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MSME Reg No: UDYAM-MH-18-0083617

An ISO 9001 : 2015 Certified Company

CIN: U74120MH2010PTC207869

Vastukala Consultants (I) Pvt. Ltd.

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Vastu/Nashik/02/2025/014110/2310392

04/19-42-RUPBS

Date: 04.02.2025

VALUATION OPINION REPORT

This is to certify that the under construction property bearing Residential Flat No. 101, 1st Floor, Wing - A, "SAMRUDDHI SKY GREENS", Near GRAPE EMBASSY & ZATKA MISAL, Makhmalabad Road, Village - Makhmalabad, Taluka - Nashik, District - Nashik, Nashik, 422003, State - Maharashtra, India belongs to **Mr. Hemant Suresh Dhondge & Mrs. Vaishali Hemant Dhondge.**

Boundaries of the property

North : By Survey No. 137
South : By Survey No. 486
East : By 100 Ft. Road
West : By Survey No. 137/6

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 **₹ 57,35,400.00 (Rupees Fifty Seven Lakh Thirty Five Thousand Four Hundred Only) After completion of construction works.** As per Site Inspection 62% Construction Work is Completed.

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: 2025.02.04 18:28:56 +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



Nashik: 4, 1st Floor, Madhusa Elite, Vrundavan Nagar, Jatra Nandu Naka Link Road,

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Our Pan India Presence at :

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