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    "RVDSValues": true,
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    },
    "firstName": "Ulka",
    "type": "CREDITOFFICER",
    "_id": "669ba9d32abbb93f33ea2fef",
    "email": "ulka.kulkarni@cosmosbank.in",
    "lastName": "kulkarni",
    "mobileNo": "",
    "workMobileNo": "9773756812"
  },
  "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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  "name": "Cosmos Bank",
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  "initial": "CB",
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  "status": true
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"branch": {
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  "email": "vidyadhar.rangnekar@cosmosbank.in",
  "mobileNo": "02226126971",
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  "address": "Shop No.1 & 2, Gr. Floor, Arun CHS , Plot No.47-A, Golibar Road, Near
R K Hospital, Santacruz ( East ), Mumbai - 400055",
  "ledgerName": "COSMOS BANK- SANTACRUZ (EAST)",
  "fax": "",
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  "email": "rampatakar1991@gmail.com",
  "lastName": "Patkar",
  "mobileNo": "7045746060",
  "shortName": "RP",
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  "firstName": "Krishna",
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  "mobileNo": "9821646373",
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  "role": "MAKER + RATE VERFIER + CHEAKER",
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  "email": "vinita.surve@vastukala.org",
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"firstName": "Manoj",
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  "value": "Near Vitthal Mandir",
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  "value": "",
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  "label": true
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  "label": false
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  "label": false
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  "label": true
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  "label": false
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    "label": "Vitrified Tile Flooring"
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"populationClassList": {
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  "label": "Mira Bhayander Municipal Corporation"
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"whetherCoveredUnderAnyState": {
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  "west": "Internal Road",
  "south": "Narmada Palace Building",
  "east": "Jai Sai Complex"
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"asPerDocumentAgreement": {
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  "south": "Information not available",
  "east": "Information not available"
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    "south": "Lift",
    "west": "Staircase"
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  "asPerDocument": {
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    "south": "Information not available",
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    "status": true
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"approvePlanVerified": "N.A",
"empanelledOfApprovePlan": "No",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
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  "label": "Ordinary"
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"compoundWall": "6'.0\" High, R.C.C. column with B. B. masonry wall"
},
"apfDetails": {
  "buildings": [],
  "compositions": []
},
"compositeRate": {
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+ Kitchen, the purpose of valuation we have considered the area as per Agreement for
sale.\n2) Copy of Approved Building Plan & Occupancy Certificate were not provided
and not verified.",
  "depreciationPercentage": "30",
  "depreciationRatioOfBuilding": "",
  "salvageValue": "10",
  "depreciatedCostOfConstruction": "11520",
  "depreciatedBuildingRate": "1820"
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  "rate": "95300",

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"landRate": "33300",
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"squareFeetGuideLineRate": "8854.00"
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"igrFinalRate": {
  "floorRatePercentage": "0",
  "depreciationPercentage": "80",
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  "squareFeetGuideLineRate": "7702.00",
  "squareMeterGuideLineRate": "82900.00"
},
"outgoingDetail": {
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  "propertyTypeOfUseList": {
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    "label": "Residential Purpose"
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  "propertyOccupiedByList": {
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    "label": "Tenant Occupied"
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  "monthlyRent": "8,000.00",
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  "taxPaidHolderName": "Information not available",
  "taxAmount": "Information not available",
  "electricityServiceConnectionNo": "Information not available",
  "meterCardHolderName": "Information not available",
  "undividedAreaOfLandAsPerSaleDeed": "Information not available",
  "floorSpaceIndex": "Information not available",
  "tenantName": "Mrs. Jyoti Lokhande",
  "maintenanceOfFlat": "Good"
},
"marketability": {
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    "label": "Good"
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  "negativeFactorsOfAffectMarketValue": "No"
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"value": "rcc_Slab",
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"waterTank": {
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"label": "Municipal Water Supply"
},
"pavementLaid": {
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"label": "Yes"
},
"carParking": "Open Car parking",
"constructionWorkStatus": {
"value": "Completed",
"label": "Completed"
},
"asthetikLook": {
"value": "Plain_Looking",
"label": "Plain Looking"
},
"dateOfConstruction": {
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"month": "1",
"year": "2005",
"fullDate": "1/1/2005"
},
"planningArea": {
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"label": "Residential"
