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{
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    "RVDSValues": true,
    "proportionateValue": false
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  "toAssess": {
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    },
    "firstName": "Amruta ",
    "type": "CREDITOFFICER",
    "_id": "5fc732036229d08b94230f5a",
    "email": "amruta.pathak@cosmosbank.in",
    "mobileNo": "-",
    "workMobileNo": "9769900929",
    "lastName": "Pathak"
  },
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  "phone": "1234567890",
  "address": "101, 1st Floor, B Wing, Beth Shalom, Near Civil Hospital, Thane (W) -
400 601",
  "city": "Thane",
  "shortName": "VCIPL/Thane"
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"client": {
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  "remark": "Temp",
  "status": true
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  "email": "dombivali@cosmosbank.in",
  "mobileNo": "02512435618",
  "alternateMobileNo": "",
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(East), Taluka Kalyan, District Thane - 400605, State - Maharashtra, Country - India.",
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  "email": "thane@vastukala.org",
  "lastName": "Pawar",
  "mobileNo": "8928414480",
  "shortName": "PCP",
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  "role": "SITEENGINEER",
  "firstName": "Nikhil ",
  "email": "valtechnical2022@gmail.com",
  "lastName": "Sonawane",
  "mobileNo": "9819470709",
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  "role": "MAKER + RATE VERFIER + CHEAKER",
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  "email": "vinita.surve@vastukala.org",
  "lastName": "Surve",
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  "designation": "",
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  "role": "VALUER",
  "firstName": "Manoj",
  "email": "manoj@vastukala.org",
  "lastName": "Chalikwar",
  "mobileNo": "9819597579",
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    "label": "Chartered Engineer"
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"PANNo": "AERPC9086P",
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    "remark": "MANUAL_IN_TASK"
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    "value": "India",
    "label": false
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  "key": "taluka",
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  "label": true
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  "label": true
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  "value": "",
  "label": false
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  "label": false
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  "value": "",
  "label": false
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    "label": "R. C. C. Slab"
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    "label": "Vitrified Tile Flooring"
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  "windows": {
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    "label": "Alluminum sliding windows with M. S. Grills"
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    "label": "Conduit Electrical Wiring"
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  "finishing": {
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    "label": "Cement Plastering + POP Finish"
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"townplanApprovedByList": {
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"whetherCoveredUnderAnyState": {
"value": "No",
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"north": "Internal Road / Building No. A-1",
"west": "Internal Road / Building No. A-4",
"south": "Open Plot",
"east": "Under Construction Building"
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"asPerDocument": {
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"east": "Details not available",
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  "privateCars": {
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    "status": true
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"extraDetailOfProperty": "As per site inspection Gala No. 201 To 234 are internally
amalgamated to form a single unit with separate entrance. The said valuation is for Unit
No. 204 only. All the units are used for storage purpose by tenant.",
"dateOfIssusApprovePlan": "As Building Completion Certificate received, we
assumed that the construction is as per approved plan. ",
"approvePlanVerified": "N.A.",
"empanelledOfApprovePlan": "N.A.",
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  "label": "Ordinary"
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"compoundWall": "6'.0\" High, R.C.C. column with B. B. masonry wall"
},
"apfDetails": {
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  "compositions": []
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form a single unit with separate entrance. The said valuation is for Unit No. 204 only.",
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  "depreciationRatioOfBuilding": "",
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"landRate": "2100",
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"squareFeetGuideLineRate": "2824.00"
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"igrFinalRate": {
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  "depreciationPercentage": "88",
  "rate": "2509.00",
  "squareFeetGuideLineRate": "2509.00",
  "squareMeterGuideLineRate": "27004.00"
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"outgoingDetail": {
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  "propertyTypeOfUseList": {
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    "label": "Industrial"
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  "propertyOccupiedByList": {
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    "label": "Tenant Occupied"
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  "monthlyRent": "N.A.",
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  "taxPaidHolderName": "Details not available",
  "taxAmount": "Details not available",
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  "meterCardHolderName": "Details not available",
  "undividedAreaOfLandAsPerSaleDeed": "Details not available",
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  "tenantName": "",
  "maintenanceOfFlat": "Good"
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"marketability": {
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"value": "rcc_Slab",
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"waterTank": {
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"label": "Municipal Water Supply"
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"pavementLaid": {
