

## VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No.06 ( as per Building Plan ) Family Unit as per Broacher Flat No.202, Second Floor, "Aaradhya Gauri-B", Survey No.62/1+62/2+63+64, Plot No.195, Near Ashoka Center for Business and Computer Studies , Chandashi Road, Village - Chandashi, Taluka & District - Nashik, PIN Code – 422 013, State – Maharashtra, Country – India belongs to **Mr.Naresh Jagdish Sirsath & Mrs.Dipali Naresh Sirsath**

Boundaries of the property.

Boundaries	Building	Flat ( as per Broacher )
North	Plot No.196	Marginal Space
South	6 Meter Colony Road	Flat No.201
East	Plot No.202	Lift, Passage & Flat No.203
West	6 Meter Colony Road	Marginal Space

Considering various parameters recorded, existing economic scenario, and the information that is available with reference to the development of neighborhood and method selected for valuation, we are of the opinion that, the property premises can be assessed for this particular purpose at ₹ **31,59,260.00 (Rupees Thirty-One Lakh Fifty-Nine Thousand Two Hundred Sixty 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 valuation report.

Hence certified

For VASTUKALA CONSULTANTS (I) PVT. LTD.

**Sharadkumar B. Chalikwar**  
Director

Digitally signed by Sharadkumar B. Chalikwar  
DN: cn=Sharadkumar B. Chalikwar,  
o=Vastukala Consultants (I) Pvt.Ltd.,  
ou=CMD, email=cmd@vastukala.org, c=IN  
Date: 2024.02.14 16:43:41 +05'30'

Auth. Sign.



**Sharadkumar B. Chalikwar**

Govt. Reg. Valuer  
Chartered Engineer (India)  
Reg. No. (N) CCIT/1-14/52/2008-09  
Encl: Valuation report.

15/2/2024

Received  
BOB.



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