

MAME HOS NO: ULIYAM-MH-18-UUSSOL An ISO 9001: 2015 Certified Company CIN: U74120MH2010PTC207865

Vastukala Consultants (I) Pvt. Ltd.

Page 2 of 26

Vastu/Nashiki11/2024/012859/2309242 28/7-327-RUPRJ 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

FOI VASTUKALA CONSULTANTS (I) PVT. LTD.

These 2024.11 38 12 27 49 +00 39

Director

Auth. Sign.

Manoj Chalikwar

Govt. Reg. Valuer

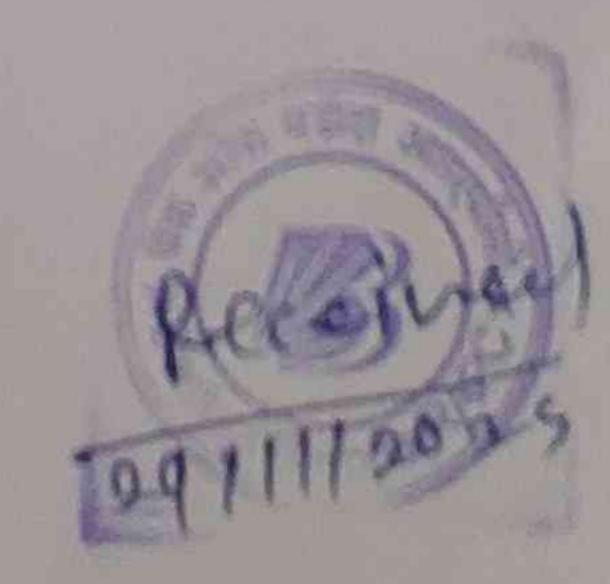
Chartered Engineer (India)

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

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

End.: Valuation report





Northik 4, tot Floor, Maginushia Elita, Virundarvan Nagari, Johns Harris Naka Link Rocks. Adgoon Noshix-422003 (M.S.), BIOLA

Emon noshikajiyoshikolo, colini 141 + 91 253 4058262/98903 80554

Our Pan India Presence at

Norwald

9 Humber

9 Thone 9 Annedobod 9 Dest NOR

9 Aurongebod 9 Pune 9 Indore

9 Noshik - 9 Rokut

V. ROSPAIR V JOIDLY Regd. Office

BI-DOL U/B Floor, BOOMERANG, Chandivoli Farm Road. Pawal Andheri Fast, Mumbai 400072, (M.S.), India



