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    },
    "firstName": "Abhishek",
    "type": "CREDITOFFICER",
    "_id": "66f299a17d6d262b2ba75a5e",
    "email": "racpcghatkopar.sanctions@sbi.co.in",
    "lastName": "Vairale",
    "mobileNo": "",
    "workMobileNo": "7387438323"
  },
  "fees": {
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  "email": "vastukalamumbai@vastukala.com",
  "address": "B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai,
Andheri(East), Mumbai - 400 072. ",
  "city": "Mumbai"
},
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  "name": "State Bank of India",
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  "remark": "Temp",
  "status": true
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"branch": {
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  "type": "BRANCH",
  "name": "RACPC Ghatkopar (West)",
  "email": "racpcghatkopar.sanctions@sbi.co.in",
  "mobileNo": "022-25009143",
  "alternateMobileNo": "",
  "address": "Retail Assets Centralised Processing Centre, 1st Floor, Ashok Silk Mills
Compound, LBS Marg, Ghatkopar (West), Mumbai - 400 086, State - Maharashtra,
Country - India.\r\n\r\n\r\n",
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  "fax": "022-25009010",
  "sendStructuralCertificate": "0"
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  "email": "saurabhvelonde143@gmail.com",
  "lastName": "Velonde",
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  "role": "MAKER+CHECKER",
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  "email": "v.sarmalkar@vastukala.org",
  "lastName": "Sarmalkar",
  "mobileNo": "9004437379",
  "shortName": "VS",
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"email": "jayaraja@vastukala.org",
"lastName": "Acharya",
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  "PANNo": "AERPC9086P",
  "fatherName": "Baburao"
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  "label": false
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  "label": true
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  "key": "CTSNo",
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  "label": false
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    "label": "Proposed Teak wood door frame with flush doors"
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    "label": "Proposed Powder coated aluminium sliding windows"
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"finishing": {
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  "label": "Proposed Cement Plastering"
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    "label": "Urban"
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  "townplanApprovedByList": {
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    "label": "Municipal Corporation of Greater Mumbai (MCGM)"
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  "whetherCoveredUnderAnyState": {
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    "label": "No"
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    "south": "Sai Prasad - Building No. 37",
    "east": "Road"
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  "asPerDocumentAgreement": {
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    "west": "By Building No. 29",
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    "east": "By 18.30 Wide DP Road"
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    "south": "Building Under Construction",
    "west": "Building Under Construction"
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    "south": "Flat No. 1301",
    "west": "Marginal Space"
  },
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  "taxies": {
    "title": "Taxies"
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  "auto": {
    "title": "Auto"
  },
  "privateCars": {
    "title": "Private Cars"
  }
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"extraDetailOfProperty": "As per Approved Building Plan, the composition of proposed residential flat is Living Room + Kitchen + 2 Bedrooms + 2 Toilets (i.e. 2 BHK with 2 toilets).",
"dateOfIssusApprovePlan": "Copy of Approved Building Plan No. MHADA-8/1180/2024 dated 22.04.2024 issued by Maharashtra Housing & Area Development Authority.",
"approvePlanVerified": "Yes",
"empanelledOfApprovePlan": "No",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
"compoundWall": ""
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"landAndBuildingDetails": {
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"apfDetails": {
  "buildings": [],
  "compositions": []
},
}
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"compositeRate": {
  "remark": "As building is under construction internal visit not allowed at site, The
details about the property has been provided by Sales Person – Ms. Nikita Shinde
(Contact No. 9967540578)",
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  "depreciationRatioOfBuilding": "",
  "salvageValue": "",
  "depreciatedCostOfConstruction": "",
  "depreciatedBuildingRate": ""
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  "propertyName": "Flat",
  "rate": "135960",
  "landRate": "58490",
  "igrImage": "cases/674056c0d1078a4ea7f8c138/igr_1732523433207_Image.png",
  "squareMeterGuideLineRate": "149556.00",
  "squareFeetGuideLineRate": "13894.00"
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"igrFinalRate": {
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  "rate": "135960.00",
  "squareMeterGuideLineRate": "149556.00",
  "squareFeetGuideLineRate": "13894.00"
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    "label": "Proposed Residential Purpose"
  },
  "propertyOccupiedByList": {
    "value": "Building_Under_Construction",
    "label": "Building Under Construction"
  },
  "monthlyRent": "N.A",
  "assessmentNo": "Building Under Construction",
  "taxPaidHolderName": "Building Under Construction",
  "taxAmount": "Building Under Construction",
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  "meterCardHolderName": "Building Under Construction",
  "undividedAreaOfLandAsPerSaleDeed": "Information not available",
  "floorSpaceIndex": "As per MHADA norms",
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"tenantName": "",
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"marketability": {
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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"
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  "partitions": {
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    "label": "Proposed 6" Thk. Brick Masonery"
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  "waterTank": {
    "value": "Proposed_Municipal_Water_Supply",
    "label": "Proposed Municipal Water Supply"
  },
  "pavementLaid": {
