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{
  "typeOfReport": {
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    "proposePurchaser": false,
    "RVDSValues": true,
    "proportionateValue": false
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  "leadFrom": {
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  "purposeOfValuation": {
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  "masterTypeOfPurpose": {
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    "value": "Non_SARFAESI"
  },
  "toAssess": {
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    "value": "Fair_Market_Value"
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  "creditOfficer": {
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    },
    "firstName": "Shankar",
    "type": "CREDITOFFICER",
    "_id": "6555ca2e5586e00815878c20",
    "lastName": "Kumar",
    "mobileNo": "",
    "workMobileNo": "7709890573",
    "email": "1sbi.04205@sbi.co.in"
  },
  "fees": {
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    "expectedFees": null,
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"organization": {
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  "name": "Mumbai",
  "shortName": "VCIPL/Mumbai",
  "email": "vastukalamumbai@vastukala.com",
  "address": "B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai,
Andheri(East), Mumbai - 400 072. ",
  "city": "Mumbai"
},
"client": {
  "_id": "5fc6a0d8da3c631ed41d17f4",
  "type": "BANK",
  "name": "State Bank of India",
  "displayName": "State Bank of India",
  "initial": "SBI",
  "remark": "Temp",
  "status": true
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"branch": {
  "_id": "6273b00bafd7d55eddee5f69",
  "name": "SPL PBB Fort",
  "branchCode": "4205 ",
  "mobileNo": "02223662641",
  "alternateMobileNo": "",
  "email": "sbi.04205@sbi.co.in",
  "fax": "",
  "ledgerName": "",
  "sendStructuralCertificate": "0",
  "address": "Mumbai Main Branch Building, Gate No. 1, Horniman Circle, Mumbai
Samachar Marg, Fort, Mumbai, State - Maharashtra, Country - India"
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"assetsClass": {
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  "label": "Land & Building / Immovable Property"
},
"propertyType": {
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  "value": "Residential"
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"zone": {
  "_id": "60e03dac6576061dae462469",
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"staff": {
  "pickupPerson": {
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    "_id": "60af3d172ffdf65bcd6585cd",
    "role": "PICKUPPERSON",
    "firstName": "Sachin",
    "email": "sachin.joshi@vastukala.org",
    "lastName": "Joshi",
    "mobileNo": "9167204063",
    "shortName": "SJ",
    "workWithDocumentMaker": "",
    "profilePhoto": "users\\60af3d172ffdf65bcd6585cd\\
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  },
  "deliveryPerson": {
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    "role": "PICKUPPERSON",
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    "lastName": "Joshi",
    "mobileNo": "9167204063",
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  },
  "siteEngineer": {
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    "role": "SITEENGINEER",
    "firstName": "Nikhil ",
    "email": "valtechnical2022@gmail.com",
    "lastName": "Sonawane",
    "mobileNo": "9819470709",
    "designation": "",
    "shortName": "NS",
    "workWithDocumentMaker": "6006d4ce5080a310ac1fdcf2",
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  "rateVerifier": null,
  "maker": {
    "type": "EMPLOYEE",
    "_id": "627221f4afd7d55eddeddcb4",
    "role": "MAKER + RATE VERIFIER + CHEAKER",
    "firstName": "Prajakta",
    "email": "prajakta@vastukala.org",
    "lastName": "Patil",
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"mobileNo": "9769797568",
"designation": "",
"shortName": "P",
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},
"checker": {
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  "_id": "60f915d3f3dd69653a592199",
  "role": "MAKER + RATE VERFIER + CHEAKER",
  "firstName": "Shobha",
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  "lastName": "Kuperkar",
  "mobileNo": "9004134140",
  "designation": "",
  "shortName": "SH",
  "workWithDocumentMaker": "",
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        "value": "IBBI/RV/07/2018/10366",
        "label": "Registered Valuer"
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  },
  "type": "EMPLOYEE",
  "_id": "5ffe92d27737ca4d986b6453",
  "role": "VALUER",
  "firstName": "Manoj",
  "email": "manoj@vastukala.org",
  "lastName": "Chalikwar",
  "mobileNo": "9819597579",
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        "label": "IBBI"
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  ],
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      "label": "Chartered Engineer"
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    "number": "AM161706-3"
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"fatherName": "Baburao"
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  "value": "BANK"
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  "longitude": "73.07804792946867"
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      "dateTime": "2025-02-25",
      "remark": ""
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    {
      "status": "COMPLETED",
      "dateTime": "2025-02-24",
      "remark": "MANUAL_IN_TASK"
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  "schedule": []
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"marketAnalysisAndRemark": {
  "audioNotes": []
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"externalReportDetails": {
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  "finalMeasurementType": "Sq. Ft.",
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    "key": "state",
    "value": "Maharashtra",
    "label": true
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  "label": false
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  "value": "Thane",
  "label": true
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  "value": "",
  "label": false
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  "key": "tahasilNo",
  "value": "",
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"label": true
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  "value": "Ankit Co-op. Hsg. Soc. Ltd.",
  "label": false
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  "value": "",
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  "value": "",
  "label": false
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  "key": "newSurveyNumber",
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  "label": true
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  "value": "",
  "label": true
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  "value": "",
