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{
  "typeOfReport": {
    "label": "Single Flat",
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  "reportInformation": {
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    "RVDSValues": true,
    "proportionateValue": false
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  "leadFrom": {
    "label": "Direct",
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  "purposeOfValuation": {
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  },
  "masterTypeOfPurpose": {
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    "value": "Non_SARFAESI"
  },
  "toAssess": {
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    "value": "Fair_Market_Value"
  },
  "creditOfficer": {
    "branch": {
      "_id": "65f004d9857bdc098a9acc0e"
    },
    "firstName": "Vivek",
    "type": "CREDITOFFICER",
    "_id": "65f004d9857bdc098a9acc10",
    "lastName": "Rane",
    "mobileNo": "",
    "workMobileNo": "8758661331",
    "email": "bmthan4567@centralbank.co.in"
  },
  "fees": {
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  "name": "Mumbai",
  "shortName": "VCIPL/Mumbai",
  "email": "vastukalamumbai@vastukala.com",
  "address": "B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai,
Andheri(East), Mumbai - 400 072. ",
  "city": "Mumbai"
},
"client": {
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  "type": "BANK",
  "name": "Central Bank of India",
  "displayName": "Central Bank of India",
  "initial": "CBI",
  "remark": "Temp",
  "status": true
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"branch": {
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  "branchCode": "",
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  "alternateMobileNo": "",
  "email": "bmthan4567@centralbank.co.in",
  "fax": "",
  "ledgerName": "",
  "sendStructuralCertificate": "0",
  "address": "A-1/A-2, Ground Floor, Regancey CHSL, Agashi Road, Near Vijaya
Bank, Virar West"
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  "label": "Land & Building / Immovable Property"
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"propertyType": {
  "label": "Residential",
  "value": "Residential"
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"zone": {
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"_id": "659ccce98f39506e83489828",
"role": "DELIVERYPERSON",
"firstName": "Amit",
"email": "amitsalvi2909@gmail.com",
"lastName": "Salvi",
"mobileNo": "7499830659",
"shortName": "Amit",
"workWithDocumentMaker": "",
"profilePhoto": "users/659ccce98f39506e83489828/
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"siteEngineer": {
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"_id": "67776d60a5477d50e7dbc213",
"role": "SITEENGINEER+MAKAR+CHECKER",
"firstName": "AJAY",
"email": "ajayrewale503@gmail.com",
"lastName": "REWALE",
"mobileNo": "9766640171",
"designation": "",
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"workWithDocumentMaker": ""
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"rateVerifier": null,
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"_id": "627221f4afd7d55eddeddcb4",
"role": "MAKER + RATE VERFIER + CHEAKER",
"firstName": "Prajakta",
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"lastName": "Patil",
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"designation": "",
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"firstName": "Shobha",
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"role": "VALUER",
"firstName": "Manoj",
"email": "manoj@vastukala.org",
"lastName": "Chalikwar",
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"designation": "Registered Valuer",
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"_id": "60af80072ffdf65bcd658652",
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\\profilePhoto_1622114310919_Manoj C.jpeg",
"PANNo": "AERPC9086P",
"fatherName": "Baburao"
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  "value": "BANK"
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    {
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      "dateTime": "2025-02-08",
      "remark": "Mximum value required\\nvisit done "
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      "remark": "MANUAL_IN_TASK"
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  "finalMeasurementType": "Sq. Ft.",
  "underConstruction": false
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    "value": "Maharashtra",
    "label": true
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    "key": "country",
    "value": "India",
    "label": false
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    "key": "village",
    "value": "Bolinj",
    "label": true
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    "status": true,
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    "label": false
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  "value": "",
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  "label": true
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  "label": false
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  "value": "",
  "label": false
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  "key": "landmark",
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  "key": "wing",