    "value": "Proposed,_Yes",
    "label": "Proposed, Yes"
  },
  "carParking": "Proposed Covered Parking Space",
  "constructionWorkStatus": {
    "value": "InProgress",
    "label": "Under Construction"
  },
  "asthetikLook": {
    "value": "Plain_Looking",
    "label": "Plain Looking"
  },
  "dateOfConstruction": {
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    "month": "1",
    "year": "2025",
    "fullDate": "1/1/2025"
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  "planningArea": {
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    "label": "Residential"
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"typeOfStructure": {
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"typeOfFoundation": {
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  "label": "R.C.C. Foundation"
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"qualityOfConstruction": {
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  "label": "Good"
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  "label": "Information Not Available"
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  "value": "Proposed_Standard",
  "label": "Proposed Standard"
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"structuralSafety": {
  "value": "Building_Under_Construction",
  "label": "Building Under Construction"
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"protAgainstNatDis": {
  "value": "Designed_as_per_I.S._codes",
  "label": "Designed as per I.S. codes"
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"sewerageSystem": {
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  "label": "Proposed Connected to Municipal Sewerage System "
},
"walls": {
  "value": "Proposed,_Yes",
  "label": "Proposed, Yes"
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"appearanceOfTheBuilding": {
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  "label": "Building Under Construction"
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"maintenanceOfTheBuilding": {
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    "label": "Building Under Construction"
  },
  "systemOfAirConditioning": {
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    "label": "Building Under Construction"
  },
  "provisionOfFirefighting": {
    "value": "Proposed,_Yes",
    "label": "Proposed, Yes"
  },
  "groundStilt": {
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    "label": "Stilt"
  },
  "yearOfConstructionAsPer": {
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    "label": "As per site information"
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  "noOfDwellingUnitsInBuilding": "7"
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  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 10%"
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"routeLng": "72.933694",
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  "label": "Railway Station"
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  ],
  "type": "Point"
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  "finallatLng": false
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"locationMapImg": [
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    "id": "ewva9l",
    "name": "ewva9l",
    "image": "cases/674056c0d1078a4ea7f8c138/
routeMap_1732524421975_Image.png"
  }
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"valuation": {
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    "status": true
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    "floorsCompleted": "Complete",
    "percentage": "5",
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"isHideFloor": false,
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  "percentage": "40",
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  "status": true
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  "isHideFloor": false,
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  "floorsCompleted": "25",
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  "status": true
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"status": true
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  "status": true
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  "status": true
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      "orientation": "portrait"
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externallmg_1732354358100_1732354344297_image_5.jpeg",
    "orientation": "portrait"
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"compositionImages": []
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  "builtUpRateRange": {
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    "max": "21104.00"
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  "saleableRateRange": {
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    "max": "0.00"
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"detailsOfValuation": {
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    "estimatedValue": "0.00",
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    "isEditable": false
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  "isEditable": true
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  "isEditable": true
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  "ratePerUnit": "0.00",
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"extraCollapsibleGates": {
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  "isEditable": true
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  "ratePerUnit": "0.00",
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  "isEditable": true
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  "status": true,
  "isEditable": false
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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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"type": "CASE",
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"isSiteMeasurementAllowed": false,
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"empanelmentNo": [
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"isAdvanceInvoice": false,
"status": true,
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"paymentStatus": "NA",
"invoiceIds": [],
"paymentIds": [],
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"ownerName": "Mr. Fredy Substeen Mitchell",
"ownerPhoneNo": "9892941077",
"appAddress": "Flat no. 1302, 13th Floor, Swastik Coral, Building no. 36, Tagore
Nagar, Vikhroli East ",
"remark": "",
"documents": [
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      "label": "Agreement for sale"
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    "inputs": {
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      "from": {