  "label": true
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  "value": "",
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  "value": "",
  "label": false
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  "key": "mouza",
  "value": "",
  "label": true
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  "value": "",
  "label": false
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  "label": false
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  "label": false
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"suburb": {
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  "key": "suburb",
  "value": "Kalyan (West)",
  "label": false
}
},
"flatSpecifications": {
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    "label": "R. C. C. Slab"
  },
  "flooring": {
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    "label": "Partly Marble Flooring and Partly Kota Flooring"
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  "doors": {
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    "label": "Teak Wood Door frame with Solid flush door"
  },
  "windows": {
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    "label": "Aluminium Sliding Windows with window grills"
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  "fittings": {
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    "label": "Concealed plumbing with C.P. fittings. Casing Capping Electrical wiring"
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  "finishing": {
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    "label": "Cement Plastering"
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}
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"general": {
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    "label": "Middle Class"
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  "populationGroupList": {
    "value": "Urban",
    "label": "Urban"
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  "townplanApprovedByList": {
    "value": "Kalyan_Dombivali_Municipal_Corporation",
    "label": "Kalyan Dombivali Municipal Corporation"
  },
  "whetherCoveredUnderAnyState": {
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    "label": "No"
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  "asPerActualAgreement": {
    "north": "Under Construction Building",
    "west": "Wing - B",
    "south": "Road",
    "east": "Wing - D"
  },
  "asPerDocumentAgreement": {
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    "west": "S. No. 113/1 (Pt) belonging to Shri. Paringe",
    "south": "property bearing S. No. 32",
    "east": "Boundry of Mouje Barave"
  },
  "unitBoundaries": {
    "asPerActual": {
      "north": "Marginal Space",
      "east": "Flat No. 204",
      "south": "Passage & Flat No. 202",
      "west": "Lift"
    },
    "asPerDocument": {
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      "south": "Details not available",
      "west": "Details not available"
    }
  },
}
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"whichTheLocalityIsServed": {
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    "title": "Taxies"
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  "auto": {
    "title": "Auto"
  },
  "privateCars": {
    "title": "Private Cars"
  }
},
"extraDetailOfProperty": "",
"dateOfIssusApprovePlan": "Copy of Approved Plan were not provided and not
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"approvePlanVerified": "N.A.",
"empanelledOfApprovePlan": "N.A.",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
"compoundWall": ""
},
"landAndBuildingDetails": {
  "actualBuildingBoundaries": [],
  "documentsBuildingBoundaries": []
},
"apfDetails": {
  "buildings": [],
  "compositions": []
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"compositeRate": {
  "remark": "As per Site Inspection, Carpet Area is 386.00 Sq. Ft., & Saleable Area
510.00 Sq. Ft. respectively mentioned in the documents provided to us. Also, the
loading factor of Carpet area to Saleable area is 32%. We have considered the
Saleable Area as per the agreement for sale.",
  "depreciationPercentage": "39",
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  "depreciatedCostOfConstruction": "11103",
  "depreciatedBuildingRate": "1403"
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"igrRate": {
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"propertyName": "Residential",
"rate": "75800",
"landRate": "24000",
"igrImage": "cases/6752c833c5a60c3e016e8f08/igr_1740552313574_Image.png",
"squareMeterGuideLineRate": "75800.00",
"squareFeetGuideLineRate": "7042.00"
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"igrFinalRate": {
  "floorRatePercentage": "0",
  "depreciationPercentage": "74",
  "rate": "5791.00",
  "squareMeterGuideLineRate": "62332.00",
  "squareFeetGuideLineRate": "5791.00"
},
"outgoingDetail": {
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    "label": "Medium"
  },
  "propertyTypeOfUseList": {
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    "label": "Residential Purpose"
  },
  "propertyOccupiedByList": {
    "value": "Tenant_Occupied",
    "label": "Tenant Occupied"
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  "monthlyRent": "10,000/- Present rental income per month",
  "assessmentNo": "Details not available",
  "taxPaidHolderName": "Details not available",
  "taxAmount": "Details not available",
  "electricityServiceConnectionNo": "Details not available",
  "meterCardHolderName": "Details not available",
  "undividedAreaOfLandAsPerSaleDeed": "Details not available",
  "floorSpaceIndex": "As per KDMC norms",
  "tenantName": "Rumi Thorat",
  "maintenanceOfFlat": "Normal"
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"marketability": {
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  "negativeFactorsOfAffectMarketValue": "No"
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"siteMeasurement": {
  "roof": {
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  "partitions": {
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    "label": "6\" Thk. Brick Masonery"
  },
  "waterTank": {
    "value": "MunicipalWaterSupply",
    "label": "Municipal Water Supply"
  },
  "pavementLaid": {
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    "label": "Yes"
  },
  "carParking": "Open Car Parking",
  "constructionWorkStatus": {
    "value": "Completed",
    "label": "Completed"
  },
  "asthetikLook": {
    "value": "Plain_Looking",
    "label": "Plain Looking"
  },
  "dateOfConstruction": {
    "date": "1",
    "month": "1",
    "year": "1999",
    "fullDate": "1/1/1999"
  },
  "planningArea": {
    "value": "Residential",
    "label": "Residential"
  },
  "typeOfStructure": {
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    "label": "R.C.C. Framed Structure"
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  "typeOfFoundation": {
    "value": "rcc",
    "label": "R.C.C. Foundation"