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"label": "Yes"
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"carParking": "Open Parking",
"constructionWorkStatus": {
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"asthetikLook": {
"value": "Plain_Looking",
"label": "Plain Looking"
},
"dateOfConstruction": {
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"year": "2013",
"fullDate": "1/1/2013"
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"planningArea": {
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"typeOfStructure": {
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"label": "R.C.C. Framed"
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"typeOfFoundation": {
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"qualityOfConstruction": {
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"structuralSafety": {
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  "label": "Good"
},
"protAgainstNatDis": {
  "value": "Information_not_available",
  "label": "Information not available"
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"sewerageSystem": {
  "value": "MunicipalSewerageSystem",
  "label": "Connected to Municipal Sewerage System"
},
"walls": {
  "value": "1",
  "label": "Yes"
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"appearanceOfTheBuilding": {
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"maintenanceOfTheBuilding": {
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"maintenanceIssues": {
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"visibleDamageInBuilding": {
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  "label": "Information not available"
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"provisionOfFirefighting": {
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"label": "Information not available"
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"groundStilt": {
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  "label": "Ground"
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"yearOfConstructionAsPer": {
  "value": "Building_Completion_Certificate",
  "label": "Building Completion Certificate"
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"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "48",
"ageOfBuilding": "12",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "2",
"flatFloorNo": "2",
"noOfLifts": "2",
"noOfDwellingUnitsInBuilding": "32"
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  "area": "0.00"
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"routeMap": {
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routeMap_1739183334733_Image.png",
    "routeLat": "19.238861",
    "routeLng": "73.054056",
    "stationName": "Bhiwandi Road",
    "routeDistance": "6.7 Km",
    "routeStation": {
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      "label": "Railway Station"
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},
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    "depreciatedCostOfConstruction": "1012500.00",
    "totalFairMarketValue": "6487500.00"
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  "fullBuildingRcc": {
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  "isHideFloor": false,
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"externalPlastering": {
  "label": "External Plastering",
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
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  "label": "Window",
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  "percentage": "0.00",
  "isHideFloor": false,
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"flooringTilingKitchenPlatform": {
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  "status": false
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  "status": false
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  "status": true
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    "orientation": "portrait"
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"compositionImages": []
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  "builtUpRateRange": {
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    "max": "4618.00"
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  "saleableRateRange": {
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    "quantity": "0.00",
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    "estimatedValue": "0.00",
    "status": true,
  }
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  "isEditable": true
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  "isEditable": true
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  "quantity": "0.00",
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"estimatedValue": "0.00",
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"isEditable": true
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
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  "isEditable": true
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  "ratePerUnit": "0.00",
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "ratePerUnit": "",
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  "status": true,
  "isEditable": false
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  "RATE_VERIFY": false,
  "MAKER": false,
  "CHECKER": false,
  "PREPARE_INVOICE": false,
  "PRINT": false,
  "SIGN": false,
  "SIGNED_REPORT_UPLOAD": false,
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"PAYMENT_COLLECT": false,
"COMPLETED": false
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"isExternalReport": false,
"isSiteMeasurementAllowed": false,
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  "HO/Credit/87/2022-23"
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"isAdvanceInvoice": false,
"status": true,
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"paymentStatus": "NA",
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"paymentIds": [],
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"ownerName": "Mr. Moiz Taherali Khanjiwala S/O. Mr. Moiz Taherali Khanjiwala",
"ownerPhoneNo": "9820203664",
"fullAddress": "Industrial Gala No. 204, 2nd Floor, Building No B-1, Print World
Industrial Complex, New/Current Survey No. 15/1, 15/2, 15/3, 15/4, 15/5, 15/6, 15/8,
15/11, 15/12, 15/13, 15/15, 15/16, 16/1, 16/2, 23/1, 23/2, 23/3, 24/14B, 24/15, 24/17&
24/31, Village - Vehele, Taluka - Bhiwandi , District - Thane, PIN Code - 421 302, State
- Maharashtra, India",
"remark": "",
"documents": [
  {
    "documentType": {
      "value": "60af48bf2ffdf65bcd6585fa",
      "label": "Agreement for sale"
    },
    "inputs": {
      "documentDate": "16/05/2018",
      "from": {
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        "label": "Vendor"
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      "Vendor": "M/s. Panorama Realty ",