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"typeOfStructure": {
"value": "R.C.C.",
"label": "R.C.C. Framed"
},
"typeOfFoundation": {
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"label": "R.C.C. Foundation"
},
"qualityOfConstruction": {
"value": "Good",
"label": "Good"
},
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"materialUsedList": {
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  "label": "Good"
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},
"structuralSafety": {
  "value": "Good",
  "label": "Good"
},
"protAgainstNatDis": {
  "value": "Designed_as_per_I.S._codes",
  "label": "Designed as per I.S. codes"
},
"sewerageSystem": {
  "value": "MunicipalSewerageSystem",
  "label": "Connected to Municipal Sewerage System"
},
"walls": {
  "value": "1",
  "label": "Yes"
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"appearanceOfTheBuilding": {
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  "label": "Good"
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"maintenanceOfTheBuilding": {
  "value": "Good",
  "label": "Good"
},
"maintenancelssues": {
  "value": "0",
  "label": "No"
},
"visibleDamageInBuilding": {
  "value": "0",
  "label": "No"
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"systemOfAirConditioning": {
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  "label": "No"
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"provisionOfFirefighting": {
  "value": "1",
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"label": "Yes"
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  "label": "Ground"
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"yearOfConstructionAsPer": {
  "value": "as_per_site_information",
  "label": "As per site information"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "40",
"ageOfBuilding": "20",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "6",
"flatFloorNo": "Ground",
"noOfLifts": "1",
"noOfDwellingUnitsInBuilding": "4"
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"finalPlinthArea": {
  "area": "328.00",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Area as per Agreement For Sale Cum Transfer"
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"routeMap": {
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routeMap_1736246443186_Image.png",
    "routeLat": "19.302742",
    "routeLng": "72.862634",
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    "routeDistance": "1.3 Km",
    "routeStation": {
      "value": "Railway_Station",
      "label": "Railway Station"
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    "name": "y4owq",
    "image": "cases/677b93bbe92a37d576e30bda/
routeMap_1736246327715_Image.png"
  }
]
},
"valuation": {
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    "depreciationPercentage": "30",
    "depreciatedCostOfConstruction": "255840.00",
    "totalFairMarketValue": "3778560.00"
  },
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  "totalwardrobesRate": "0",
  "wardrobesQty": "0",
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  "showcasesRate": "0",
  "totalshowcasesRate": "0",
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  "totalkitchenArrangementsRate": "0",
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  "superfineFinishRate": "0",
  "totalsuperfineFinishRate": "0",
  "interiorDecorationsQty": "0",
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  "totalinteriorDecorationsRate": "0",
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    "isHideFloor": false,
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    "status": false
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      "orientation": "portrait"
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externallmg_1736246617684_WhatsApp_Image_20250107_at_31751_PM_1.jpeg",
  "orientation": "portrait"
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"parkingImages": [],
"societyNameBoardImage": [],
"compositionImages": []
},
"indicatorRange": {
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    "min": "12578.00",
    "max": "14690.00"
  },
  "builtUpRateRange": {
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    "max": "12242.00"
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  "saleableRateRange": {
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    "max": "0.00"
  }
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  "isEditable": true
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  "status": true,
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  "isEditable": true
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
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  "isEditable": true
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  "status": true,
  "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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"status": true,
"caseStatus": "READYFORCHECKER",
"paymentStatus": "NA",
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"paymentIds": [],
"_id": "677b93bbe92a37d576e30bda",
"ownerName": "Mrs. Pooja Prasad More",
"ownerPhoneNo": "8433858399",
"appAddress": "Flat no -:G-02, Ground floor, Siddhi sai Laxmi plaza co-operative
housing society Ltd, Vimal Dairy lane, Navghar phatak Road, Bhayandar East ",
"remark": "",
"documents": [
  {
    "documentType": {
      "value": "60ae1255aa6d152c1801b32c",
      "label": "Agreement For Sale Cum Transfer"
    },
    "inputs": {
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      "remark": "(8 Pages from Agreement)",
      "amount": "37,40,000.00",
      "from": {
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        "label": "Transferor"
      },
      "Transferor": "Miss. Namrata Sangam Gamare",
      "to": {
        "value": "Transferee",
        "label": "Transferee"
      },
      "Transferee": "Mrs. Pooja Prasad More"
    },
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    "displayStatus": true,
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document_1736244701612_Agreement_Pooja_Prasd_More.pdf",
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    "createdAt": "Tue Jan 07 2025 10:11:42 GMT+0000 (Coordinated Universal Time)"
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],
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"createdBy": "62723addafd7d55eddeddfe4",