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  "qualityOfConstruction": {
    "value": "Good",
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"label": "Good"
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"materialUsedList": {
  "value": "Good",
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"buildingSpecification": {
  "value": "Standard",
  "label": "Standard"
},
"structuralSafety": {
  "value": "Good",
  "label": "Good"
},
"protAgainstNatDis": {
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  "label": "Designed as per I.S. codes"
},
"sewerageSystem": {
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  "label": "Connected to Municipal Sewerage System"
},
"walls": {
  "value": "1",
  "label": "Yes"
},
"appearanceOfTheBuilding": {
  "value": "Normal",
  "label": "Normal"
},
"maintenanceOfTheBuilding": {
  "value": "Normal",
  "label": "Normal"
},
"maintenanceIssues": {
  "value": "0",
  "label": "No"
},
"visibleDamageInBuilding": {
  "value": "1",
  "label": "Yes"
},
"systemOfAirConditioning": {
  "value": "1",
  "label": "Yes"
},
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"provisionOfFirefighting": {
  "value": "1",
  "label": "Yes"
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"groundStilt": {
  "value": "ground",
  "label": "Ground"
},
"yearOfConstructionAsPer": {
  "value": "As_per_Possession_Letter",
  "label": "As per Possession Letter"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "34",
"ageOfBuilding": "26",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "7",
"flatFloorNo": "2",
"noOfLifts": "1",
"noOfDwellingUnitsInBuilding": "4"
},
"finalPlinthArea": {
  "area": "510.00",
  "areaType": "Saleable",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Area as per Agreement for sale"
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"routeMap": {
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routeMap_1740553695810_Image.png",
    "routeLat": "19.255951",
    "routeLng": "73.140856",
    "stationName": "Kalyan Junction",
    "routeDistance": "2.8 Km.",
    "routeStation": {
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      "label": "Railway Station"
    }
  }
},
"finalLatLng": {
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    0,
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    0
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  "type": "Point"
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"showLocation": {
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  "finallatlng": false
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"locationMapImg": [
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    "id": "dyxjq7",
    "name": "dyxjq7",
    "image": "cases/6752c833c5a60c3e016e8f08/
routeMap_1740555868579_Image.png"
  }
]
},
"valuation": {
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    "costOfConstruction": "",
    "depreciationPercentage": "",
    "depreciatedCostOfConstruction": "",
    "totalFairMarketValue": ""
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  "wardrobesRate": "0",
  "totalwardrobesRate": "0",
  "wardrobesQty": "0",
  "showcasesQty": "0",
  "showcasesRate": "0",
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  "superfineFinishQty": "0",
  "superfineFinishRate": "0",
  "totalsuperfineFinishRate": "0",
  "interiorDecorationsQty": "0",
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  "totalinteriorDecorationsRate": "0",
  "electricityDepositsQty": "0",
  "electricityDepositsRate": "0",
  "totalelectricityDepositsRate": "0",
  "extraCollapsibleGatesQty": "0",
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  "totalextraCollapsibleGatesRate": "0",
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"distressValuePercentage": "80",
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"bookValue": "0",
"finalValue": "5662530.00"
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"outward": {
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  "remark": "SYSTEMGENERATED",
  "datetime": "2025-02-26T09:21:48.740Z",
  "date": "Wed Feb 26 2025 09:21:48 GMT+0000 (Coordinated Universal Time)",
  "number": "2310755",
  "dayCount": "7",
  "monthCount": "405",
  "generatedBy": "60f915d3f3dd69653a592199"
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"rateVerify": {
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"underConstruction": {
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    "label": "RCC Footing/Foundation",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": true
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  "rccPlinth": {
    "label": "RCC Plinth",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
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    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
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"externalBrickWork": {
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  "floorsCompleted": "",
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"externalPlastering": {
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  "isHideFloor": false,
  "status": false
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"door": {
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  "floorsCompleted": "",
  "percentage": "0.00",
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  "status": false
},
"window": {
  "label": "Window",
  "floorsCompleted": "",
  "percentage": "0.00",
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  "status": false
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"flooringTillingKitchenPlatform": {
  "label": "Flooring, Tilling, Kitchen Platform",
  "floorsCompleted": "",
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  "status": false
},
"externalPainting": {
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  "status": false
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  "label": "Electrification, Plumbing, Sanitary Installation",
  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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"liftInstallation": {
  "label": "Lift Installation",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"passageStaircaseLobbyDevelopment": {
  "label": "Passage, Staircase & Lobby Development",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
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"externalDevelopmentFinalFinishing": {
  "label": "External Development & Final Finishing",
  "floorsCompleted": "",
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  "isHideFloor": true,
  "status": false
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"workCompleted": {
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"label": "Work Completed (%)",
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}
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"guidelineDetails": {
"finalGuidelineValue": "2233994.00",
"selectedBuildUpValue": "385.77",
"selectedBuildUpMeasurementType": "Sq. Ft."
