"
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  "number": "AM161706-3"
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\\profilePhoto_1622114310919_Manoj C.jpeg",
"PANNo": "AERPC9086P",
"fatherName": "Baburao"
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  "value": "BANK"
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    }
  ],
  "visitedDate": [
    {
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      "dateTime": "2024-11-21T10:32:01.919Z",
      "remark": ""
    }
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  "rateMax": "20000",
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    "name": "Carpet",
    "value": "Carpet"
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"compositionFlatType": {
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  "label": true
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  "label": true
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  "label": true
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  "label": false
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  "label": true
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  "value": "",
  "label": false
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  "label": true
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  "label": true
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  "label": false
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  "label": true
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  "label": true
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  "key": "suburb",
  "value": "Thane (West)",
  "label": false
}
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"flatSpecifications": {
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    "value": "rcc_Slab"
  },
  "flooring": {
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    "value": "VerifiedTileFlooring"
  },
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    "label": "Aluminium Sliding Windows with window grills"
  },
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"fittings": {
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"finishing": {
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  "label": "Cement Plastering + POP Finish"
}
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    "value": "UpperClass"
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  "populationGroupList": {
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    "value": "Urban"
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  "townplanApprovedByList": {
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    "value": "Thane_Municipal_Corporation"
  },
  "whetherCoveredUnderAnyState": {
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    "label": "No"
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  "asPerActualAgreement": {
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    "west": "Service Road & Eastern Express Highway",
    "south": "Building No. A/1 ",
    "east": "Internal Road "
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  "asPerDocumentAgreement": {
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    "west": "Details not available ",
    "south": "Details not available ",
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    "south": "Lift",
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    "south": "Details not available ",
    "west": "Details not available "
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    "status": true
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  "taxies": {
    "title": "Taxies"
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  "auto": {
    "title": "Auto",
    "status": true
  },
  "privateCars": {
    "title": "Private Cars",
    "status": true
  }
},
"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": "",
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  "value": "ordinary",
  "label": "Ordinary"
},
"compoundWall": "All external walls are 9\" thick and partition walls are 6\" thick"
},
"landAndBuildingDetails": {
  "actualBuildingBoundaries": [],
  "documentsBuildingBoundaries": []
},
}
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  "compositions": []
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  "depreciatedCostOfConstruction": "19270",
  "depreciatedBuildingRate": "2170"
},
"igrRate": {
  "propertyName": "Residential Flat",
  "rate": "140900",
  "landRate": "52600",
  "igrImage": "cases/673c7046e077c54e532582a8/igr_1732253047240_Image.png",
  "squareMeterGuideLineRate": "140900.00",
  "squareFeetGuideLineRate": "13090.00"
},
"igrFinalRate": {
  "floorRatePercentage": "0",
  "depreciationPercentage": "84",
  "rate": "11778.00",
  "squareFeetGuideLineRate": "11778.00",
  "squareMeterGuideLineRate": "126772.00"
},
"outgoingDetail": {
  "areaStatusList": {
    "value": "Medium",
    "label": "Medium"
  },
  "propertyTypeOfUseList": {
    "label": "Residential Purpose",
    "value": "Residential_Purpose"
  },
  "propertyOccupiedByList": {
    "label": "Vacant",
    "value": "Vacant"
  },
  "monthlyRent": "N.A",
  "assessmentNo": "Details not available ",
  "taxPaidHolderName": "Details not available ",
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  "electricityServiceConnectionNo": "Details not available ",
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"undividedAreaOfLandAsPerSaleDeed": "Details not available ",
"floorSpaceIndex": "As per TMC 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": {
    "value": "rcc_Slab",
    "label": "R. C. C. Slab"
  },
  "partitions": {
    "label": "6\" Thk. Brick Masonery",
    "value": "6\"_Thk._Brick_Masonery"
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  "waterTank": {
    "label": "Municipal Water Supply",
    "value": "MunicipalWaterSupply"
  },
  "pavementLaid": {
    "label": "No",
    "value": "No"
  },
  "carParking": "Stilt / Open Car Parking Space ",
  "constructionWorkStatus": {
    "label": "Completed",
    "value": "Completed"
  },
  "asthetikLook": {
    "value": "Plain_Looking",
    "label": "Plain Looking"
  },
  "dateOfConstruction": {
    "date": "1",
    "month": "1",
    "year": "2009",
    "fullDate": "1/1/2009"
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  "planningArea": {
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"label": "Residential",
"value": "Residential"
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"typeOfStructure": {
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"value": "R.C.C._Framed_Structure"
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"typeOfFoundation": {
"value": "rcc",
"label": "R.C.C. Foundation"
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"qualityOfConstruction": {
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"value": "Normal"
},
"materialUsedList": {
"value": "Good",
"label": "Good"
},
"buildingSpecification": {
"value": "Standard",
"label": "Standard"
},
"structuralSafety": {
"value": "Good",
"label": "Good"
},
"protAgainstNatDis": {
"value": "Good",
"label": "Good"
},
"sewerageSystem": {
