



VastuMumbai/2722201/19129/34699
27/01/2021/SKSh
Date: 27/02/2021

VALUATION OPINION REPORT

The property bearing Residential Flat No. 1103, 11th Floor, Building No. A-15, "Megapolis Splendour", Behind TCS Company, Rajiv Gandhi IT Park, Phase - III, Hinjewadi, Village - Maan, Taluka - Mulshi, Pune - 411057, State - Maharashtra, Country - India belongs to Dr. Rajesh Radhakrishna Rao & Mrs. Pratima Rajesh Rao.

Boundaries of the property,

- North Splendour Internal Road
- South Megapolis Splendour Building No. A-13
- East Megapolis Splendour Building No. A-20
- West Megapolis Sunway Building

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 and this particular purpose at ₹ 70,11,000.00 (Rupees Seventy Lakh Eleven 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.

Sharadkumar B. Chalikwar

Digitally signed by Sharadkumar B. Chalikwar
DN: cn=Sharadkumar B. Chalikwar, o=Vastukala
Consultants (I) Pvt. Ltd., ou=Mumbai,
email=sharad@vastukala.org, c=IN
Date: 2021.02.27 10:14:27 +05'30'

[Handwritten Signature]

C.M.D.

Director



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

Mumbai	Delhi NCR	Nanded	Aurangabad
21, 1 st Floor, Ackruti Star, Central Road, MIDC, Borivli (E), Mumbai - 400 093, (M.S.), INDIA Tel. : +91 22 28371325 Fax : +91 22 28371324 mumbai@vastukala.org	L-306, Sispal Vihar, AWHO Society, Sohna Road, Sector - 49, Gurgaon, Haryana - 122018, INDIA Mobile : +91 9216912225 +91 9819670183 delhincr@vastukala.org	28, S.G.G.S. - Stadium Complex, Gokul Nagar, Nanded - 431 602, (M.S.), INDIA Tel. : +91 2462 244288 +91 2462 238909 nanded@vastukala.org	Plot No. 106, N-3, CIDCO, Aurangabad - 431 005, (M.S.), INDIA Tel. : +91 240 2485151 Mobile : +91 8187004062 +91 8880863601 aurangabad@vastukala.org