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"reportImages": {
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"path": "cases/6752c833c5a60c3e016e8f08/
externalimg_r_1740457551089_1740457546951_image_2.jpg",
"orientation": "portrait"
}
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"selfieWithSiteVisitImages": [
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"_id": "67bd466444fd9797128ba0e8",
"name": "externalimg_r_1740457552008_1740457546951_image_3.jpg",
"path": "cases/6752c833c5a60c3e016e8f08/
externalimg_r_1740457552008_1740457546951_image_3.jpg",
"orientation": "portrait"
}
],
"externalPhotos": [
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"status": false,
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"name": "externalimg_r_1740457590986_1740457589529_image_0.jpg",
"path": "cases/6752c833c5a60c3e016e8f08/
externalimg_r_1740457590986_1740457589529_image_0.jpg",
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"_id": "67bd467db6de239718a6a07b",
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    "path": "cases/6752c833c5a60c3e016e8f08/
externallmg_r_1740457592480_1740457589529_image_1.jpg",
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    "status": false,
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    "name": "externallmg_r_1740457562354_1740457546951_image_15.jpg",
    "path": "cases/6752c833c5a60c3e016e8f08/
externallmg_r_1740457562354_1740457546951_image_15.jpg",
    "orientation": "portrait"
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"societyNameBoardImage": [
  {
    "status": false,
    "_id": "67bd466444fd9797128ba0f4",
    "name": "externallmg_r_1740457563018_1740457546951_image_16.jpg",
    "path": "cases/6752c833c5a60c3e016e8f08/
externallmg_r_1740457563018_1740457546951_image_16.jpg",
    "orientation": "portrait"
  }
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    "name": "Bedroom",
    "path": "cases/6752c833c5a60c3e016e8f08/
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    "orientation": "portrait"
  },
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    "name": "Bedroom",
    "path": "cases/6752c833c5a60c3e016e8f08/
externallmg_r_1740457553379_1740457546951_image_5.jpg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "67bd466444fd9797128ba0f1",
    "name": "Bedroom",
    "path": "cases/6752c833c5a60c3e016e8f08/
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    "orientation": "portrait"
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    "orientation": "portrait"
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"indicatorRange": {
  "carpetRateRange": {
    "min": "11925.00",
    "max": "13334.00"
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  "builtUpRateRange": {
    "min": "9488.00",
    "max": "11020.00"
  },
  "saleableRateRange": {
    "min": "9017.00",
    "max": "10102.00"
  }
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"detailsOfValuation": {
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    "quantity": "0.00",
    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
    "status": true,
    "isEditable": false
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    "ratePerUnit": "0.00",
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    "status": true,
    "isEditable": true
  },
  "showcases": {
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"ratePerUnit": "0.00",
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"status": true,
"isEditable": true
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"superfineFinish": {
  "title": "Superfine finish",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"interiorDecorations": {
  "title": "Interior Decorations",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"electricityDeposits": {
  "title": "Electricity deposits / electrical fittings, etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"extraCollapsibleGates": {
  "title": "Extra collapsible gates / grill works etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"potentialValue": {
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"title": "Potential value, if any",
"quantity": "0.00",
"ratePerUnit": "0.00",
"estimatedValue": "0.00",
"status": true,
"isEditable": true
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{others": {
"title": "Others / Car Parking",
"quantity": "0.00",
"ratePerUnit": "0.00",
"estimatedValue": "0.00",
"status": true,
"isEditable": true
},
totalValues": {
"title": "Total",
"quantity": "",
"ratePerUnit": "",
"estimatedValue": "0.00",
"status": true,
"isEditable": false
}
},
factorFavoringValue": {
"additionValueDetails": [],
"lessValueDetails": [],
"totalValue": 0,
"additionTotalValue": 0,
"lessTotalValue": 0,
"presentMarketValue": 0
},
taskStatus": {
"SITE_INSPECTION": true,
"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",
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"type": "CASE",
"leadType": {
  "label": "Approximate Rate Lead",
  "value": "APPROXIMATE_LEAD"
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"siteVisitType": "PARTIAL",
"isExternalReport": false,
"isSiteMeasurementAllowed": true,
"finalValuationArea": "510.00",
"empanelmentNo": [
  "SME/TCC/38/IBBI/3"
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"isAdvanceInvoice": false,
"status": true,
"caseStatus": "DELIVERED",
"paymentStatus": "RECEIVED",
"invoiceIds": [],
"paymentIds": [
  "67d15630021414d63ce15718"
],
"_id": "6752c833c5a60c3e016e8f08",
"ownerName": "Mr. Subodh Tukaram Kachare ",
"ownerPhoneNo": "9930527586",
"appAddress": "Flat no C-203,2Floor,Ankit, Chandresh Galaxy,Gandhare Village,
Batave Road, Kalyan west",
"remark": "",
"documents": [
  {
    "documentType": {
      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    },
    "attachConfig": {
      "fromPage": 0,
      "toPage": 0
    },
    "attachInReport": false,
    "inputs": {
      "documentDate": "12/02/1998",
      "from": {
        "value": "Developers",
        "label": "Developers"
      },
      "Developers": "M/s. Shankheshwar Construction Pvt. Ltd.",
      "to": {
        "value": "purchaser",
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    "label": "purchaser"
  },
  "purchaser": "Mr. Subodh Tukaram Kachare",
  "number": {
    "value": "Document_No",
    "label": "Document No"
  },
  "Document_No": "884/2514"
},
"isHardCopy": false,
"displayStatus": true,
"id": "840243",
"path": "cases/6752c833c5a60c3e016e8f08/document_1733478443132_1733478440696_Subodh_Tukaram_KachareSBI_PBB_Fort.pdf",
"fileName": "document_1733478443132_1733478440696_Subodh_Tukaram_KachareSBI_PBB_Fort.pdf"
},
{
  "documentType": {
    "value": "60ae1260aa6d152c1801b35c",
    "label": "Builder Possession Letter"
  },
  "attachConfig": {
    "fromPage": 0,
    "toPage": 0
  },
  "attachInReport": false,
  "inputs": {
    "documentDate": "29/08/1999",
    "remark": " issued by Shankheshwar Construction Pvt. Ltd."