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        "label": "Promoter"
      },
      "Promoter": "M/s. Swastik Homes",
      "to": {
        "value": "Purchasers",
        "label": "Purchasers"
      },
      "Purchasers": "Mr. Fredy Substeen Mitchell & Mrs. Radha Fredy Mitchell",
      "number": {
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        "label": "Registration No"
      },
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"document_1732270424748_1732270423667_Racpc_Ghat_Fredy_Mitchell.pdf"
  },
  {
    "documentType": {
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      "label": "Commencement certificate"
    },
    "inputs": {
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        "value": "Maharashtra_Housing_And_Area_Development_Authority",
        "label": "Maharashtra Housing And Area Development Authority"
      },
      "number": {
        "value": "No",
        "label": "No"
      },
      "No": " MH/EE/(BP)/GM/MHADA-8/1180/2024/FCC/1/Amend"
    },
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    "displayStatus": false,
    "id": "816884",
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    "fileName": "document_1732525831306_Full_CC.pdf"
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      "label": "RERA Certificate"
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    "inputs": {
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        "label": "No"
      },
      "No": " P51800050020"
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    "fileName": "document_1732526036563_P51800050020.pdf"
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      "label": "Approved Building Plan"
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    "inputs": {
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        "label": "Maharashtra Housing And Area Development Authority"
      },
      "number": {
        "value": "No",
        "label": "No"
      },
      "No": " MHADA-8/1180/2024"
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    "fileName": "document_1732526419468_Full_IOA_Plan.pdf"
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"caseNumber": "012524",
"createdBy": "60b7177d2ffdf65bcd65882a",
"caseHistory": [
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    "datetime": "Fri Nov 22 2024 10:02:40 GMT+0000 (Coordinated Universal Time)"
  }
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"owners": [
  {
    "name": "Mr. Fredy Substeen Mitchell",
    "phone": "9892941077",
    "ownershipShare": ""
  }
]
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"email": "",
"id": "906983"
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{
"name": "Mrs. Radha Fredy Mitchell",
"phone": "",
"email": "",
"ownershipShare": "",
"id": "932475"
}
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"proposePurchasers": [],
"siteInspection": [],
"composition": [],
"otherComposition": [],
"externalReport": [],
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"value": "60af48bf2ffdf65bcd6585fa",
"label": "Agreement for sale"
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"label": "Square Feet"
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"selectAreaTypeDocument": "Carpet",
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"docBultupPercentage": "10",
"docSaleablePercentage": "0",
"docFinalSaleable": "0.00",
"docFinalSaleableSquareMeter": "0.00"
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"area": "555.00",
"squareMeterArea": "51.56",
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  "percentage": "10"
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"saleableArea": {
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  "expectedRate": "0.00",
  "percentage": ""
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"area": "555",
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"floor": "",
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"expectedPrice": "12400000",
"expectedRate": "22342.34",
"builtUpExpectedRate": "20311.22",
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"id": "296845"
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    "area": "560.00",
    "squareMeterArea": "52.03",
    "expectedRate": "23214.29",
    "percentage": ""
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  "builtUpArea": {
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    "squareMeterArea": "57.23",
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    "percentage": "10"
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  "saleableArea": {
    "area": "",
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"squareMeterArea": "0.00",
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"percentage": ""
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"areaType": "Carpet",
"floor": "",
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"expectedPrice": "13000000",
"expectedRate": "23214.29",
"builtUpExpectedRate": "21103.90",
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"id": "398364"
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{
"carpetArea": {
"area": "409.00",
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"builtUpArea": {
"area": "449.90",
"squareMeterArea": "41.80",
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"saleableArea": {
"area": "",
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"property": "Flat",
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"expectedRate": "18374.17",
"builtUpExpectedRate": "16703.79",
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"id": "299650"
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"area": "507.00",
"squareMeterArea": "47.10",
"expectedRate": "19921.10",
"percentage": ""
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"builtUpArea": {
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"squareMeterArea": "51.81",
"expectedRate": "18110.10",
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"expectedRate": "19921.10",
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    "orientation": "portrait"
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  {
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    "orientation": "portrait"
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    "orientation": "portrait"
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  {
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    "status": false,
    "_id": "6741a139572e264e521696a7",
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  {
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(East), Mumbai, PIN - 400 083, State - Maharashtra, India",
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Composition :			

Other  
Composition :

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