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{
  "typeOfReport": {
    "label": "Single Flat",
    "value": "Single_Flat"
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  "reportInformation": {
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    "proposePurchaser": false,
    "RVDSValues": true,
    "proportionateValue": false
  },
  "leadFrom": {
    "label": "Direct",
    "value": "Direct"
  },
  "purposeOfValuation": {
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    "value": "Housing_Loan"
  },
  "masterTypeOfPurpose": {
    "label": "Non SARFAESI",
    "value": "Non_SARFAESI"
  },
  "toAssess": {
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    "value": "Fair_Market_Value"
  },
  "creditOfficer": {
    "branch": {
      "_id": "66cc7060c884d1123351cad2"
    },
    "firstName": "Chitra",
    "type": "CREDITOFFICER",
    "_id": "66cc7074da840b1214cdcdff",
    "email": "bo045510@pnb.co.in",
    "lastName": "Desai",
    "mobileNo": "",
    "workMobileNo": "9152731985"
  },
  "fees": {
    "type": "fixed",
    "propertyValue": "9500000",
    "discussWithPerson": "Chitra",
    "expectedFees": 4750,
    "quotedAmount": ""
  },
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"organization": {
  "_id": "643a5702108b68389ed72f71",
  "name": "Mumbai",
  "shortName": "VCIPL/Mumbai",
  "email": "vastukalamumbai@vastukala.com",
  "address": "B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai,
Andheri(East), Mumbai - 400 072. ",
  "city": "Mumbai"
},
"client": {
  "_id": "5fc6a0d8da3c631ed41d1812",
  "type": "BANK",
  "name": "Punjab National Bank",
  "displayName": "Punjab National Bank",
  "initial": "PNB",
  "remark": "Temp",
  "status": true
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"branch": {
  "_id": "66cc7060c884d1123351cad2",
  "name": "Lokhandwala Branch",
  "branchCode": "045510",
  "mobileNo": "02226326281",
  "alternateMobileNo": "02226365099",
  "email": "bo045510@pnb.co.in",
  "ledgerName": "",
  "sendStructuralCertificate": "0",
  "address": "68, Kamal Apartment, Lokhandwala Comlex, Versova Andheri West
Mumbai 400053"
},
"assetsClass": {
  "value": "Land_&_Building_/_Immovable_Property",
  "label": "Land & Building / Immovable Property"
},
"propertyType": {
  "label": "Residential",
  "value": "Residential"
},
"zone": {
  "_id": "60f7fcadf3dd69653a58d9d7",
  "zoneName": "Mumbai Zone (Maharashtra)"
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"staff": {
  "pickupPerson": {
    "type": "EMPLOYEE",
    "_id": "659ccce98f39506e83489828",
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"role": "DELIVERYPERSON",
"firstName": "Amit",
"email": "amitsalvi2909@gmail.com",
"lastName": "Salvi",
"mobileNo": "7499830659",
"shortName": "Amit",
"workWithDocumentMaker": "",
"profilePhoto": "users/659ccce98f39506e83489828/
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"siteEngineer": {
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"_id": "648fcad91b499c2d52dc86f3",
"role": "SITEENGINEER",
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"email": "barkathodekar68@gmail.com",
"lastName": "Hodekar",
"mobileNo": "8879011615",
"designation": "Site Engg",
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"rateVerifier": {
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"_id": "60f915d3f3dd69653a592199",
"role": "MAKER + RATE VERFIER + CHEAKER",
"firstName": "Shobha",
"email": "shobha@vastukala.org",
"lastName": "Kuperkar",
"mobileNo": "9004134140",
"designation": "",
"shortName": "SH",
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"maker": {
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"_id": "60f91b6f344e052188ffd1fc",
"role": "MAKER",
"firstName": "Jayaraja",
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"lastName": "Acharya",
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"checker": null,
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"valuersRegistrationNumber": [
{
"value": "[N]C.C.I.T/I -14/52/2008-09",
"label": "Wealth Tax"
}
],
"type": "EMPLOYEE",
"_id": "6084131a13f01f158c6ea1f3",
"PANNo": "AEAPC7114Q",
"role": "VALUER",
"firstName": "Sharadkumar",
"fatherName": "Baburao",
"email": "cmd@vastukala.org",
"lastName": "Chalikwar",
"mobileNo": "9422171100",
"designation": "CMD",
"registrationNo": [
{
"title": {
"value": "Wealth_Tax",
"label": "Wealth Tax"
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"_id": "6084131a13f01f158c6ea1f4",
"number": "[N]C.C.I.T/I -14/52/2008-09"
}
],
"shortName": "SBC",
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]
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},
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    19.11408116963184
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"siteVisit": {
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  "schedule": [
    {
      "dateTime": "6/01/2025 12:00 am",
      "remark": ""
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  "visitedDate": []
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"marketAnalysisAndRemark": {
  "audioNotes": []
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"externalReportDetails": {
  "finalAreaType": "Built_Up",
  "finalMeasurementType": "Sq. Ft.",
  "underConstruction": false
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"address": {
  "state": {
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    "name": "State",
    "key": "state",
    "value": "Maharashtra",
    "label": true
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  "country": {
    "status": true,
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    "key": "country",
    "value": "India",
    "label": false
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    "status": true,
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"name": "Village",
"key": "village",
"value": "Hariyali",
"label": true
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  "key": "floorNo",
  "value": "12",
  "label": false
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  "key": "buildingNo",
  "value": "26",
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  "value": "",
  "label": true
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"city": {
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  "name": "City",
  "key": "city",
  "value": "Mumbai",
  "label": false
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  "key": "tahasilNo",
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  "label": true
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  "key": "buildingName",
  "value": "Aadityaraj Shanti SadanCHSL",
  "label": false
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  "key": "selectArea",
  "value": "",
  "label": true
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"street1": {
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  "key": "street1",
  "value": "Tagore Nagar",
  "label": false
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"landmark": {
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  "name": "Landmark",
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  "value": "",