  "value": "B",
  "label": true
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  "label": false
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  "key": "newSurveyNumber",
  "value": "164, Hissa No. 1, 2, Survey No. 162, Hissa No. 2,3,4, Survey No. 163, 164,
173, Hissa No. 3/2 & Others",
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  "key": "hisNo",
  "value": "",
  "label": true
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  "key": "blockNo",
  "value": "",
  "label": true
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"selectNo": {
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  "key": "selectNo",
  "value": "303",
  "label": false
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  "key": "municipalityWardNo",
  "value": "",
  "label": true
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  "value": "",
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  "key": "SRO",
  "value": "",
  "label": false
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  "key": "policeStation",
  "value": "",
  "label": false
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  "label": true
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    "label": false
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    "label": "R. C. C. Slab"
  },
  "flooring": {
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    "label": "Ceramic Tile Flooring"
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  "doors": {
    "value": "Teak_Wood_Door_frame_with_Solid_flush_door",
    "label": "Teak Wood Door frame with Solid flush door"
  },
  "windows": {
    "value": "Aluminium_Sliding_Windows_with_window_grills",
    "label": "Aluminium Sliding Windows with window grills"
  },
  "fittings": {
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"Concealed_plumbing_with_C.P._fittings._Electrical_wiring_with_concealed_",
    "label": "Concealed plumbing with C.P. fittings. Electrical wiring with concealed "
  },
  "finishing": {
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    "label": "Cement Plastering"
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    "label": "Joint Ownership"
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    "label": "Urban"
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"value": "CIDCO",
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},
"whetherCoveredUnderAnyState": {
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"north": "Wing - D",
"west": "Wing - A & Gokul Empire",
"south": "Internal Road",
"east": "Wing - C & Gokul Annex"
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"asPerDocumentAgreement": {
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"west": "Details not available",
"south": "Details not available",
"east": "Details not available"
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"east": "Flat No. 302",
"south": "Marginal Space",
"west": "Marginal Space"
},
"asPerDocument": {
"north": "Details not available",
"east": "Details not available",
"south": "Details not available",
"west": "Details not available"
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},
"whichTheLocalityIsServed": {
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"taxies": {
"title": "Taxies"
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"auto": {
"title": "Auto"
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"privateCars": {
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    "title": "Private Cars"
  }
},
"extraDetailOfProperty": "",
"dateOfIssusApprovePlan": "Copy of Part Occupancy Certificate Document No.
CIDCO / VVSR / POC / BP - 362 / XI / W / 188 dated 20.04.2005 issued by CIDCO",
"approvePlanVerified": "N.A.",
"empanelledOfApprovePlan": "N.A.",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
"compoundWall": ""
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"apfDetails": {
  "buildings": [],
  "compositions": []
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"compositeRate": {
  "remark": "",
  "depreciationPercentage": "30",
  "depreciationRatioOfBuilding": "",
  "salvageValue": "10",
  "depreciatedCostOfConstruction": "7010",
  "depreciatedBuildingRate": "1610"
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"igrRate": {
  "propertyName": "Residential",
  "rate": "63700",
  "landRate": "16100",
  "igrImage": "cases/67a59f3ec6108fdeef4a25a5/igr_1739181802291_Image.png",
  "squareMeterGuideLineRate": "54145.00",
  "squareFeetGuideLineRate": "5030.00"
},
"igrFinalRate": {
  "floorRatePercentage": "85",
  "depreciationPercentage": "80",
  "rate": "4323.00",
  "squareFeetGuideLineRate": "4323.00",
  "squareMeterGuideLineRate": "46536.00"
},
"outgoingDetail": {
  "areaStatusList": {
    "value": "Medium",
    "label": "Medium"
  }
},
"propertyTypeOfUseList": {
  "value": "Residential_Purpose",
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"label": "Residential Purpose"
},
"propertyOccupiedByList": {
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  "label": "Owner Occupied"
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"taxPaidHolderName": "Details not available",
"taxAmount": "Details not available",
"electricityServiceConnectionNo": "Details not available",
"meterCardHolderName": "Details not available",
