

## Vastukala Consultants (I) Pvt. Ltd.

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Vastu/Nashik/12/2024/013096/2309695 20/10-393-RUPBS Date: 20.12,2024

## VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 13, 7th Floor, "Sairaj Gold Apartment", Behind Croma - Inox Signal, Near Karda Constructions Hari Smruti, Kalpataru Nagar, Plot No. 26 to 29/1, off Pujya Sri Sri Ravishankar Marg, Village - Wadala, Taluka - Nashik, District - Nashik, Nashik, PIN Code - 422 006, State -Maharashtra, India belongs to Shri. Pravin Dinkar Arote & Sau. Varsha Pravin Arote.

		Building	Flat
Boundaries			Side Margin
North	: Road	Side Margin	
South		Bungalow	Side Margin
East		Road	Staircase & Flat No. 14
West		Building	

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 ₹ 45,86,710.00 (Rupees Forty Five Lakh Eighty Six Thousand Seven Hundred Ten 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, o=vastukal
Manoj Chalikwar, o=vastukal
Consultants (I) Pvt. Ltd., ou=Mumbai,
Consultants (II) Pvt. Ltd., ou=Mumbai,
Co

Digitally signed by Manoj Chalikwar DN: cn=Manoj Chalikwar, o=Vastukala Date: 2024.12.20 16:04:34 +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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Our Pan India Presence at:

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A Auronoobod

**Q** Nashik

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