  },
  "isHardCopy": false,
  "displayStatus": true,
  "id": "440829",
  "path": "cases/6752c833c5a60c3e016e8f08/document_1740555011824_95518.pdf",
  "fileName": "document_1740555011824_95518.pdf"
},
{
  "documentType": {
    "value": "60ae1248aa6d152c1801b2ef",
    "label": "Society Share Certificate"
  },
  "attachConfig": {
    "fromPage": 0,
    "toPage": 0
  }
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    },
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      "to": {
        "value": "purchaser",
        "label": "purchaser"
      },
      "purchaser": "S. T. Kachare",
      "number": {
        "value": "Document_No",
        "label": "Document No"
      },
      "Document_No": "SC065"
    },
    "isHardCopy": false,
    "displayStatus": true,
    "fileName": "document_1740555081397_145997.pdf",
    "path": "cases/6752c833c5a60c3e016e8f08/
document_1740555081397_145997.pdf",
    "id": "591390",
    "uploadedBy": "627221f4afd7d55eddeddcb4",
    "createdAt": "Wed Feb 26 2025 07:31:21 GMT+0000 (Coordinated Universal Time)"
  }
],
"caseNumber": "012899",
"createdBy": "60af3d172ffdf65bcd6585cd",
"caseHistory": [
  {
    "id": "639647",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Fri Dec 06 2024 09:47:31 GMT+0000 (Coordinated Universal Time)"
  }
],
"owners": [
  {
    "name": "Mr. Subodh Tukaram Kachare ",
    "phone": "9930527586",
    "ownershipShare": "",
    "email": "",
    "id": "706422"
  }
],
"proposePurchasers": [],
"siteInspection": [],
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"composition": [  
  {  
    "measurementType": {  
      "value": "Square_Feet",  
      "label": "Square Feet"  
    },  
    "id": "6",  
    "name": "Bedroom",  
    "length": "8.67",  
    "length1": "8",  
    "length2": "8",  
    "width": "12.50",  
    "width1": "12",  
    "width2": "6",  
    "totalArea": "108.33",  
    "images": [],  
    "finalArea": "108.33",  
    "extraAreas": []  
  },  
  {  
    "measurementType": {  
      "value": "Square_Feet",  
      "label": "Square Feet"  
    },  
    "id": "1",  
    "name": "WC",  
    "length": "4.00",  
    "length1": "4",  
    "length2": "00",  
    "width": "3.00",  
    "width1": "3",  
    "width2": "00",  
    "totalArea": "12.00",  
    "images": [],  
    "extraAreas": [],  
    "finalArea": "12.00"  
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  {  
    "measurementType": {  
      "value": "Square_Feet",  
      "label": "Square Feet"  
    },  
    "id": "6",  
    "name": "Passage",  
    "length": "8.75",  
    "length1": "8",
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"length2": "9",
"width": "2.67",
"width1": "2",
"width2": "8",
"totalArea": "23.33",
"images": [],
"finalArea": "23.33",
"extraAreas": []
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  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "3",
  "name": "Bathroom",
  "length": "4.08",
  "length1": "4",
  "length2": "1",
  "width": "4.67",
  "width1": "4",
  "width2": "8",
  "totalArea": "19.06",
  "images": [],
  "extraAreas": [],
  "finalArea": "19.06"
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{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "6",
  "name": "Kitchen",
  "length": "7.50",
  "length1": "7",
  "length2": "6",
  "width": "8.58",
  "width1": "8",
  "width2": "7",
  "totalArea": "64.37",
  "images": [],
  "finalArea": "64.37",
  "extraAreas": []
},
{
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"measurementType": {
  "value": "Square_Feet",
  "label": "Square Feet"
},
"id": "6",
"name": "Living Room",
"length": "16.67",
"length1": "16",
"length2": "8",
"width": "8.75",
"width1": "8",
"width2": "9",
"totalArea": "145.83",
"images": [],
"finalArea": "145.83",
"extraAreas": []
}
],
"otherComposition": [
{
  "toBeAdded": {
    "label": "Carpet",
    "value": "Carpet"
  },
  "name": {
    "label": "Cupboard",
    "value": "Cupboard"
  },
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "2",
  "length": "7.42",
  "length1": "7",
  "length2": "5",
  "width": "1.25",
  "width1": "1",
  "width2": "3",
  "totalArea": "9.27",
  "images": [],
  "extraAreas": [],
  "finalArea": "9.27",
  "percentageBeforeTotal": "9.27",
  "percentage": "100"
},
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```
{
  "toBeAdded": {
    "label": "Carpet",
    "value": "Carpet"
  },
  "name": {
    "label": "Cupboard",
    "value": "Cupboard"
  },
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "2",
  "length": "1.00",
  "length1": "1",
  "length2": "0",
  "width": "6.00",
  "width1": "6",
  "width2": "0",
  "totalArea": "6.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "6",
  "percentageBeforeTotal": "6.00",
  "percentage": "100"
}
],
"externalReport": [],
"documentPerArea": [
  {
    "typeOfDocument": {
      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    },
    "docMeasurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "id": "377892",