  "label": false
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"key": "wing",
"value": "",
"label": true
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"projectName": {
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  "key": "projectName",
  "value": "",
  "label": false
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  "key": "oldSurveyNumber",
  "value": "",
  "label": true
},
"newSurveyNumber": {
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  "name": "New/Current Survey No.",
  "key": "newSurveyNumber",
  "value": "",
  "label": true
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  "label": true
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  "value": "",
  "label": true
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  "key": "blockNo",
  "value": "",
  "label": true
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  "key": "selectNo",
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  "label": false
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  "key": "municipalityWardNo",
  "value": "",
  "label": true
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"khataNo": {
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  "value": "",
  "label": false
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  "key": "mouza",
  "value": "",
  "label": true
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  "key": "SRO",
  "value": "",
  "label": false
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  "key": "policeStation",
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  "label": false
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  "label": false
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  "value": "Vlkroli East",
  "label": false
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    "taxies": {
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    "auto": {
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    "privateCars": {
      "title": "Private Cars"
    }
  }
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"apfDetails": {
  "buildings": [],
  "compositions": []
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"igrRate": {
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  "rate": "161200",
  "landRate": "84640",
  "igrImage": "cases/677b77138ebdf2d52561b6be/igr_1736240076828_Image.png",
  "squareMeterGuideLineRate": "177320.00",
  "squareFeetGuideLineRate": "16474.00"
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"igrFinalRate": {
  "floorRatePercentage": "10",
  "depreciationPercentage": "0",
  "rate": "161200.00",
  "squareMeterGuideLineRate": "177320.00",
  "squareFeetGuideLineRate": "16474.00"
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"outgoingDetail": {
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"siteMeasurement": {
  "constructionWorkStatus": {
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    "label": "Completed"
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  "dateOfConstruction": {
    "fullDate": "1/1/2024",
    "date": "1",
    "month": "1",
    "year": "2024"
  },
  "typeOfStructure": {
    "value": "R.C.C._Framed_Structure",
    "label": "R.C.C. Framed Structure"
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  "yearOfConstructionAsPer": {
    "value": "as_per_occupancy_certificate",
    "label": "As per occupancy certificate"
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  "isSiteVisitAllowed": true,
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  "totalLifeBuilding": "60",
  "estimatedAge": "59",
  "noOfLifts": "1"
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"finalPlinthArea": {
  "area": "0.00"
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"routeMap": {
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    "stationName": "",
    "routeDistance": ""
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  "finalLatLng": {
    "coordinates": []
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  "locationMapImg": []
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"valuation": {
  "fairMarketValue": {
    "costOfConstruction": "",
    "depreciationPercentage": "",
    "depreciatedCostOfConstruction": "",
    "totalFairMarketValue": ""
  }
},
"outward": {
  "status": false,
  "remark": "SYSTEM_GENERATED"
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"rateVerify": {
  "status": false
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"underConstruction": {
  "rccFootingFoundation": {
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    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": true
  },
  "rccPlinth": {
    "label": "RCC Plinth",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
  }
}
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},
"fullBuildingRcc": {
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  "floorsCompleted": "",
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  "status": false
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  "isHideFloor": false,
  "status": false
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"externalBrickWork": {
  "label": "External Brick Work",
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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  "isHideFloor": false,
  "status": false
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"externalPlastering": {
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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  "floorsCompleted": "",
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  "status": false
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"window": {
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"status": false
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"flooringTillingKitchenPlatform": {
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  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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  "status": false
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"externalPainting": {
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  "isHideFloor": false,
  "status": false
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  "status": false
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"liftInstallation": {
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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"passageStaircaseLobbyDevelopment": {
  "label": "Passage, Staircase & Lobby Development",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
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}
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"externalDevelopmentFinalFinishing": {
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
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"workCompleted": {
  "label": "Work Completed (%)",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": true
}
},
"guidelineDetails": {
  "finalGuidelineValue": "6958618.00",
  "selectedBuildUpValue": "422.40",
  "selectedBuildUpMeasurementType": "Sq. Ft."
