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  "toAssess": {
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  "creditOfficer": {
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    },
    "firstName": "Kiran Sir",
    "type": "CREDITOFFICER",
    "_id": "63d11f64be948726cc1418f3",
    "email": "kiran@cosmosbank.in",
    "mobileNo": "9594609519",
    "workMobileNo": "9594609519",
    "lastName": "sir"
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  "fees": {
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  "email": "vastukalamumbai@vastukala.com",
  "address": "B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai,
Andheri(East), Mumbai - 400 072. ",
  "city": "Mumbai"
},
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  "initial": "CB",
  "remark": "Temp",
  "status": true
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  "email": "cosmos@mulundwestgmail.com",
  "mobileNo": "022-21640621",
  "alternateMobileNo": "022-21646370",
  "address": "Apurva Co-Op. Housing Society, Govardhan Nagar, L.B.S. Road, Mulund
(West), Mumbai - 400 080, State - Maharashtra, Country - India.\r\n",
  "ledgerName": "",
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  "lastName": "Velonde",
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  "lastName": "Bhagat",
  "mobileNo": "8779534609",
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  "email": "v.sarmalkar@vastukala.org",
  "lastName": "Sarmalkar",
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      "firstName": "Manoj",
      "email": "manoj@vastukala.org",
      "lastName": "Chalikwar",
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"fatherName": "Baburao"
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      "dateTime": "2024-12-31T08:31:47.762Z",
      "remark": ""
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  "value": "Mulund (West)",
  "label": false
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"value": "MCGM"
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"whetherCoveredUnderAnyState": {
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"east": "Runwal Heights Residential Building"
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  "east": "Information not available",
  "south": "Information not available",
  "west": "Information not available"
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    "status": true
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  "taxies": {
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    "status": true
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    "status": true
  },
  "privateCars": {
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    "status": true
  }
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"extraDetailOfProperty": "",
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"approvePlanVerified": "No",
"empanelledOfApprovePlan": "N.A",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
"classOfSanitary": {
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"apfDetails": {
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"buildings": [],
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  "salvageValue": "10",
  "depreciatedCostOfConstruction": "27137.5",
  "depreciatedBuildingRate": "1637.5"
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"igrRate": {
  "propertyName": "Office",
  "rate": "180650",
  "landRate": "74020",
  "igrImage": "cases/67737acbdabdc2db790fd521/igr_1735726620219_Image.png",
  "squareMeterGuideLineRate": "180650.00",
  "squareFeetGuideLineRate": "16783.00"
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"igrFinalRate": {
  "floorRatePercentage": "0",
  "depreciationPercentage": "77",
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  "squareMeterGuideLineRate": "156125.00",
  "squareFeetGuideLineRate": "14505.00"
},
"outgoingDetail": {
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    "label": "Medium"
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  "propertyTypeOfUseList": {
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    "label": "Commercial Purpose"
  },
  "propertyOccupiedByList": {
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    "value": "Vacant"
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  "monthlyRent": "N.A",
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  "electricityServiceConnectionNo": "Information not available",
  "meterCardHolderName": "Information not available",
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"floorSpaceIndex": "Information not available",
"tenantName": "",
"maintenanceOfFlat": "Internal Office Renovation work was in progress"
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  "negativeFactorsOfAffectMarketValue": "No"
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  "roof": {
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  },
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    "value": "6\"_Thk._Brick_Masonery"
  },
  "waterTank": {
    "label": "Municipal Water Supply",
    "value": "MunicipalWaterSupply"
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  "pavementLaid": {
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    "label": "Yes"
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  "carParking": "Open Car Parking",
  "constructionWorkStatus": {
    "label": "Completed",
    "value": "Completed"
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  "asthetikLook": {
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    "label": "Plain Looking"
  },
  "dateOfConstruction": {
    "date": "1",
    "month": "1",
    "year": "2002",
    "fullDate": "1/1/2002"
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  "planningArea": {
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"label": "Commercial"
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"typeOfStructure": {
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  "label": "R.C.C. Foundation"
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  "label": "Good"
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"materialUsedList": {
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  "label": "Good"
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"buildingSpecification": {
  "value": "Average",
  "label": "Average"
},
"structuralSafety": {
  "value": "Good",
  "label": "Good"
},
"protAgainstNatDis": {
  "value": "Designed_as_per_I.S._codes",
  "label": "Designed as per I.S. codes"
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"sewerageSystem": {