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    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Mon Jan 06 2025 08:26:35 GMT+0000 (Coordinated Universal Time)"
  }
],
"owners": [
  {
    "name": "Mrs. Pooja Prasad More",
    "phone": "8433858399",
    "ownershipShare": "",
    "email": "",
    "id": "114012"
  }
],
"proposePurchasers": [],
"siteInspection": [],
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      "label": "Square Feet"
    },
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    "name": "Living Room",
    "length": "",
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    "length2": "8",
    "width": "",
    "width1": "9",
    "width2": "7",
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    "images": [],
    "finalArea": "150.14",
    "extraAreas": []
  },
  {
    "measurementType": {
      "value": "Square_Feet",
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    "label": "Square Feet"
  },
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  "name": "Passage",
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  "length1": "3",
  "length2": "10",
  "width": "2.75",
  "width1": "2",
  "width2": "9",
  "totalArea": "10.54",
  "images": [],
  "extraAreas": [],
  "finalArea": "10.54"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "2",
  "name": "Kitchen",
  "length": "8.00",
  "length1": "8",
  "length2": "00",
  "width": "5.00",
  "width1": "5",
  "width2": "00",
  "totalArea": "40.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "40.00"
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{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "3",
  "name": "Passage",
  "length": "5.00",
  "length1": "5",
  "length2": "00",
  "width": "1.00",
  "width1": "1",
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    "label": "Square Feet"
  },
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  "length": "9.42",
  "length1": "9",
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  "width": "6.08",
  "width1": "6",
  "width2": "1",
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  "finalArea": "57.28"
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    "label": "Square Feet"
  },
  "id": "5",
  "name": "Toilet",
  "length": "6.00",
  "length1": "6",
  "length2": "00",
  "width": "3.33",
  "width1": "3",
  "width2": "4",
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  "finalArea": "20.00"
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"otherComposition": [],
"externalReport": [],
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  "label": "Square Feet"
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"id": "978035",
"selectAreaTypeDocument": "Built_Up",
"totalAreaDocument": "328",
"squareMeterArea": "30.47",
"docFinalBuiltUp": "0.00",
"docFinalBuiltUpSquareMeter": "0.00",
"docBuiltpPercentage": "",
"docSaleablePercentage": "0",
"docFinalSaleable": "0",
"docFinalSaleableSquareMeter": "0"
}
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      "squareMeterArea": "41.81",
      "expectedRate": "14000.00",
      "percentage": ""
    },
    "builtUpArea": {
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      "squareMeterArea": "50.17",
      "expectedRate": "11666.67",
      "percentage": "20"
    },
    "saleableArea": {
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      "squareMeterArea": "0.00",
      "expectedRate": "0.00",
      "percentage": ""
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    "area": "450",
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"expectedPrice": "6300000",
"expectedRate": "14000.00",
"builtUpExpectedRate": "11666.67",
"image": "cases/677b93bbe92a37d576e30bda/
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"squareMeter": "41.81",
"id": "289735"
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{
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    "squareMeterArea": "32.89",
    "expectedRate": "14689.27",
    "percentage": ""
  },
  "builtUpArea": {
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    "squareMeterArea": "39.47",
    "expectedRate": "12241.05",
    "percentage": "20"
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    "expectedRate": "0.00",
    "percentage": ""
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  "expectedRate": "14689.27",
  "builtUpExpectedRate": "12241.05",
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    "percentage": ""
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    "squareMeterArea": "39.80",
    "expectedRate": "10480.86",
    "percentage": "20"
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    "expectedRate": "0.00",
    "percentage": ""
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  "floor": "",
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  "expectedRate": "12577.03",
  "builtUpExpectedRate": "10480.86",
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  "id": "588953"
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  "carpetArea": {
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    "squareMeterArea": "30.94",
    "expectedRate": "12912.91",
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  },
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  "squareMeterArea": "37.12",
  "expectedRate": "10760.76",
  "percentage": "20"
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"saleableArea": {
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  "squareMeterArea": "0.00",
  "expectedRate": "0.00",
  "percentage": ""
},
"printInReport": true,
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"saleablePercentage": "0",
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"areaType": "Carpet",
"floor": "",
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"expectedRate": "12912.91",
"builtUpExpectedRate": "10760.76",
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indicator_1736239375326_Image.png",
"squareMeter": "30.94",
"id": "528059"
}
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    "path": "cases/677b93bbe92a37d576e30bda/
externalImg_1736246499640_WhatsApp_Image_20250107_at_31737_PM.jpeg",
    "orientation": "portrait"
  },
  {
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    "status": false,
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Passage	3'10"	2'9"	10.54
Kitchen	8'00"	5'00"	40.00
Passage	5'00"	1'00"	5.00
Bedroom	9'5"	6'1"	57.28
Toilet	6'00"	3'4"	20.00
Other Composition :			