

## VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 8, 3<sup>rd</sup> Floor, "Shalom Heights", Near Vibgyor School, Plot No. 15, Vibgyor School Road, Village - Nashik, Taluka - Nashik, District - Nashik, Nashik, 422004, State - Maharashtra, India belongs to **Shri. Chandrakant Marayya Jadhav & Manoj Marayya Jadhav**. Name of Proposed Purchaser is **Shri. Aaditya Devidas Nath & Sau. Roshani Aaditya Nath**.

Boundaries	:	Building	Flat
North	:	Building	Flat No. 7 & Marginal Space
South	:	Road	Flat No. 9 & Lift
East	:	Road	Marginal Space
West	:	Building	Staircase & 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 **₹ 22,38,500.00 (Rupees Twenty Two Lakh Thirty Eight Thousand Five Hundred Only)**.

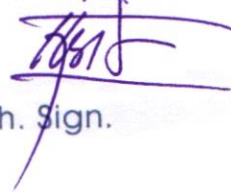
The valuation of the property is based on the documents produced by the concern. Legal aspects have not been taken into considerations while preparing this report.

Hence certified

For **VASTUKALA CONSULTANTS (I) PVT. LTD.**

**Manoj Chalikwar**

Digitally signed by Manoj Chalikwar  
DN: cn=Manoj Chalikwar, o=Vastukala  
Consultants (I) Pvt. Ltd., ou=Mumbai,  
email=manoj@vastukala.org, c=IN  
Date: 2024.12.17 15:39:52 +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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