    "selectAreaTypeDocument": "Saleable",
    "totalAreaDocument": "510",
    "squareMeterArea": "47.38",
    "docFinalBuiltUp": "0.00",
    "docFinalBuiltUpSquareMeter": "0.00",
    "docBuiltupPercentage": ""
  }
]
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"docSaleablePercentage": "",
"docFinalSaleable": "0.00",
"docFinalSaleableSquareMeter": "0.00"
}
],
"images": [],
"indicatorArr": [
{
"carpetArea": {
"area": "369.00",
"squareMeterArea": "34.28",
"expectedRate": "11924.12",
"percentage": ""
},
"builtUpArea": {
"area": "442.80",
"squareMeterArea": "41.14",
"expectedRate": "9936.77",
"percentage": "20"
},
"saleableArea": {
"area": "488",
"squareMeterArea": "45.34",
"expectedRate": "9016.39",
"percentage": ""
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"printlnReport": true,
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"property": "Radha Nagar, Kalyan West",
"area": "369",
"builtUpPercentage": "20",
"saleablePercentage": "0",
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"areaType": "Carpet",
"floor": "-",
"source": "Nobroker.com",
"expectedPrice": "4400000",
"expectedRate": "11924.12",
"builtUpExpectedRate": "9936.77",
"image": "cases/6752c833c5a60c3e016e8f08/
indicator_1740551183357_Image.png",
"squareMeter": "34.28",
"id": "882382"
},
{
"carpetArea": {
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"area": "450.00",
"squareMeterArea": "41.81",
"expectedRate": "13333.33",
"percentage": ""
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"builtUpArea": {
"area": "544.50",
"squareMeterArea": "50.59",
"expectedRate": "11019.28",
"percentage": "21"
},
"saleableArea": {
"area": "594",
"squareMeterArea": "55.18",
"expectedRate": "10101.01",
"percentage": ""
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"printlnReport": true,
"_id": "67bed9a90787d09a3e90cdb1",
"property": "Barave Road, Kalyan West",
"area": "450",
"builtUpPercentage": "21",
"saleablePercentage": "0",
"rateType": "price_Indicator",
"areaType": "Carpet",
"floor": "-",
"source": "Nobroker.com",
"expectedPrice": "6000000",
"expectedRate": "13333.33",
"builtUpExpectedRate": "11019.28",
"image": "cases/6752c833c5a60c3e016e8f08/
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"squareMeter": "41.81",
"id": "990191"
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"carpetArea": {
"area": "406.00",
"squareMeterArea": "37.72",
"expectedRate": "12997.54",
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"area": "556.22",
"squareMeterArea": "51.67",
"expectedRate": "9487.25",
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    "percentage": "37"
  },
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    "area": "585",
    "squareMeterArea": "54.35",
    "expectedRate": "9020.51",
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  },
  "printlnReport": true,
  "_id": "67bed9a90787d09a3e90cdb2",
  "property": "Radha Nagar, Kalyan West",
  "area": "406",
  "builtUpPercentage": "37",
  "saleablePercentage": "0",
  "rateType": "sale_Instance",
  "areaType": "Carpet",
  "floor": "5",
  "source": "Index_no.2",
  "expectedPrice": "5277000",
  "expectedRate": "12997.54",
  "builtUpExpectedRate": "9487.25",
  "image": "cases/6752c833c5a60c3e016e8f08/
indicator_1740552231875_Image.png",
  "squareMeter": "37.72",
  "id": "122783"
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"externalImages": [
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    "path": "cases/6752c833c5a60c3e016e8f08/
externalImg_1740457550841_1740457546951_image_1.png",
    "orientation": "portrait"
  },
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    "path": "cases/6752c833c5a60c3e016e8f08/
externalImg_r_1740457552801_1740457546951_image_4.jpg",
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]
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  "path": "cases/6752c833c5a60c3e016e8f08/
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{
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    "orientation": "portrait"
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externallmg_r_1740457556690_1740457546951_image_9.jpg",
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    "_id": "67bd466444fd9797128ba0ee",
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  "status": false,
  "_id": "67bd466444fd9797128ba0f1",
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externallmg_r_1740457560521_1740457546951_image_13.jpg",
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},
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  "orientation": "portrait"
},
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  "path": "cases/6752c833c5a60c3e016e8f08/
externallmg_r_1740457562354_1740457546951_image_15.jpg",
  "orientation": "portrait"
},
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  "type": "EXTERNAL_IMAGES",
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  "_id": "67bd466444fd9797128ba0f4",