"undividedAreaOfLandAsPerSaleDeed": "Details not available",
"floorSpaceIndex": "As per CIDCO / VVCMC norms",
"tenantName": "",
"maintenanceOfFlat": "Normal"
},
"marketability": {
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    "label": "Good"
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  "anyFavouringForExtraPotentialValue": "Located in Developed Area",
  "negativeFactorsOfAffectMarketValue": "No"
},
"siteMeasurement": {
  "roof": {
    "value": "rcc_Slab",
    "label": "R. C. C. Slab"
  },
  "partitions": {
    "value": "6\"_Thk._Brick_Masonry",
    "label": "6\" Thk. Brick Masonery"
  },
  "waterTank": {
    "value": "MunicipalWaterSupply",
    "label": "Municipal Water Supply"
  },
  "pavementLaid": {
    "value": "Yes",
    "label": "Yes"
  },
  "carParking": "Open Car Parking",
  "constructionWorkStatus": {
    "value": "Completed",
    "label": "Completed"
  }
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},
"asthetikLook": {
  "value": "Plain_Looking",
  "label": "Plain Looking"
},
"dateOfConstruction": {
  "date": "1",
  "month": "1",
  "year": "2005",
  "fullDate": "1/1/2005"
},
"planningArea": {
  "value": "Residential",
  "label": "Residential"
},
"typeOfStructure": {
  "value": "R.C.C._Framed_Structure",
  "label": "R.C.C. Framed Structure"
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"typeOfFoundation": {
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  "label": "R.C.C. Foundation"
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  "value": "Good",
  "label": "Good"
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"materialUsedList": {
  "value": "Good",
  "label": "Good"
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"buildingSpecification": {
  "value": "Standard",
  "label": "Standard"
},
"structuralSafety": {
  "value": "Good",
  "label": "Good"
},
"protAgainstNatDis": {
  "value": "Designed_as_per_I.S._codes",
  "label": "Designed as per I.S. codes"
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  "value": "MunicipalSewerageSystem",
  "label": "Connected to Municipal Sewerage System"
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},
"walls": {
  "value": "1",
  "label": "Yes"
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  "label": "Good"
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"maintenanceOfTheBuilding": {
  "value": "Normal",
  "label": "Normal"
},
"maintenanceIssues": {
  "value": "0",
  "label": "No"
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"visibleDamageInBuilding": {
  "value": "0",
  "label": "No"
},
"systemOfAirConditioning": {
  "value": "1",
  "label": "Yes"
},
"provisionOfFirefighting": {
  "value": "1",
  "label": "Yes"
},
"groundStilt": {
  "value": "ground",
  "label": "Ground"
},
"yearOfConstructionAsPer": {
  "value": "as_per_occupancy_certificate",
  "label": "As per occupancy certificate"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "40",
"ageOfBuilding": "20",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "4",
"flatFloorNo": "3",
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"noOfLifts": "",
"noOfDwellingUnitsInBuilding": "4"
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"finalPlinthArea": {
  "area": "472.00",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Area as per Agreement For Sale"
},
"routeMap": {
  "routeMapDetail": {
    "routeMapImg": "cases/67a59f3ec6108fdeef4a25a5/
routeMap_1739182476634_Image.png",
    "routeLat": "19.450880",
    "routeLng": "72.797736",
    "stationName": "Virar",
    "routeDistance": "1.6 Km.",
    "routeStation": {
      "value": "Railway_Station",
      "label": "Railway Station"
    }
  }
},
"finalLatLng": {
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    0
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  "type": "Point"
},
"showLocation": {
  "latLng": false,
  "finallatLng": false
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"locationMapImg": [
  {
    "id": "1idng",
    "name": "1idng",
    "image": "cases/67a59f3ec6108fdeef4a25a5/
routeMap_1739182418540_Image.png"
  }
]
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"valuation": {
  "fairMarketValue": {
    "costOfConstruction": "",
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"depreciatedCostOfConstruction": "",
"totalFairMarketValue": ""
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"wardrobesRate": "0",
"totalwardrobesRate": "0",
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"showcasesQty": "0",
"showcasesRate": "0",
"totalshowcasesRate": "0",
"kitchenArrangementsQty": "0",
"kitchenArrangementsRate": "0",
"totalkitchenArrangementsRate": "0",
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"superfineFinishRate": "0",
"totalsuperfineFinishRate": "0",
"interiorDecorationsQty": "0",
"interiorDecorationsRate": "0",
"totalinteriorDecorationsRate": "0",
"electricityDepositsQty": "0",
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"totalextraCollapsibleGatesRate": "0",
"potentialValueQty": "0",
"potentialValueRate": "0",
"totalpotentialValueRate": "0",
"othersQty": "0",
"othersRate": "0",
"totalothersRate": "0",
"finaltotal": "3308720.00",
"distressValuePercentage": "80",
"realizableValuePercentage": "90",
"bookValue": "0",
"finalValue": "3308720.00"