"value": "MunicipalSewerageSystem",
"label": "Connected to Municipal Sewerage System"
},
"walls": {
"label": "Yes",
"value": "1"
},
"appearanceOfTheBuilding": {
"label": "Normal",
"value": "Normal"
},
"maintenanceOfTheBuilding": {
"value": "Good",
"label": "Good"
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},
"maintenancelssues": {
  "value": "1",
  "label": "Yes"
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"visibleDamageInBuilding": {
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  "value": "0"
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"systemOfAirConditioning": {
  "value": "1",
  "label": "Yes"
},
"provisionOfFirefighting": {
  "value": "1",
  "label": "Yes"
},
"groundStilt": {
  "label": "Stilt",
  "value": "stilt"
},
"yearOfConstructionAsPer": {
  "value": "as_per_occupancy_certificate",
  "label": "As per occupancy certificate"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "45",
"ageOfBuilding": "15",
"noOfBasement": "0",
"noOfPodium": "0",
"noOfAmenityFloors": "0",
"noOfFloors": "12",
"flatFloorNo": "1",
"noOfLifts": "2",
"noOfDwellingUnitsInBuilding": "4"
},
"finalPlinthArea": {
  "area": "1004.40",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 20%"
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  "routeMapDetail": {
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routeMap_1732259596136_Image.png",
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"routeLat": "19.200222",
"routeLng": "72.965167",
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"routeDistance": "2.4 Km. ",
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  "label": "Railway Station"
}
},
"finalLatLng": {
  "coordinates": [
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    0
  ],
  "type": "Point"
},
"showLocation": {
  "latLng": false,
  "finallatLng": false
},
"locationMapImg": [
  {
    "id": "g80bur",
    "name": "g80bur",
    "image": "cases/673c7046e077c54e532582a8/
routeMap_1732259496866_Image.png"
  }
],
"valuation": {
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    "depreciatedCostOfConstruction": "632520.00",
    "totalFairMarketValue": "16023780.00"
  },
  "wardrobesRate": "0",
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  "wardrobesQty": "0",
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  "showcasesRate": "0",
  "totalshowcasesRate": "0",
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      "orientation": "portrait"
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      "orientation": "landscape"
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    "status": false,
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"compositionImages": []
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  "ratePerUnit": "0.00",
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  "isEditable": true
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  "isEditable": true
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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,
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"isAdvanceInvoice": false,
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"ownerName": "Mrs. Trupti Naresh Jalgaonkar ",
"ownerPhoneNo": "7303539313",
"appAddress": "Flat no. 103, 1st Floor, Tower no. A-2, Prestige Garden, Panchpakhadi
Thane ",
"remark": "",
"documents": [
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      "label": "Agreement for sale"
    },
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      "from": {
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        "label": "Transferor"
      },
      "Transferor": "Mr. Yashwant Shankar Duduskar & Mrs. Akshaya Yashwant
Duduskar",
      "to": {
        "value": "Transferee",
        "label": "Transferee"
      },
      "Transferee": "Mrs. Trupti Naresh Jalgaonkar ",
      "number": {
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        "label": "No"
      },
      "No": "20490 / 2024"
    },
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{
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      "label": "Thane Municipal Corporation"
    },
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      "label": "No"
    },
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      "label": "Thane Municipal Corporation"
    },
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      "label": "No"
    }
  }
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    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Tue Nov 19 2024 11:02:30 GMT+0000 (Coordinated Universal Time)"
  }
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"owners": [
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    "name": "Mrs. Trupti Naresh Jalgaonkar ",
    "phone": "7303539313",
    "ownershipShare": "",
    "email": "",
    "id": "376112"
  }
],
"proposePurchasers": [],
"siteInspection": [
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      "value": "Carpet"
    },
    "providedBy": {
      "label": "Owner",
      "value": "Owner"
    },
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    "area": "817",
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    "providedByContactNo": "7303539313"
  }
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    "length2": "5",
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  }
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"finalArea": "43.970000000000006"
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{
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  "name": "Toilet",
  "length": "7.00",
  "length1": "7",
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  "width1": "4",
  "width2": "9",
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  "images": [],
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        "value": "Square_Feet"
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      "length2": "00",
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      "width2": "5",
      "totalArea": "2.42"
    }
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},
"finalArea": "35.67"
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  "width2": "00",
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  "images": [],
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A2 Co-Op. Hsg. Soc. Ltd. , Prestige Garden Housing Complex, Plot No. 412 of Thane
Town Planning Scheme No. 1, Almeida Road, Village - Panchpakhadi, Thane (West),
Taluka - Thane , District - Thane , PIN - 400 601, State - Maharashtra, Country - India",
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"contactPersonName": "Mrs. Trupti Naresh Jalgaonkar ",
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"siteMeasurementRemark": "Carpet Area in Sq. Ft. = 721.00\nTerrace Area in Sq. Ft. = 96.00\n\n",
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Name	Length	Width	Total
Composition :			
Bedroom	12'5"	9'9"	121.06
Passage	10'9"	2'11"	31.35
Toilet	7'00"	4'9"	33.25
Bedroom	9'00"	11'00"	99.00
Toilet	8'5"	4'1"	34.37
Kitchen	3'2"	6'2"	19.53
Living Room	9'7"	17'11"	171.70
Other Composition :			
Terrace Area	7'11"	12'3"	96.98