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Vastukala Consultants (I) Pvt. Ltd.

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Vastu/Mumbai/02/2025/014137/2310431
06/19-81-PRSH
Date: 06.02.2025

VALUATION OPINION REPORT

This is to certify that the property bearing Residential Flat No. 301, 3rd Floor, Building No A/5, Shami, "Anandban Co-Op. Hsg. Soc. Ltd.", New Prabhat Nagar, Near Gaondevi Maidan, Village - Chendani, Thane (West), Taluka - Thane, District - Thane, PIN - 400 602, State - Maharashtra, Country - India belongs to **Mr. Ajit Ramchandra Satve**

Boundaries of the property

North : Chatrapati Sambhaji Road
South : MSEB Power Station
East : Gajvakra Tower
West : Building No. A/4

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 **₹ 34,07,625.00 (Rupees Thirty Four Lakhs Seven Thousand Six Hundred And Twenty Five 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

Digitally signed by Manoj Chalikwar
DN: cn=Manoj Chalikwar, o=Vastukala
Consultants (I) Pvt. Ltd., ou=Mumbai,
email=manoj@vastukala.org, c=IN
Date: 2025.02.07 10:13:30 +05'30'


Auth. Sign.

Director



Manoj Chalikwar

Govt. Reg. Valuer

Chartered Engineer (India)

Reg. No. IBBI/RV/07/2018/10366

Cosmos Bank Empanelment No.: HO/Credit/87/2022-23

Encl.: Valuation report



Recd
Bavade
11/02/25



Our Pan India Presence at :

Nanded Thane Ahmedabad Delhi NCR
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