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"outward": {
  "status": false,
  "remark": "SYSTEM_GENERATED"
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"rateVerify": {
  "status": false
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"underConstruction": {
  "rccFootingFoundation": {
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"percentage": "0.00",
"isHideFloor": false,
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"floorsCompleted": "",
"percentage": "0.00",
"isHideFloor": false,
"status": false
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"fullBuildingRcc": {
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"floorsCompleted": "",
"percentage": "0.00",
"isHideFloor": false,
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"label": "Internal Brick Work",
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"percentage": "0.00",
"isHideFloor": false,
"status": false
},
"externalBrickWork": {
"label": "External Brick Work",
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"isHideFloor": false,
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"internalPlastering": {
"label": "Internal Plastering",
"floorsCompleted": "",
"percentage": "0.00",
"isHideFloor": false,
"status": false
},
"externalPlastering": {
"label": "External Plastering",
"floorsCompleted": "",
"percentage": "0.00",
"isHideFloor": false,
"status": false
}
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},
"door": {
  "label": "Door",
  "floorsCompleted": "",
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},
"window": {
  "label": "Window",
  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
},
"flooringTilingKitchenPlatform": {
  "label": "Flooring, Tiling, Kitchen Platform",
  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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"internalPainting": {
  "label": "Internal Painting",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
},
"externalPainting": {
  "label": "External Painting",
  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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"electrificationPlumbingSanitaryInstallation": {
  "label": "Electrification, Plumbing, Sanitary Installation",
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  "percentage": "0.00",
  "isHideFloor": false,
  "status": false
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"liftInstallation": {
  "label": "Lift Installation",
  "floorsCompleted": "",
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"percentage": "0.00",
"isHideFloor": false,
"status": false
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"passageStaircaseLobbyDevelopment": {
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
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"externalDevelopmentFinalFinishing": {
  "label": "External Development & Final Finishing",
  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": false
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"workCompleted": {
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  "floorsCompleted": "",
  "percentage": "0.00",
  "isHideFloor": true,
  "status": true
}
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  "selectedBuildUpValue": "472.00",
  "selectedBuildUpMeasurementType": "Sq. Ft."
},
"reportImages": {
  "frontPageImages": [
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      "status": false,
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      "name": "externallmg_1738994140304_1738994125900_image_4.jpeg",
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externallmg_1738994140304_1738994125900_image_4.jpeg",
      "orientation": "portrait"
    }
  ],
  "selfieWithSiteVisitImages": [
    {
      "status": false,
      "_id": "67a6f20da92c39df2abf9e7b",
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    "name": "externallmg_1738994181105_1738994172030_image_6.jpeg",
    "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994181105_1738994172030_image_6.jpeg",
    "orientation": "portrait"
  }
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"externalPhotos": [
  {
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    "name": "externallmg_1738994143014_1738994125900_image_7.jpeg",
    "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994143014_1738994125900_image_7.jpeg",
    "orientation": "portrait"
  },
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    "name": "externallmg_1738994141884_1738994125900_image_6.jpeg",
    "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994141884_1738994125900_image_6.jpeg",
    "orientation": "portrait"
  }
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"parkingImages": [],
"societyNameBoardImage": [
  {
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    "_id": "67a6f20da92c39df2abf9e86",
    "name": "externallmg_1738994186366_1738994172031_image_17.jpeg",
    "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994186366_1738994172031_image_17.jpeg",
    "orientation": "portrait"
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    "name": "Living Room",
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    "orientation": "portrait"
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  {
    "status": false,