},
"reportImages": {
  "frontPageImages": [],
  "selfieWithSiteVisitImages": [],
  "externalPhotos": [],
  "parkingImages": [],
  "societyNameBoardImage": [],
  "compositionImages": []
},
"indicatorRange": {
  "carpetRateRange": {
    "min": "19792.00",
    "max": "20433.00"
  },
  "builtUpRateRange": {
    "min": "17993.00",
    "max": "18575.00"
  },
  "saleableRateRange": {
    "min": "0.00",
    "max": "0.00"
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"detailsOfValuation": {
  "presentValueOfFlat": {
    "title": "Present value of the flat (incl. car parking, if provided)",
    "quantity": "0.00",
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"ratePerUnit": "0.00",
"estimatedValue": "0.00",
"status": true,
"isEditable": false
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"kitchenArrangements": {
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"superfineFinish": {
  "title": "Superfine finish",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"interiorDecorations": {
  "title": "Interior Decorations",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"electricityDeposits": {
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"title": "Electricity deposits / electrical fittings, etc",
"quantity": "0.00",
"ratePerUnit": "0.00",
"estimatedValue": "0.00",
"status": true,
"isEditable": true
},
"extraCollapsibleGates": {
  "title": "Extra collapsible gates / grill works etc",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"potentialValue": {
  "title": "Potential value, if any",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"others": {
  "title": "Others / Car Parking",
  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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"totalValues": {
  "title": "Total",
  "quantity": "",
  "ratePerUnit": "",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": false
}
},
"taskStatus": {
  "SITE_INSPECTION": false,
  "RATE_VERIFY": false,
  "MAKER": false,
  "CHECKER": false,
  "PREPARE_INVOICE": false,
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"PRINT": false,
"SIGN": false,
"SIGNED_REPORT_UPLOAD": false,
"DELIVERY": false,
"PAYMENT_COLLECT": false,
"COMPLETED": false
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"createCase": "false",
"type": "CASE",
"leadType": {
  "label": "Lead",
  "value": "LEAD"
},
"siteVisitType": "FULL",
"isExternalReport": false,
"isSiteMeasurementAllowed": true,
"finalValuationArea": "384.00",
"empanelmentNo": [],
"isAdvanceInvoice": false,
"status": true,
"caseStatus": "RATEVERIFICATIONCOMPLETED",
"paymentStatus": "NA",
"invoiceIds": [],
"paymentIds": [],
"_id": "677b77138ebdf2d52561b6be",
"ownerName": "TEJAS PRADEEP KERKAR",
"ownerPhoneNo": "9967098109",
"appAddress": "FLAT NO 1205 12th FLOOR AADITYARAJ SHANTI SADAN CHS LTD
BLDG NO 26 VILLAGE HARIYALI TAGORE NAGAR VIKHARILI EAST MUMBAI
400083",
"remark": "Staff loan visit urgent report urgent",
"documents": [
  {
    "documentType": {
      "label": "Agreement For Sale",
      "value": "60ae1254aa6d152c1801b326"
    },
    "isHardCopy": false,
    "displayStatus": false,
    "path": "cases/677b77138ebdf2d52561b6be/document_1736144471739_17361444
69802_TEJAS_KERKAR_sale_agreement_0001.pdf",
    "fileName": "document_1736144471739_1736144469802_TEJAS_KERKAR_sale_a
greement_0001.pdf",
    "id": "302026",
    "uploadedBy": "659ccce98f39506e83489828",
    "createdAt": "Mon Jan 06 2025 06:24:18 GMT+0000 (Coordinated Universal Time)"
  }
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    },
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      "documentType": {
        "label": "Occupancy Certificate",
        "value": "60ae124baa6d152c1801b2fd"
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      "displayStatus": false,
      "path": "cases/677b77138ebdf2d52561b6be/
document_1736144494164_1736144489598_11618_OCC_Signed.pdf",
      "fileName":
"document_1736144494164_1736144489598_11618_OCC_Signed.pdf",
      "id": "880803",
      "uploadedBy": "659ccce98f39506e83489828",
      "createdAt": "Mon Jan 06 2025 06:24:18 GMT+0000 (Coordinated Universal Time)"
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Other Composition :			