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  "path": "cases/6752c833c5a60c3e016e8f08/
externallmg_r_1740457563018_1740457546951_image_16.jpg",
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    "orientation": "portrait"
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    "orientation": "portrait"
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  {
    "type": "MEASUREMENT_IMAGE",
    "status": false,
    "_id": "67bd463644fd9797128ba0d6",
    "name": "externalImg_r_1740457524463_1740457523956_image_0.jpg",
    "path": "cases/6752c833c5a60c3e016e8f08/
externalImg_r_1740457524463_1740457523956_image_0.jpg",
    "orientation": "portrait"
  }
],
"externalDocuments": [
  {
    "originalname": "Valuatrion_Report_Subodh Tukaram Kachare.pdf",
    "filename": "1740570240173_Valuatrion_Report_Subodh_Tukaram_Kachare.pdf",
    "path": "cases/6752c833c5a60c3e016e8f08/externalDocuments/1740570240173_V
aluatrion_Report_Subodh_Tukaram_Kachare.pdf",
    "size": "1597257",
    "documentType": {
      "value": "640ece6024088f0f94ee4ea8",
      "label": "Final PDF Report"
    },
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    "uploadedBy": "60f9589345132d6a6bddcc3a"
  },
  {
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    "filename": "1740570240325_Subodh_Tukaram_Kachare.pdf",
    "path": "cases/6752c833c5a60c3e016e8f08/
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    "size": "1766238",
    "documentType": {
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  },
  {
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    "filename": "1740642217261_609995.pdf",
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"documentType": {
  "organization": {
    "status": true,
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    "_id": "5f2bdee67813470eb443deb4",
    "name": "Vastukala Consultants India Pvt. Ltd.",
    "gstNo": "18AABCT3518Q1ZZ",
    "panNo": "ABCDE1234A",
    "email": "vastukalamumbai@vastukala.com",
    "phone": "9819670183",
    "address": "121, 1 st Floor, Ackruti Star, Central Road, MIDC, Andheri (E),
Mumbai - 400 093",
    "shortName": "VCIPL",
    "type": "ORGANIZATION",
    "city": "Mumbai",
    "ownerEmail": "umang@vastukala.org",
    "ownerName": "Umang Patel"
  },
  "_id": "60ae124daa6d152c1801b307",
  "document": {
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    "documentDate": true,
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    "number": false,
    "remarks": true,
    "caseStatus": {
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      "label": "Delivered"
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  },
  "createdAt": "2021-05-26T09:18:05.809Z",
  "updatedAt": "2023-06-20T10:17:50.158Z",
  "__v": 0,
  "label": "Office Copy",
  "value": "60ae124daa6d152c1801b307",
  "Name": "Office Copy",
  "Value": "60ae124daa6d152c1801b307",
  "caseStatus": {
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    "uploadedBy": "60af3d172ffdf65bcd6585cd"
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    "path": "cases/6752c833c5a60c3e016e8f08/
processingDocuments/1740552513129_1722838296456.xlsx",
    "size": "2487685",
    "createdAt": "Wed Feb 26 2025 06:48:34 GMT+0000 (Coordinated Universal Time)",
    "uploadedBy": "60f915d3f3dd69653a592199"
  },
  {
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    "filename": "1740552538530_igr_7544.pdf",
    "path": "cases/6752c833c5a60c3e016e8f08/
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    "size": "155699",
    "createdAt": "Wed Feb 26 2025 06:48:58 GMT+0000 (Coordinated Universal Time)",
    "uploadedBy": "60f915d3f3dd69653a592199"
  },
  {
    "originalname": "igr_14566.pdf",
    "filename": "1740552538545_igr_14566.pdf",
    "path": "cases/6752c833c5a60c3e016e8f08/
processingDocuments/1740552538545_igr_14566.pdf",
    "size": "149766",
    "createdAt": "Wed Feb 26 2025 06:48:58 GMT+0000 (Coordinated Universal Time)",
    "uploadedBy": "60f915d3f3dd69653a592199"
  },
  {
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    "filename": "1740562287947_SBI__Mr_Subodh_Tukaram_Kachare.pdf",
    "path": "cases/6752c833c5a60c3e016e8f08/
processingDocuments/1740562287947_SBI__Mr_Subodh_Tukaram_Kachare.pdf",
    "size": "28968168",
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],
"leadRemarks": [],
"audioRemarks": [],
"remarks": [
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    "createdBy": {
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    "_id": "60f915d3f3dd69653a592199",
    "role": "MAKER + RATE VERFIER + CHEAKER",
    "firstName": "Shobha",
    "lastName": "Kuperkar",
    "profilePhoto": "users/60f915d3f3dd69653a592199/
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  },
  "workType": "RATE_VERIFY",
  "display": true,
  "status": true,
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  "note": "42 Lakh approx. ",
