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    "RVDSValues": true,
    "proportionateValue": false
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  "toAssess": {
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    "value": "Fair_Market_Value"
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    },
    "firstName": "Rakesh",
    "type": "CREDITOFFICER",
    "_id": "6685100602a43d10c09e3df4",
    "email": "sbi.01154@sbi.co.in",
    "lastName": "Kumar",
    "mobileNo": "",
    "workMobileNo": "8828382556"
  },
  "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"
},
"client": {
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  "initial": "SBI",
  "remark": "Temp",
  "status": true
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  "branchCode": "000072",
  "type": "BRANCH",
  "name": "Shivsagar Estate Branch Worli (South) ",
  "email": "sbi.01154@sbi.co.in",
  "mobileNo": "24921772 / 24980675 ",
  "alternateMobileNo": "24937708 / 24968939",
  "address": "Devchand House, Ground Floor, Dr. Annie Besant Road, Worli, Mumbai -
400 018, State - Maharashtra, Country - India\r\n",
  "ledgerName": "STATE BANK OF INDIA - WORLI SHIVSAGAR",
  "fax": "24973911",
  "sendStructuralCertificate": "0"
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  "label": "Land & Building / Immovable Property"
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  "firstName": "Ramkrishna ",
  "email": "rampatakar1991@gmail.com",
  "lastName": "Patkar",
  "mobileNo": "7045746060",
  "shortName": "RP",
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  "role": "SITEENGINEER",
  "firstName": "Deepak ",
  "email": "daksh7831@gmail.com",
  "lastName": "Jain ",
  "mobileNo": "9022815908",
  "designation": "",
  "shortName": "DJ",
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"rateVerifier": {
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  "firstName": "Binumon",
  "email": "binu@vastukala.org",
  "lastName": "Moozhickal",
  "mobileNo": "9930252906",
  "designation": "Back Office Team Leader",
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],
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"role": "VALUER",
"firstName": "Manoj",
"email": "manoj@vastukala.org",
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"_id": "60af80072ffdf65bcd658651",
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    "label": "Chartered Engineer"
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"PANNo": "AERPC9086P",
"fatherName": "Baburao"
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  "value": "BANK"
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    "label": true
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  "key": "district",
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  "value": "Goregaon (West), Mumbai",
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  "label": true
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  "value": "",
  "label": false
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  "label": true
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  "key": "newSurveyNumber",
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  "label": true
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  "label": true
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  "label": true
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  "label": false
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  "label": true
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  "value": "",
  "label": false
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  "value": "",
  "label": false
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    "value": "",
    "label": false
  }
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    "label": "R.C.C. slab"
  },
  "flooring": {
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    "label": "Vitrified tiles flooring"
  },
  "doors": {
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    "label": "Teak wood door frame with flush shutters"
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    "value": "Powder_coated_Aluminum_sliding_windows",
    "label": "Powder coated Aluminum sliding windows"
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  "fittings": {
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    "label": "Concealed plumbing with C.P. fittings. Electrical wiring with concealed "
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  "finishing": {
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  }
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    "label": "Middle Class"
  },
  "populationGroupList": {
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    "label": "Urban"
  },
  "townplanApprovedByList": {
    "value": "MCGM",
    "label": "Municipal Corporation of Greater Mumbai (MCGM)"
  },
  "whetherCoveredUnderAnyState": {
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    "label": "No"
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  "asPerActualAgreement": {
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    "south": "Under Construction Building",
    "east": "Siddapura Industrial Estate"
  },
  "asPerDocumentAgreement": {
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52, H. No. 1",
    "west": "Plot No. 1",
    "south": "Land bearing S. No. 54\n",
    "east": "Partly by Plot No. 3 & Partly by Plot No. 9"
  },
  "unitBoundaries": {
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      "east": "Passage",
      "south": "Marginal Space",
      "west": "Lobby"
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    "asPerDocument": {
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      "south": "Information not availabl",

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    "west": "Information not availabl",
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  "taxies": {
    "title": "Taxies"
  },
  "auto": {
    "title": "Auto"
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  "privateCars": {
    "title": "Private Cars"
  }
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"extraDetailOfProperty": "",
"dateOfIssusApprovePlan": "Approved Building Plan were not provided and not
verified.\n\n",
"approvePlanVerified": "No",
"empanelledOfApprovePlan": "No",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
"compoundWall": ""
},
"landAndBuildingDetails": {
  "actualBuildingBoundaries": [],
  "documentsBuildingBoundaries": []
},
"apfDetails": {
  "buildings": [],
  "compositions": []
},
"compositeRate": {
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  "depreciationPercentage": "15",
  "depreciationRatioOfBuilding": "",
  "salvageValue": "10",
  "buildingServicesDepreciatedRate": "375",
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  "depreciatedBuildingRate": "2125"
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"igrRate": {
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"propertyName": "Unit",
"rate": "168130",
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"squareMeterGuideLineRate": "168130.00",
"squareFeetGuideLineRate": "15620.00"
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"igrFinalRate": {
