

MAME REG NO: HILLY AND THE TO THE REST OF MISME REG NO: UDYAM-MH-18-UU8361 MSME Reg No: UDYAM-MH-18-UU8561

An ISO 9001: 2015 Certified Company CIN: U74120MH2010PTC207869

Vastukala Consultants (I) Pvt. Ltd.

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Vastu/Nashik/12/2024/013235/2309702 20/17-400-RUPBS Date: 20.12.2024

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 405, 4th Floor, "Dels Murlidhar", Tanaji Chowk, Sutar Lane, Viman Nagar, Village - Ozar, Taluka - Niphad, District - Nashik, Nashik, 422207, State - Maharashtra, India belongs to M/s. Dels Estate. Name of Proposed Purchaser is Sau. Swity Babalu Thapa.

Daumdariac		Building	Flat
Boundaries		Bungalow	Side Margin
North		Road	Flat No. 404
South		Road	Flat No. 406
East		Bungalow & Open Plot C	Side Margin
West	The Mills of State State	: Bungalow & Open Flot C	

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 ₹ 34,84,320.00 (Rupees Thirty Four Lakh Eighty Four Thousand Three Hundred Twenty 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.

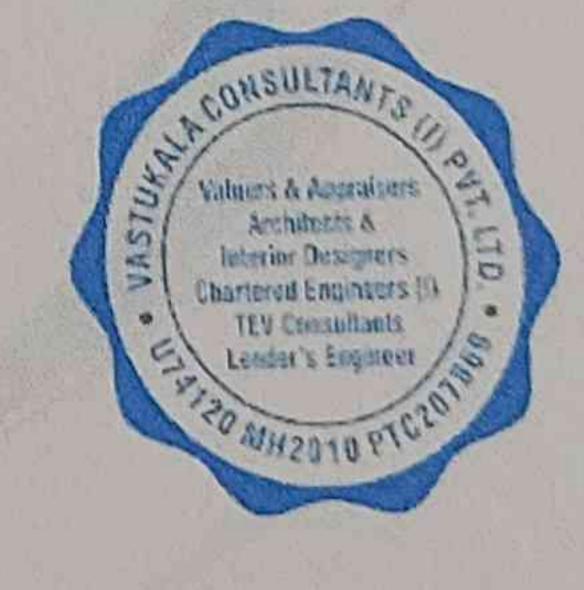
Hence certified

For VASTUKALA CONSULTANTS (I) PVT. LTD.

Digitally signed by Manoj Chalikwar DN: cn=Manoj Chalikwar, o=Vastukala Manoj Chalikwar, o=Vastukal Manoj Chalikwar, o=Vastukal Consultants (I) Pvt. Ltd., ou=Mumbai, email=manoj@vastukala.org, c=IN Date: 2024.12.20 17:00:51 +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