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MSME Reg No: UDYAM-MH-18-UU8301
An ISO 9001 : 2015 Certified Company
CIN: U74120MH2010PTC207865

Vastukala Consultants (I) Pvt. Ltd.

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Vastu/Nashik/01/2025/013954/2310255
27/17-385-RUPBS
Date: 27.01.2025

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 503, 5th Floor, "Shree Ganesha Heights", Near Kadam Mangal Karyalaya and Lawns, Anand Nagar Road, Plot No. 4 / 5, Jagtap Mala, Datta Mandir, Gaikhe Colony, Nashik Road, Taluka - Nashik, District - Nashik, Nashik, 422101, State - Maharashtra, India belongs to **Mr. Manish Pradipkumar Bamb & Mrs. Pramila Pradipkumar Bamb**.

Boundaries of the property

| | | |
|-------|---|----------|
| North | : | Bungalow |
| South | : | Road |
| East | : | Bungalow |
| West | : | Road |

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 ₹ 53,28,000.00 (Rupees Fifty Three Lakh Twenty Eight 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., email=manoj.chalikwar@vastukala.org, c=IN
Date: 2025.01.27 17:58:51 +05'30')

Auth. Sign.



*Shankar
Doloi
received*

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

End.: Valuation report

Nashik: 4, 1st Floor, Madhuloha Estate, Vrundavan Nagar, Jyoti Handu Naka (1st Road),
Adgaon, Nashik-422002 (M.S.), INDIA
Email: nashik@vastukala.org | Tel: +91 263 408363/88993 80564

Our Pan India Presence at:

| | | | |
|--------------|----------|-------------|-------------|
| 📍 Mumbai | 📍 Thane | 📍 Ahmedabad | 📍 Delhi NCR |
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