  "value": "MunicipalSewerageSystem",
  "label": "Connected to Municipal Sewerage System"
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"walls": {
  "label": "Yes",
  "value": "1"
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"appearanceOfTheBuilding": {
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  "label": "Good"
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"maintenanceOfTheBuilding": {
  "value": "Good",
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"maintenancelssues": {
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"visibleDamageInBuilding": {
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"systemOfAirConditioning": {
  "value": "0",
  "label": "No"
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"provisionOfFirefighting": {
  "value": "1",
  "label": "Yes"
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"groundStilt": {
  "label": "Ground",
  "value": "ground"
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"yearOfConstructionAsPer": {
  "value": "as_per_agreement",
  "label": "As per agreement"
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"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "37",
"ageOfBuilding": "23",
"noOfBasement": "0",
"noOfPodium": "0",
"noOfAmenityFloors": "0",
"noOfFloors": "03",
"flatFloorNo": "3",
"noOfLifts": "2",
"noOfDwellingUnitsInBuilding": "24"
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"finalPlinthArea": {
  "area": "156.00",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 20%"
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  "label": "Railway Station"
}
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  "type": "Point"
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  "finallatLng": false
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    "name": "tqhqa",
    "image": "cases/67737acbdabdc2db790fd521/
routeMap_1735733367303_Image.png"
  }
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"valuation": {
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    "depreciatedCostOfConstruction": "134550.00",
    "totalFairMarketValue": "3505450.00"
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  "wardrobesQty": "0",
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    "status": false
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    "orientation": "portrait"
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    "orientation": "landscape"
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"societyNameBoardImage": [],
"compositionImages": []
},
"indicatorRange": {
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    "max": "32991.00"
  },
  "builtUpRateRange": {
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"max": "27493.00"
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"saleableRateRange": {
  "min": "0.00",
  "max": "0.00"
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"detailsOfValuation": {
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    "isEditable": true
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    "ratePerUnit": "0.00",
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    "isEditable": true
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"isEditable": true
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  "estimatedValue": "0.00",
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  "isEditable": true
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    "isEditable": false
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  "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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  "value": "LEAD"
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"isExternalReport": false,
"isSiteMeasurementAllowed": true,
"finalValuationArea": "130.00",
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"isAdvanceInvoice": false,
"status": true,
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"paymentStatus": "NA",
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"paymentIds": [],
"_id": "67737acbdabdc2db790fd521",
"ownerName": "Mrs. Sejal Nikhil Sheth",
"ownerPhoneNo": "9820696543",
"appAddress": "Office no. 301, Runwal Heights Commercial Premises CHS, Mulund
West ",
"remark": "",
"documents": [
  {
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    "value": "60af48bf2ffdf65bcd6585fa",
    "label": "Agreement for sale"
  },
  "inputs": {
    "documentDate": "05/12/2024",
    "remark": "(5 Pages from Agreement)",
    "from": {
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      "label": "Transferor"
    },
    "Transferor": "Pranjal Bharat Thakker",
    "to": {
      "value": "Transferee",
      "label": "Transferee"
    },
    "Transferee": "Mrs. Sejal Nikhil Sheth",
    "number": {
      "value": "Document_No",
      "label": "Document No"
    },
    "Document_No": "27234/2024"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "id": "630795",
  "path": "cases/67737acbdabdc2db790fd521/
document_1735734294596_Agreement_for_sale__Sejal_Nikhil_Sheth.pdf",
  "fileName":
"document_1735734294596_Agreement_for_sale__Sejal_Nikhil_Sheth.pdf"
}
],
"caseNumber": "013409",
"createdBy": "60b7177d2ffdf65bcd65882a",
"caseHistory": [
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    "id": "548182",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Tue Dec 31 2024 05:02:03 GMT+0000 (Coordinated Universal Time)"
  }
]
"owners": [
  {
    "name": "Mrs. Sejal Nikhil Sheth",
    "phone": "9820696543",
    "ownershipShare": ""
  }
]
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"email": "",
  "id": "396221"
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      "value": "Carpet"
    },
    "providedBy": {
      "label": "Owner",
      "value": "Owner"
    },
    "_id": "6773aaf296317adb451790ec",
    "area": "134",
    "providedByName": "Sejal Nikhil Sheth",
    "providedByContactNo": "9820696543"
  }
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"composition": [
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      "value": "Square_Feet"
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    "name": "Unit Area",
    "length": "1.00",
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    "width": "1.00",
    "width1": "1",
    "width2": "00",
    "totalArea": "1.00",
    "images": [],
    "extraAreas": [],
    "finalArea": "1.00"
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  {
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      "value": "Square_Feet"