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    "name": "Living Room",
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    "name": "Living Room",
    "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994184965_1738994172031_image_14.jpeg",
    "orientation": "portrait"
  },
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    "name": "Living Room",
    "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994185365_1738994172031_image_15.jpeg",
    "orientation": "portrait"
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"indicatorRange": {
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    "min": "7476.00",
    "max": "9773.00"
  },
  "builtUpRateRange": {
    "min": "6230.00",
    "max": "8144.00"
  },
  "saleableRateRange": {
    "min": "0.00",
    "max": "0.00"
  }
},
}
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    "estimatedValue": "0.00",
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    "isEditable": true
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    "ratePerUnit": "0.00",
    "estimatedValue": "0.00",
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"status": true,
"isEditable": true
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
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  "status": true,
  "isEditable": true
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  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "quantity": "0.00",
  "ratePerUnit": "0.00",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": true
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  "quantity": "",
  "ratePerUnit": "",
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  "isEditable": false
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"CHECKER": false,
"PREPARE_INVOICE": false,
"PRINT": false,
"SIGN": false,
"SIGNED_REPORT_UPLOAD": false,
"DELIVERY": false,
"PAYMENT_COLLECT": false,
"COMPLETED": false
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"createCase": "false",
"type": "CASE",
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  "value": "APPROXIMATE_LEAD"
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"siteVisitType": "PARTIAL",
"isExternalReport": false,
"isSiteMeasurementAllowed": true,
"finalValuationArea": "472.00",
"empanelmentNo": [
  "SMRO /CREDIT/2017-18/1311"
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"isAdvanceInvoice": false,
"status": true,
"caseStatus": "READYFORCHECKER",
"paymentStatus": "NA",
"invoiceIds": [],
"paymentIds": [],
"_id": "67a59f3ec6108fdeef4a25a5",
"ownerName": "Mr. Avinash P. Lone & Mrs. Ashwini A. Lone",
"ownerPhoneNo": "9821877703",
"appAddress": "FLAT NO B 303 3RD FLOOR B WING GOKUL ENCLAVE AGARWAL
GARDEN PHASE 2 GOKUL TOWSHIP VIRAR WEST PALGHAR ",
"remark": "Mximum value required\nvisit done ",
"documents": [
  {
    "documentType": {
      "label": "Agreement For Sale",
      "value": "60ae1254aa6d152c1801b326"
    },
    "inputs": {
      "documentDate": "03/11/2004",
      "from": {
        "value": "Builder",
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    "label": "Builder"
  },
  "Builder": "M/s. Agarwal Enterprises",
  "to": {
    "value": "purchaser",
    "label": "purchaser"
  },
  "purchaser": "Mr. Avinash P. Lone & Mrs. Ashwini A. Lone",
  "number": {
    "value": "Document_No",
    "label": "Document No"
  },
  "Document_No": "5842/2004"
},
"isHardCopy": false,
"displayStatus": true,
"id": "389586",
"path": "cases/67a59f3ec6108fdeef4a25a5/
document_1738907377886_1738907375667_Avinash_lone_agreement.pdf",
"fileName":
"document_1738907377886_1738907375667_Avinash_lone_agreement.pdf"
},
{
  "documentType": {
    "value": "60ae1250aa6d152c1801b316",
    "label": "Part Occupancy Certificate"
  },
  "inputs": {
    "nameOfApprovingAuthority": {
      "value": "City_and_Industrial_Development_Corp_Of_Maharashtra_ltd.",
      "label": "City and Industrial Development Corp Of Maharashtra Ltd."
    },
    "number": {
      "value": "Document_No",
      "label": "Document No"
    },
    "Document_No": "CIDCO / VVSR / POC / BP - 362 / XI / W / 188 dated
20.04.2005"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "id": "764576",
  "path": "cases/67a59f3ec6108fdeef4a25a5/
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  "fileName":
"document_1738907427313_1738907422749_Adobe_Scan_07Feb2025.pdf"
```

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},
{
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  },
  "inputs": {
    "documentDate": "01/12/1999"
  },
  "isHardCopy": false,
  "displayStatus": true,
  "fileName": "document_1739183728977_179324.pdf",
  "path": "cases/67a59f3ec6108fdeef4a25a5/
document_1739183728977_179324.pdf",
  "id": "192092",
  "uploadedBy": "627221f4afd7d55eddeddcb4",
  "createdAt": "Mon Feb 10 2025 10:35:29 GMT+0000 (Coordinated Universal Time)"
}
],
"caseNumber": "014177",
"createdBy": "659ccce98f39506e83489828",
"caseHistory": [
  {
    "id": "832173",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Fri Feb 07 2025 05:50:54 GMT+0000 (Coordinated Universal Time)"
  }
],
"owners": [
  {
    "name": "Mr. Avinash P. Lone & Mrs. Ashwini A. Lone",
    "phone": "9821877703",
    "ownershipShare": "",
    "email": "",
    "id": "819886"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [
  {
    "measurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    }
  },

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"id": "568803",
"name": "Living Room",
"length": "15.58",
"length1": "15",
"length2": "7",
"width": "10.08",
"width1": "10",
"width2": "1",
"totalArea": "157.13",
"images": [],
"extraAreas": [],
"finalArea": "157.13"
},
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  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "6",
  "name": "Kitchen",
  "length": "7.75",
  "length1": "7",
  "length2": "9",
  "width": "8.50",
  "width1": "8",
  "width2": "6",
  "totalArea": "65.87",
  "images": [],
  "finalArea": "65.87",
  "extraAreas": []
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{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "6",
  "name": "Passage",
  "length": "4.42",
  "length1": "4",
  "length2": "5",
  "width": "4.33",
  "width1": "4",
  "width2": "4",
  "totalArea": "19.14",
  "images": [],
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"finalArea": "19.14",
"extraAreas": []
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{
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    "label": "Square Feet"
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  "name": "Bedroom",
  "length": "10.00",
  "length1": "10",
  "length2": "00",
  "width": "11.17",
  "width1": "11",
  "width2": "2",
  "totalArea": "111.67",
  "images": [],
  "extraAreas": [],
  "finalArea": "111.67"
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    "value": "Square_Feet",
    "label": "Square Feet"
  },
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  "name": "WC",
  "length": "3.00",
  "length1": "3",
  "length2": "00",
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  "width1": "4",
  "width2": "00",
  "totalArea": "12.00",
  "images": [],
  "extraAreas": [],
  "finalArea": "12.00"
},
{
  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "id": "5",
  "name": "Bathroom",
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"length": "3.67",
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"length2": "8",
"width": "5.25",
"width1": "5",
"width2": "3",
"totalArea": "19.25",
"images": [],
"extraAreas": [],
"finalArea": "19.25"
}
],
"otherComposition": [],
"externalReport": [],
"documentPerArea": [
{
  "typeOfDocument": {
    "label": "Agreement For Sale",
    "value": "60ae1254aa6d152c1801b326"
  },
  "docMeasurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "selectAreaTypeDocument": "Built_Up",
  "squareMeterArea": "43.85",
  "totalAreaDocument": "472",
  "docBultupPercentage": "",
  "docFinalBuiltUp": "0.00",
  "docFinalBuiltUpSquareMeter": "0.00",
  "docSaleablePercentage": "",
  "docFinalSaleable": "0.00",
  "docFinalSaleableSquareMeter": "0.00",
  "id": "876040"
}
],
"images": [],
"indicatorArr": [
{
  "carpetArea": {
    "area": "416.67",
    "squareMeterArea": "38.71",
    "expectedRate": "8879.93",
    "percentage": ""
  },
  "builtUpArea": {
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"area": "500.00",
"squareMeterArea": "46.45",
"expectedRate": "7400.00",
"percentage": "20"
},
"saleableArea": {
  "area": "0.00",
  "squareMeterArea": "0.00",
  "expectedRate": "0.00",
  "percentage": ""
},
"printlnReport": true,
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"property": "Gokul Enclave, Virar West",
"area": "500",
"builtUpPercentage": "20",
"saleablePercentage": "0",
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"areaType": "Built_Up",
"floor": "-",
"source": "Nobroker.com",
"expectedPrice": "3700000",
"expectedRate": "8879.93",
"builtUpExpectedRate": "3700000",
"image": "cases/67a59f3ec6108fdeef4a25a5/
indicator_1739181042009_Image.png",
"squareMeter": "46.45",
"id": "113774"
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{
  "carpetArea": {
    "area": "440.00",
    "squareMeterArea": "40.88",
    "expectedRate": "9772.73",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "528.00",
    "squareMeterArea": "49.05",
    "expectedRate": "8143.94",
    "percentage": "20"
  },
  "saleableArea": {
    "area": "",
    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
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    "percentage": ""
  },
  "printlnReport": true,
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  "builtUpPercentage": "20",
  "saleablePercentage": "0",
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  "areaType": "Carpet",
  "floor": "2",
  "source": "https://www.99acres.com/",
  "expectedPrice": "4300000",
  "expectedRate": "9772.73",
  "builtUpExpectedRate": "8143.94",
  "image": "cases/67a59f3ec6108fdeef4a25a5/
indicator_1739181256796_Image.png",
  "squareMeter": "40.88",
  "id": "537865"
},
{
  "carpetArea": {
    "area": "366.00",
    "squareMeterArea": "34.00",
    "expectedRate": "8196.72",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "439.20",
    "squareMeterArea": "40.80",
    "expectedRate": "6830.60",
    "percentage": "20"
  },
  "saleableArea": {
    "area": "",
    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
  },
  "printlnReport": true,
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  "property": "Gokul Township, Virar West",
  "area": "366",
  "builtUpPercentage": "20",
  "saleablePercentage": "0",