      "to": {
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    "label": "purchaser"
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  "purchaser": "Mr. Moiz Taherali Khanjiwala S/O. Mr. Moiz Taherali Khanjiwala",
  "number": {
    "value": "No",
    "label": "No"
  },
  "No": "4014/2018"
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"isHardCopy": false,
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"path": "cases/67a46a6ac6108fdeef499adb/
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},
{
  "documentType": {
    "value": "60ae1247aa6d152c1801b2ea",
    "label": "Commencement Certificate"
  },
  "inputs": {
    "documentDate": "02/08/2006",
    "remark": " issued by Grampanchayat Vehele",
    "number": {
      "value": "No",
      "label": "No"
    },
    "No": "not given"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "id": "663023",
  "path": "cases/67a46a6ac6108fdeef499adb/
document_1739184410354_169072.pdf",
  "fileName": "document_1739184410354_169072.pdf"
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{
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    "value": "60ae1267aa6d152c1801b380",
    "label": "Building Completion Certificate"
  },
  "inputs": {
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    "nameOfApprovingAuthority": {
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    "value": "Grampanchayat_Vehela",
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  "number": {
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    "label": "No"
  },
  "No": "345 / 2013"
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"id": "484228",
"uploadedBy": "627222afafd7d55eddedd82",
"createdAt": "Mon Feb 10 2025 10:48:54 GMT+0000 (Coordinated Universal Time)"
}
],
"assignmentType": {
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  "label": "Retail"
},
"caseNumber": "014163",
"createdBy": "656aa949cebbe1714411d21b",
"caseHistory": [
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    "id": "714770",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Thu Feb 06 2025 07:53:14 GMT+0000 (Coordinated Universal Time)"
  }
],
"owners": [
  {
    "name": "Mr. Moiz Taherali Khanjiwala S/O. Mr. Moiz Taherali Khanjiwala",
    "phone": "9820203664",
    "ownershipShare": "",
    "email": "",
    "id": "921779"
  }
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"proposePurchasers": [],
"siteInspection": [],
"composition": [],
"otherComposition": [],
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      "value": "Square_Feet",
      "label": "Square Feet"
    },
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    "squareMeterArea": "174.19",
    "totalAreaDocument": "1875",
    "docBultupPercentage": "20",
    "docFinalBultUp": "2250.00",
    "docFinalBultUpSquareMeter": "209.03",
    "docSaleablePercentage": "",
    "docFinalSaleable": "0.00",
    "docFinalSaleableSquareMeter": "0.00",
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  }
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"images": [],
"indicatorArr": [
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    "carpetArea": {
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      "squareMeterArea": "232.26",
      "expectedRate": "4000.00",
      "percentage": ""
    },
    "bultUpArea": {
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      "squareMeterArea": "278.71",
      "expectedRate": "3333.33",
      "percentage": "20"
    },
    "saleableArea": {
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      "expectedRate": "0.00",
      "percentage": ""
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"property": "Industrial Gala",
"area": "2500",
"builtUpPercentage": "20",
"saleablePercentage": "0",
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"areaType": "Carpet",
"floor": "",
"source": "Nobroker.com",
"expectedPrice": "10000000",
"expectedRate": "4000.00",
"builtUpExpectedRate": "3333.33",
"image": "cases/67a46a6ac6108fdeef499adb/
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"squareMeter": "232.26",
"id": "254754"
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{
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"area": "1833.00",
"squareMeterArea": "170.29",
"expectedRate": "4637.21",
"percentage": ""
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"builtUpArea": {
"area": "2199.60",
"squareMeterArea": "204.35",
"expectedRate": "3864.34",
"percentage": "20"
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"area": "",
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"percentage": ""
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"area": "1833",
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"areaType": "Carpet",
"floor": "",
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"expectedRate": "4637.21",
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"area": "1600",
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"saleablePercentage": "0",
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"areaType": "Carpet",
"floor": "",
"source": "Index_no.2",
"expectedPrice": "8865901",
"expectedRate": "5541.19",
"builtUpExpectedRate": "4617.66",
"image": "cases/67a46a6ac6108fdeef499adb/
indicator_1739167986607_Image.png",
"squareMeter": "148.65",
"id": "398244"
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{
"carpetArea": {
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    "percentage": ""
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  "builtUpArea": {
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    "squareMeterArea": "362.32",
    "expectedRate": "3105.77",
    "percentage": "20"
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  "saleableArea": {
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    "expectedRate": "0.00",
    "percentage": ""
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  "expectedPrice": "12112500",
  "expectedRate": "3726.92",
  "builtUpExpectedRate": "3105.77",
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  "id": "762311"
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  "path": "cases/67a46a6ac6108fdeef499adb/
externallmg_r_1738931268588_1738931266154_image_0.jpg",
  "orientation": "portrait"
},

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  "path": "cases/67a46a6ac6108fdeef499adb/
externallmg_r_1738931268604_1738931266154_image_1.jpg",
  "orientation": "portrait"
},
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  "status": false,
  "_id": "67a5fc5ac6108fdeef4aaa46",
  "name": "externallmg_r_1738931270240_1738931266154_image_3.jpg",
  "path": "cases/67a46a6ac6108fdeef499adb/
externallmg_r_1738931270240_1738931266154_image_3.jpg",
  "orientation": "portrait"
},
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Other Composition :			