



VASTUKALA
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MSME Reg No: UDYAM-MH-18-UU8561

An ISO 9001 : 2015 Certified Company

CIN: U74120MH2010PTC207869

Vastukala Consultants (I) Pvt. Ltd.

Page 2 of 26

Vastu/Nashik/11/2024/012825/2309219

27/5-304-CCBS

Date: 27.11.2024

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 303, 3rd Floor, Wing - A, "Sahajanand Park Phase-2", Near Jain Mandir, Rathi Chawl, Seva Kunj, Panchavati, Village - Nashik, Taluka - Nashik, District - Nashik, 422003, State - Maharashtra, India belongs to **Shri.Dhananjay Hemant Amrutkar & Sau.Pratibha Dhananjay Amrutkar.**

Boundaries	:	Building	Flat
North	:	Slum Area Houses	Flat No.302
South	:	Survey No.148/8	Open & Margnal Space
East	:	Slum Area Houses	Open & Margnal Space
West	:	Road and Survey No.148/6	Duct & Flat No.304

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 **₹ 50,33,700.00 (Rupees Fifty Lakh Thirty Three Thousand Seven Hundred 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.

Manoj Chalikwar

Director

Digitally signed by Manoj Chalikwar
DN: cn=Manoj Chalikwar, o=Vastukala
Consultants (I) Pvt. Ltd., ou=Mumbai,
email=manoj@vastukala.org, c=IN
Date: 2024.11.27 13:06:53 +05'30'

Auth. Sign.



Manoj Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

Reg. No. IBBI/RV/07/2018/10366

Bank Of Baroda Empanelment No.: ZO :MZ:ADV:46:941

Encl.: Valuation report