  "rateType": "sale_Instance",
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"areaType": "Carpet",
"floor": "1",
"source": "Index_no.2",
"expectedPrice": "3000000",
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"builtUpExpectedRate": "6830.60",
"image": "cases/67a59f3ec6108fdeef4a25a5/
indicator_1739181599209_Image.png",
"squareMeter": "34.00",
"id": "242629"
},
{
  "carpetArea": {
    "area": "602.00",
    "squareMeterArea": "55.93",
    "expectedRate": "7475.08",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "722.40",
    "squareMeterArea": "67.11",
    "expectedRate": "6229.24",
    "percentage": "20"
  },
  "saleableArea": {
    "area": "",
    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
  },
  "printlnReport": true,
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  "area": "602",
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  "saleablePercentage": "0",
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  "areaType": "Carpet",
  "floor": "7",
  "source": "Index_no.2",
  "expectedPrice": "4500000",
  "expectedRate": "7475.08",
  "builtUpExpectedRate": "6229.24",
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  "squareMeter": "55.93",
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    "id": "166473"
  }
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    "path": "cases/67a59f3ec6108fdeef4a25a5/
externalImg_1738994174821_1738994172030_image_0.jpeg",
    "orientation": "portrait"
  },
  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
    "_id": "67a6f20da92c39df2abf9e76",
    "name": "externalImg_1738994176320_1738994172030_image_1.jpeg",
    "path": "cases/67a59f3ec6108fdeef4a25a5/
externalImg_1738994176320_1738994172030_image_1.jpeg",
    "orientation": "portrait"
  },
  {
    "type": "EXTERNAL_IMAGES",
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    "path": "cases/67a59f3ec6108fdeef4a25a5/
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    "orientation": "portrait"
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    "name": "externalImg_1738994179760_1738994172030_image_4.jpeg",
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    "orientation": "portrait"
  },
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    "status": false,
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    "name": "externallmg_1738994180130_1738994172030_image_5.jpeg",
    "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994180130_1738994172030_image_5.jpeg",
    "orientation": "portrait"
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    "status": false,
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    "name": "externallmg_1738994181105_1738994172030_image_6.jpeg",
    "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994181105_1738994172030_image_6.jpeg",
    "orientation": "portrait"
  },
  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
    "_id": "67a6f20da92c39df2abf9e7c",
    "name": "externallmg_1738994181275_1738994172030_image_7.jpeg",
    "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994181275_1738994172030_image_7.jpeg",
    "orientation": "portrait"
  },
  {
    "type": "EXTERNAL_IMAGES",
    "status": false,
    "_id": "67a6f20da92c39df2abf9e7d",
    "name": "externallmg_1738994182370_1738994172030_image_8.jpeg",
    "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994182370_1738994172030_image_8.jpeg",
    "orientation": "portrait"
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  {
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    "status": false,
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    "name": "externallmg_1738994182985_1738994172030_image_9.jpeg",
    "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994182985_1738994172030_image_9.jpeg",
    "orientation": "portrait"
  }
```

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    },
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      "orientation": "portrait"
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      "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994183985_1738994172031_image_11.jpeg",
      "orientation": "portrait"
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      "status": false,
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      "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994184305_1738994172031_image_12.jpeg",
      "orientation": "portrait"
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      "status": false,
      "_id": "67a6f20da92c39df2abf9e82",
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      "orientation": "portrait"
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      "path": "cases/67a59f3ec6108fdeef4a25a5/
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      "orientation": "portrait"
    },
  },
```

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  "name": "externallmg_1738994185365_1738994172031_image_15.jpeg",
  "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994185365_1738994172031_image_15.jpeg",
  "orientation": "portrait"
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  "type": "EXTERNAL_IMAGES",
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  "path": "cases/67a59f3ec6108fdeef4a25a5/
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  "orientation": "portrait"
