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MSME Reg No: UDYAM-MH-18-U08561
An ISO 9001 : 2015 Certified Company
CIN: U74120MH2010PTC207865

Vastukala Consultants (I) Pvt. Ltd.

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Vastu/Nashik/11/2024/012656/2309242
28/7-327-RJPPJ
Date: 28.11.2024

VALUATION OPINION REPORT

This is to certify that the under construction property bearing Residential Flat No. B-802, 8th Floor, Wing - B, "Vraj Landmark 1A ", Near Vibgyor School, Samarth Nagar, Plot No. 1A, Village - Nashik, Taluka - Nashik, District - Nashik, Nashik, 422 004, State - Maharashtra, India belongs to **MR. SANKET RAJENDRA SURYAWANSHI**.

Boundaries	:	Building	Flat
North	:	Adj. APMC Plot No. 07	Flat No. B-801
South	:	30.00 Mtrs. Road	Flat No. C-801
East	:	Adj. Plot No. 1B	Side Margin
West	:	18.00 Mtrs. Road	Flat No. B-801 & Lobby

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 ₹ 32,71,800.00 (Rupees Thirty Two Lakh Seventy One Thousand Eight Hundred Only) After completion of construction works. As per Site Inspection 85% Construction Work is Completed.

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

Digitally signed by Manoj Chalikwar
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(Pvt.) Ltd., email=manoj@vastukala.
co.in, c=IN
Date: 2024.11.28 12:37:48 +05'30'

Director

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

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