

**VALUATION OPINION REPORT**

This is to certify that the property bearing Residential Flat No. 3703, 37<sup>th</sup> Floor, Building No 3, "Siddha - Seabrook", Shankarpada, Dahanukarwadi, Linking Road, Village - Kandivali, Taluka - Borivali, District - Mumbai Suburban, Kandivali (West), Mumbai, PIN - 400 101, State - Maharashtra, India belongs to **Mr. Harsh Jignesh Shah, Mr. Jignesh Pravinchandra Shah & Ms. Rupa Jignesh Shah**.

Boundaries	:	Building	Flat
North	:	Konkan Residency CHSL	Marginal Space
South	:	Internal Road	Lobby & Lift
East	:	Jeevan Vidya Mission Marg & Shree Ganesh CHSL	Staircase
West	:	New Link Road	Staircase

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 for this particular purpose at **₹ 1,69,12,000.00 (Rupees One Crore Sixty Nine Lakh Twelve Thousand 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,  
email=cmd@vastukala.org, c=IN  
Date: 2024.11.28 15:13:24 +05'30'

Auth. Sign.



**Sharadkumar Chalikwar**

Govt. Reg. Valuer

Chartered Engineer (India)

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

Bank of India Empanelment No.: KZO/CR/19-20/582

Encl.: Valuation report



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