  "floorRatePercentage": "0",
  "depreciationPercentage": "90",
  "rate": "14713.00",
  "squareFeetGuideLineRate": "14713.00",
  "squareMeterGuideLineRate": "158368.00"
},
"outgoingDetail": {
  "areaStatusList": {
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    "label": "Medium"
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  "propertyTypeOfUseList": {
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    "label": "Commercial Purpose"
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  "propertyOccupiedByList": {
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    "label": "Tenant Occupied"
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  "monthlyRent": "N.A",
  "assessmentNo": "Information not available",
  "taxPaidHolderName": "Information not available",
  "taxAmount": "Information not available",
  "electricityServiceConnectionNo": "Information not available",
  "meterCardHolderName": "Information not available",
  "undividedAreaOfLandAsPerSaleDeed": "Information not available",
  "floorSpaceIndex": "As per MCGM norms",
  "tenantName": "M/s. Nextgen Fibres Private Limited for 6 years",
  "maintenanceOfFlat": "Good"
},
"marketability": {
  "marketabilityList": {
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  "negativeFactorsOfAffectMarketValue": "No"
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    "label": "6\" Thk. Brick Masonery"
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  "waterTank": {
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    "label": "Municipal Water Supply"
  },
  "pavementLaid": {
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    "label": "Yes"
  },
  "carParking": "Open Parking Space",
  "constructionWorkStatus": {
    "value": "Completed",
    "label": "Completed"
  },
  "asthetikLook": {
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    "label": "Plain Looking"
  },
  "dateOfConstruction": {
    "date": "1",
    "month": "1",
    "year": "2014",
    "fullDate": "1/1/2014"
  },
  "planningArea": {
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  "typeOfStructure": {
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    "label": "R.C.C. Framed Structure"
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    "label": "R.C.C. Foundation"
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  "qualityOfConstruction": {
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"label": "Good"
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"materialUsedList": {
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  "label": "Information Not Available"
},
"buildingSpecification": {
  "value": "Standard",
  "label": "Standard"
},
"structuralSafety": {
  "value": "Good",
  "label": "Good"
},
"protAgainstNatDis": {
  "value": "Designed_as_per_I.S._codes",
  "label": "Designed as per I.S. codes"
},
"sewerageSystem": {
  "value": "MunicipalSewerageSystem",
  "label": "Connected to Municipal Sewerage System"
},
"walls": {
  "value": "1",
  "label": "Yes"
},
"appearanceOfTheBuilding": {
  "value": "Normal",
  "label": "Normal"
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"maintenanceOfTheBuilding": {
  "value": "Good",
  "label": "Good"
},
"maintenanceIssues": {
  "value": "0",
  "label": "No"
},
"visibleDamageInBuilding": {
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"systemOfAirConditioning": {
  "value": "0",
  "label": "No"
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"provisionOfFirefighting": {
  "value": "1",
  "label": "Yes"
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"groundStilt": {
  "value": "ground",
  "label": "Ground"
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"yearOfConstructionAsPer": {
  "value": "Approx.",
  "label": "Approx."
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "50",
"ageOfBuilding": "10",
"noOfBasement": "1",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "10",
"flatFloorNo": "1",
"noOfLifts": "2",
"noOfDwellingUnitsInBuilding": "6"
},
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},
"routeMap": {
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routeMap_1733725034398_Image.png",
    "routeLat": "19.171194",
    "routeLng": "72.846240",
    "stationName": "Goregaon",
    "routeDistance": "2.2 km.",
    "routeStation": {
      "value": "Railway_Station",
      "label": "Railway Station"
    }
  }
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"finalLatLng": {
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    0
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  "type": "Point"
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    "id": "fmxjm6",
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    "image": "cases/6750337fc5a60c3e016d289a/
routeMap_1733724877338_Image.png"
  }
]
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"valuation": {
  "fairMarketValue": {
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    "depreciationPercentage": "",
    "depreciatedCostOfConstruction": "",
    "totalFairMarketValue": ""
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  "wardrobesRate": "0",
  "totalwardrobesRate": "0",
  "wardrobesQty": "0",
  "showcasesQty": "0",
  "showcasesRate": "0",
  "totalshowcasesRate": "0",
  "kitchenArrangementsQty": "0",
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  "totalkitchenArrangementsRate": "0",
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  "totalsuperfineFinishRate": "0",
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  "totalinteriorDecorationsRate": "0",
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  "status": false
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"passageStaircaseLobbyDevelopment": {
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  "floorsCompleted": "",
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  "status": false
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  "percentage": "0.00",
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    "status": false,
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    "name": "Unit",
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    "name": "Unit",
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    "status": false,
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    "name": "Unit",
    "path": "cases/6750337fc5a60c3e016d289a/externallmg_r_1733724697479_exter
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  "name": "Unit",
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  "orientation": "portrait"
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    "max": "36000.00"
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  "builtUpRateRange": {
    "min": "20834.00",
    "max": "30000.00"
  },
  "saleableRateRange": {
    "min": "17362.00",
    "max": "25000.00"
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    "quantity": "0.00",
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    "estimatedValue": "0.00",
    "status": true,
    "isEditable": false
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    "ratePerUnit": "0.00",
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    "ratePerUnit": "0.00",
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  "ratePerUnit": "0.00",