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"name": "Working Area",
"length": "11.75",
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"width": "11.42",
"width1": "11",
"width2": "5",
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"images": [],
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"otherComposition": [],
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    "value": "652d16a0316e1359cebd3c15"
  },
  "docMeasurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "selectAreaTypeDocument": "Carpet",
  "squareMeterArea": "12.08",
  "totalAreaDocument": "130",
  "docBultupPercentage": "20",
  "docFinalBultUp": "156.00",
  "docFinalBultUpSquareMeter": "14.49",
  "docSaleablePercentage": "0",
  "docFinalSaleable": "0.00",
  "docFinalSaleableSquareMeter": "0.00",
  "id": "932309"
}
],
"images": [],
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    "expectedRate": "30057.80",
    "percentage": ""
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}
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"builtUpArea": {
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  "squareMeterArea": "19.29",
  "expectedRate": "25048.17",
  "percentage": "20"
},
"saleableArea": {
  "area": "",
  "squareMeterArea": "0.00",
  "expectedRate": "0.00",
  "percentage": ""
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"property": "Office",
"area": "173",
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"saleablePercentage": "0",
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"areaType": "Carpet",
"floor": "",
"source": "https://www.99acres.com/",
"expectedPrice": "5200000",
"expectedRate": "30057.80",
"builtUpExpectedRate": "25048.17",
"image": "cases/67737acbdabdc2db790fd521/
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"squareMeter": "16.07",
"id": "660800"
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{
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    "percentage": ""
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  "builtUpArea": {
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    "squareMeterArea": "22.30",
    "expectedRate": "25833.33",
    "percentage": "20"
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  "saleableArea": {
    "area": "",
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  "expectedPrice": "6200000",
  "expectedRate": "31000.00",
  "builtUpExpectedRate": "25833.33",
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  "id": "981602"
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    "expectedRate": "32990.91",
    "percentage": ""
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  "builtUpArea": {
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    "squareMeterArea": "24.53",
    "expectedRate": "27492.42",
    "percentage": "20"
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  "saleableArea": {
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    "expectedRate": "0.00",
    "percentage": ""
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"rateType": "price_Indicator",
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"expectedPrice": "7258000",
"expectedRate": "32990.91",
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"id": "309330"
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externalImg_1735633802778_image.jpeg",
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    "orientation": "portrait"
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    "orientation": "portrait"
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    "path": "cases/67737acbdabdc2db790fd521/
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    "orientation": "portrait"
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    "path": "cases/67737acbdabdc2db790fd521/
externallmg_1735633810980_image.jpeg",
    "orientation": "portrait"
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    "type": "EXTERNAL_IMAGES",
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    "path": "cases/67737acbdabdc2db790fd521/
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  "path": "cases/67737acbdabdc2db790fd521/
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  "orientation": "landscape"
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  "path": "cases/67737acbdabdc2db790fd521/
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  "orientation": "landscape"
},
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  "path": "cases/67737acbdabdc2db790fd521/
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  "orientation": "landscape"
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  "path": "cases/67737acbdabdc2db790fd521/
externallmg_1735633815817_image.jpeg",
  "orientation": "landscape"
}
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      "path": "cases/67737acbdabdc2db790fd521/
externalImg_1735633815969_image.jpeg",
      "orientation": "portrait"
    }
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  "externalDocuments": [],
  "processingDocuments": [
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      "originalname": "cosmos - calculation-sejal.xlsx",
      "filename": "1735703498473_cosmos__calculationsejal.xlsx",
      "path": "cases/67737acbdabdc2db790fd521/
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    "profilePhoto": "users\\5fc78e26625ecd20ec1f88e9\\
\\profilePhoto_1622369721406_Vaishali Sarmalkar Photo.jpg"
  },
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"updatedAt": "2025-01-01T12:46:02.192Z",
"__v": 0,
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"fullAddress": "Residential Office No. 301, 3rd Floor, Runwal Heights, Runwal Heights
Commercial Premises Co-Op. So. Ltd., CTS No. 728, 728/1 to 2, L. B. S. Road, Village -
Nahur, Municipality Ward No. \"T\" , Mulund (West), Taluka - Kurla, District - Mumbai
Sub-urban, Mumbai, 400 080, State - Maharashtra, India",
"updatedBy": "5fc78e26625ecd20ec1f88e9",
"addressForMap": "",
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"contactPersonName": "Mr. Nikhil Sheth",
"email": "",
"isExternal": "false",
"isUrgent": "false",
"ownershipShare": "",
"proposePurchaserName": "",
"purchaseValueAsPerDocument": "",
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"reralId": "",
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"finalAreaType": "Carpet Area",
"finalAsPerArea": " Agreement",
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```

Name	Length	Width	Total
Composition :			

Unit Area	1'00"	1'00"	1.00
Working Area	11'9"	11'5"	134.15
Other Composition :			