

## Inspection report of Residential/ Commercial/ Industrial properties

Name of Bank: bom

date of Inspection: 11-12-2024

1.	<b>Name of the Applicant</b>	Dnyanesh umesh yerunkar
2.	<b>Type of property :</b>	Residential flat
3.	<b>Address of the property</b>	.flat no 1004,10 <sup>th</sup> floor,jayvikas premises chsl,kabra garnet ,ramchandra lane ,off s.v road,malad west400064
4.	<b>Nearest Railway station</b>	1.1 km away from malad station
5.	<b>Name of the road access to the property</b>	Ramchandra lane
6.	<b>Landmark / vicinity :</b>	Opp Mumbai bank
7.	<b>Boundaries of the building</b>	North : shivkrupa bldg South : road East : vishwa villa West : resident bldg
8.	<b>Locality</b>	Type : <b><u>Residential</u></b> / _Commercial/_ Industrial/_ Mix  Class of people : Lower class/ <b><u>Middle class</u></b> / Upper Middle class/ Higher class Site is: <b><u>Normal</u></b> / above road/ below road
9.	<b>Permitted Land Use</b>	<b><u>Residential</u></b> /Commercial/Industrial/
10	<b>Actual Land Use</b>	<b><u>Residential</u></b> /Commercial/Industrial/Mix
11	<b>Availability of other amenities in the surrounding</b>	<b>School</b> <b>Market</b> <b>College</b> <b>Temple</b>
12	<b>Surrounding development</b>	<b><u>Developed</u></b> /Well Developed
13	<b>Occupant / since</b>	vacant
14	<b>Building details</b>	Type of Structure: : ( <b><u>RCC</u></b> /Load Bearing) No. of Floors : stilt+1 <sup>st</sup> podium+2 <sup>nd</sup> to 21 st upper loor No of wings: 1 No. of flats/units on each floor : 6 flat
15	<b>No. of lifts with capacity &amp; Status</b>	No lift with 8 no person capacity
16	<b>Underground &amp; Overhead tanks</b>	1 no. Overhead Tank & 1 no. Under ground Tank
17	<b>Year of Construction</b>	Under constrtuion
18	<b>Age of the building</b>	Under constrtuion
19	<b>Estimated future life of the building</b>	Under constrtuion
20	<b>Building elevation</b>	Under constrtuion

21	<b>Condition of the building :</b>	Under constrtuion
22	<b>Finishing</b>	Under constrtuion
23	<b>Amenities</b>	Gym,indoor game,play area,garden
24	<b>Flooring in open spaces and staircase</b>	Under constrtuion
25	<b>Doors &amp; Windows</b>	Under constrtuion
26	<b>Compound wall &amp; no. of gates</b>	6 feet height / 2no gate
27	<b>No. of rooms</b>	2 bhk
28	<b>View from the different rooms of the property</b>	Building
29	<b>Internal finishing</b>	Flooring in different rooms : Under constrtuion <b>Kitchen Platform</b> : Under constrtuion Electrical : OPEN / <u>CONCEALED</u> <u>Plumbing</u> : OPEN / <u>CONCEALED</u>
30	<b>Balcony</b>	
31	Carpet area as per Measurement :	525 sq feet (566sq feet as per rera carpet)
Feet	Nearest Bus stop	Choksi hospital
33	Nearest Hospital	Choksi nurshing home
34	Condition of Road	30 feet good wide good road
35	Rate per sq ft.	27k to 29k on rera carpet
36	Person Met at Site	<b>Miss jeel/9372771930</b>
37	Coordinate	19.190333703410886, 72.84409128581495
38	Name on society board	<b>Na</b>
39	Name on door	<b>Na</b>

**Remark**

the said proeprty is under constrtuion and possession date as per target august 2025 and as per rera december 2026.

the said proeprty all rcc slab completed and 20<sup>th</sup> floor brick work completed .