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  "isEditable": true
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"extraCollapsibleGates": {
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  "ratePerUnit": "0.00",
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"estimatedValue": "0.00",
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"isEditable": true
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"status": true,
"isEditable": false
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"SITE_INSPECTION": false,
"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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createCase": "false",
type": "CASE",
leadType": {
"label": "Lead",
"value": "LEAD"
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siteVisitType": "FULL",
isExternalReport": false,
isSiteMeasurementAllowed": true,
finalValuationArea": "680.00",
empanelmentNo": [],
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"status": true,
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"paymentStatus": "NA",
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"paymentIds": [],
"_id": "6750337fc5a60c3e016d289a",
"ownerName": "Shree Hari Chemicals Export Ltd.",
"ownerPhoneNo": "9821381615",
"appAddress": "Unit no - 103, 1st floor, Unique Tower, SV road, near - kamath club,
Goregaon - West ",
"remark": "",
"documents": [
  {
    "documentType": {
      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    },
    "inputs": {
      "documentDate": "29/06/2001",
      "from": {
        "value": "Transferor",
        "label": "Transferor"
      },
      "Transferor": "Mr. Arun Kumar Shroff, Karta of Arun Kumar Shroff (HUF)",
      "to": {
        "value": "Transferee",
        "label": "Transferee"
      },
      "Transferee": "Shree Hari Chemicals Export Ltd.",
      "number": {
        "value": "Registration_No",
        "label": "Registration No"
      },
      "Registration_No": "4241/2001"
    },
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    "displayStatus": true,
    "id": "865268",
    "path": "cases/6750337fc5a60c3e016d289a/
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"document_1733309272597_1733309267964_103_Unique_Tower_Agreement.pdf"
  }
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"caseNumber": "012803",
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"caseHistory": [
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    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Wed Dec 04 2024 10:48:31 GMT+0000 (Coordinated Universal Time)"
  }
],
"owners": [
  {
    "name": "Shree Hari Chemicals Export Ltd.",
    "phone": "9821381615",
    "ownershipShare": "",
    "email": "",
    "id": "889226"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [
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      "value": "Square_Feet",
      "label": "Square Feet"
    },
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    "name": "Unit",
    "length": "25.50",
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    "length2": "6",
    "width": "30.00",
    "width1": "30",
    "width2": "00",
    "totalArea": "765.00",
    "images": [],
    "extraAreas": [],
    "finalArea": "765.00"
  }
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"otherComposition": [],
"externalReport": [],
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  "docBuiltupPercentage": "",
  "docSaleablePercentage": "",
  "docFinalSaleable": "0.00",
  "docFinalSaleableSquareMeter": "0.00"
}
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"images": [],
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      "squareMeterArea": "34.84",
      "expectedRate": "36000.00",
      "percentage": ""
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    "builtUpArea": {
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      "squareMeterArea": "41.81",
      "expectedRate": "30000.00",
      "percentage": "20"
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    "saleableArea": {
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      "squareMeterArea": "50.17",
      "expectedRate": "25000.00",
      "percentage": "20"
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    "saleablePercentage": "20",
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"squareMeter": "41.81",
"id": "149783"
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"carpetArea": {
"area": "350.00",
"squareMeterArea": "32.52",
"expectedRate": "28342.86",
"percentage": ""
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"builtUpArea": {
"area": "420.00",
"squareMeterArea": "39.02",
"expectedRate": "23619.05",
"percentage": "20"
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"saleableArea": {
"area": "504.00",
"squareMeterArea": "46.82",
"expectedRate": "19682.54",
"percentage": "20"
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"areaType": "Carpet",
"floor": "",
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"expectedPrice": "9920000",
"expectedRate": "28342.86",
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"image": "cases/6750337fc5a60c3e016d289a/
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    "percentage": ""
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  "builtUpArea": {
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    "squareMeterArea": "38.46",
    "expectedRate": "24154.59",
    "percentage": "20"
  },
  "saleableArea": {
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    "squareMeterArea": "46.15",
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    "percentage": "20"
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  "area": "345",
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  "saleablePercentage": "20",
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  "areaType": "Carpet",
  "floor": "",
  "source": "Index_no.2",
  "expectedPrice": "10000000",
  "expectedRate": "28985.51",
  "builtUpExpectedRate": "24154.59",
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  "squareMeter": "32.05",
  "id": "281858"
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{
  "carpetArea": {
    "area": "506.00",
    "squareMeterArea": "47.01",
    "expectedRate": "25000.00",
    "percentage": ""
  },
}
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"builtUpArea": {
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  "squareMeterArea": "56.41",
  "expectedRate": "20833.33",
  "percentage": "20"
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"saleableArea": {
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  "squareMeterArea": "67.69",
  "expectedRate": "17361.11",
  "percentage": "20"
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"printInReport": true,
"_id": "67542268befd7f3db9071ecc",
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"area": "506",
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"expectedRate": "25000.00",
"builtUpExpectedRate": "20833.33",
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"id": "831300"
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  "status": false,
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Other			
Composition :			