

## VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 702, 7<sup>th</sup> Floor, "Swaroop Square", Behind Shivkrupa Sweets, Konkar Nagar, Plot No. 11, off Jatra - Nadur Link Road, Taluka - Nashik, District - Nashik, Nashik, PIN Code - 422 003, State - Maharashtra, Country - India belongs to **Mr. Prasad Ashok More & Mrs. Shital Prasad More.**

Boundaries	:	Building	Flat
North	:	9.00 Mtr. Colony Road	Margin Space / Open To Sky
South	:	Adjoining Gat No. 338/ 2	Margin Space / Open To Sky
East	:	Adjoining Gat No. 337/ 1	Margin Space / Open To Sky
West	:	Adjoining Gat No. 339/ Plot/ 10	Flat No. 701

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 **₹ 65,46,000.00 (Rupees Sixty Five Lakh Forty Six Thousand 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.**

**Manoj Chalikwar**

Director

Digitally signed by Manoj Chalikwar  
DN: cn=Manoj Chalikwar, o=Vastukala  
Consultants (I) Pvt. Ltd., ou=Mumbai,  
email=manoj@vastukala.org, c=IN  
Date: 2025.01.21 16:28:48 +05'30'

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

*Received*  
*24/1/25*

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