  "taskId": "6752c833befd7f3db9061440",
  "createdAt": "2024-12-07T10:01:36.137Z"
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{
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    "firstName": "Jagdish ",
    "lastName": "Bhatt",
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\profilePhoto_1622372166238_Jagdish Photo (2).jpg"
  },
  "workType": "CHECKER",
  "display": true,
  "status": true,
  "_id": "67d8f805700ebc688493b18e",
  "note": "Value Change (Task Reopen)",
  "taskId": "67bec7448d8cf89a3f8ef29e",
  "createdAt": "2025-03-18T04:35:17.849Z"
},
{
  "createdBy": {
    "_id": "6006d4ce5080a310ac1fdcf2",
    "role": "ADMIN",
    "firstName": "Jagdish ",
    "lastName": "Bhatt",
    "profilePhoto": "users\\6006d4ce5080a310ac1fdcf2\
\profilePhoto_1622372166238_Jagdish Photo (2).jpg"
  },
  "workType": "PRINT",
  "display": true,
  "status": true,
  "_id": "67d8f80a700ebc688493b196",
  "note": "Value Change (Task Reopen)",
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"taskId": "67bee9b58b4dad9a754da5e3",
"createdAt": "2025-03-18T04:35:22.510Z"
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    "role": "ADMIN",
    "firstName": "Jagdish ",
    "lastName": "Bhatt",
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\\profilePhoto_1622372166238_Jagdish Photo (2).jpg"
  },
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  "display": true,
  "status": true,
  "_id": "67d8f80e700ebc688493b19e",
  "note": "Value Change (Task Reopen)",
  "taskId": "67beeb0b8b4dad9a754da878",
  "createdAt": "2025-03-18T04:35:26.085Z"
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    "firstName": "Jagdish ",
    "lastName": "Bhatt",
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  },
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  "display": true,
  "status": true,
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  "note": "Value Change (Task Reopen)",
  "taskId": "67befee30787d09a3e9100db",
  "createdAt": "2025-03-18T04:35:30.490Z"
}
],
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"updatedAt": "2025-03-18T04:54:10.663Z",
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"updatedBy": "60f915d3f3dd69653a592199",
"reason": "reopen",
"assignmentType": {
  "value": "Retail",
  "label": "Retail"
}
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},
"fullAddress": "Residential Flat No. 203, 2nd Floor, Wing - C, Ankit Co-op. Hsg. Soc.
Ltd., Chandresh Galaxy, Barave Road, Godrej Hill Road, Village - Gandhare,
Municipality Ward No. 8-C-2, Kalyan (West), Taluka - Kalyan, District - Thane, PIN - 421
301, State - Maharashtra, India",
"addressForMap": "",
"caseReferredBy": "60af3d172ffdf65bcd6585cd",
"contactPersonName": "Rumi Thorat",
"email": "",
"isExternal": "false",
"isUrgent": "false",
"ownershipShare": "",
"proposePurchaserName": "",
"purchaseValueAsPerDocument": "",
"relationWithOwner": "Tenant",
"rerald": "",
"siteVisitContactNo": "9820696244",
"buildingServicesRate": "2300",
"finalAreaType": "Saleable Area",
"finalAsPerArea": "Agreement for sale",
"finalBuiltUpPercentage": "0",
"finalCarpetConvertToBuiltUpPer": "0",
"finalMeasurementType": "Sq. Ft.",
"finalValuationAreaString": "Saleable Area in Sq. Ft. = 510.00",
"flatRate": "12000",
"landOtherRate": "9700",
"shopDetails": {
  "typeOfShops": null,
  "roadFacing": false,
  "mall": false
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"landDetails": {
  "holdType": {
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    "value": "Free_Hold"
  },
  "leaseDetails": {
    "lessorName": "",
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    "leaseRent": "",
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    "leaseTo": "",
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    "leaseDate": ""
  }
}
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```

    }
  },
  "finalSaleablePercentage": "0",
  "briefDescOfProperty": "1 Bedroom + Living Room + Kitchen + WC + Passage + Bathroom",
  "carpetTotal": "372.92",
  "otherCarpetTotal": "15.27",
  "otherCompositionBuiltUpTotal": "0.00",
  "otherCompositionCarpetTotal": "12.85",
  "otherCompositionSaleableTotal": "0.00",
  "builtupPercentage": "20",
  "finalBuiltupArea": "462.92",
  "finalCarpetArea": "385.77",
  "finalSalableArea": "509.22",
  "salablePercentage": "10",
  "toBeAdded": "",
  "extendOfSiteRemark": "",
  "siteMeasurementRemark": "\nCarpet Area in Sq. Ft. = 373.00\nCupboard Area in Sq. Ft. = 13.00\nTotal Carpet Area in Sq. Ft. = 386.00\n(Area as per Actual Site Measurement)\n\n",
  "reportGeneratedDate": "Wed Feb 26 2025 00:00:00 GMT+0000 (Coordinated Universal Time)",
  "siteVisitDate": "2025-02-24"
}

```

Name	Length	Width	Total
Composition :			
Bedroom	8'8"	12'6"	108.33
WC	4'00"	3'00"	12.00
Passage	8'9"	2'8"	23.33
Bathroom	4'1"	4'8"	19.06
Kitchen	7'6"	8'7"	64.37
Living Room	16'8"	8'9"	145.83
Other Composition :			
Cupboard	7'5"	1'3"	9.27
Cupboard	1'0"	6'0"	6.00