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  "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994186366_1738994172031_image_17.jpeg",
  "orientation": "portrait"
},
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  "type": "EXTERNAL_IMAGES",
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  "_id": "67a6f20da92c39df2abf9e87",
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  "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994187824_1738994172031_image_18.jpeg",
  "orientation": "portrait"
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  "path": "cases/67a59f3ec6108fdeef4a25a5/
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{
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    "orientation": "portrait"
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  {
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    "_id": "67a6f1e0a2b18adef0cfaf9d",
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    "path": "cases/67a59f3ec6108fdeef4a25a5/
externallmg_1738994139388_1738994125900_image_3.jpeg",
    "orientation": "portrait"
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    "path": "cases/67a59f3ec6108fdeef4a25a5/
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    "orientation": "portrait"
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    "orientation": "portrait"
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    "orientation": "portrait"
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    "path": "cases/67a59f3ec6108fdeef4a25a5/
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    "size": "191328",
    "createdAt": "Mon Feb 10 2025 10:06:15 GMT+0000 (Coordinated Universal Time)",
    "uploadedBy": "60f915d3f3dd69653a592199"
  },
  {
    "originalname": "1719386343043_1717159298325_Calculation_1.xlsx",
    "filename":
"1739181974960_1719386343043_1717159298325_Calculation_1.xlsx",
    "path": "cases/67a59f3ec6108fdeef4a25a5/processingDocuments/1739181974960_
1719386343043_1717159298325_Calculation_1.xlsx",
    "size": "1384619",
    "createdAt": "Mon Feb 10 2025 10:06:15 GMT+0000 (Coordinated Universal Time)",
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      "size": "208215",
      "createdAt": "Mon Feb 10 2025 10:06:15 GMT+0000 (Coordinated Universal Time)",
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      "filename": "1739181975203_igr_16978.pdf",
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processingDocuments/1739181975203_igr_16978.pdf",
      "size": "157900",
      "createdAt": "Mon Feb 10 2025 10:06:15 GMT+0000 (Coordinated Universal Time)",
      "uploadedBy": "60f915d3f3dd69653a592199"
    },
    {
      "originalname": "igr_19217.pdf",
      "filename": "1739181975208_igr_19217.pdf",
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      "size": "155532",
      "createdAt": "Mon Feb 10 2025 10:06:15 GMT+0000 (Coordinated Universal Time)",
      "uploadedBy": "60f915d3f3dd69653a592199"
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  "audioRemarks": [],
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        "role": "MAKER + RATE VERIFIER + CHEAKER",
        "firstName": "Shobha",
        "lastName": "Kuperkar",
        "profilePhoto": "users/60f915d3f3dd69653a592199/
profilePhoto_1668059695582_WhatsApp_Image_20221110_at_112058_AM.jpeg"
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      "workType": "RATE_VERIFY",
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"updatedAt": "2025-02-10T12:07:37.242Z",
"__v": 0,
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"assignmentType": {
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"fullAddress": "Residential Flat No. 303, 3rd Floor, Building No & Type - F2-142,
E2-141, F1-146, Wing - B, Gokul Enclave Co-op. Hsg. Soc. Ltd., Agarwal Gardens
Phase - II, Gokul Township, Agashi Road, Village - Bolinj, Virar (West), Taluka - Vasai,
District - Palghar, PIN Code - 401 303, State - Maharashtra, India",
"addressForMap": "",
"caseReferredBy": "659ccce98f39506e83489828",
"contactPersonName": "Mr. Avinash P. Lone",
"email": "",
"isExternal": "false",
"isUrgent": "false",
"ownershipShare": "",
"proposePurchaserName": "",
"purchaseValueAsPerDocument": "",
"relationWithOwner": "Owner",
"rerald": "",
"siteVisitContactNo": "9821877703",
"siteVisitDate": "2025-02-08",
"buildingServicesRate": "2300",
"finalAreaType": "Built Up Area",
"finalAsPerArea": "Agreement For Sale",
"finalBuiltUpPercentage": "0",
"finalCarpetConvertToBuiltUpPer": "0",
"finalMeasurementType": "Sq. Ft.",
"finalValuationAreaString": "Built Up Area in Sq. Ft. = 472.00",
"flatRate": "7700",
"landOtherRate": "5400",
"shopDetails": {
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  "roadFacing": false,
  "mall": false
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"landDetails": {
  "holdType": {
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"value": "Free_Hold"
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"leaseDetails": {
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  "leaseFrom": "",
  "leaseTo": "",
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  "leaseDate": ""
}
},
"finalSaleablePercentage": "0",
"briefDescOfProperty": "1 Bedroom + Living Room + Kitchen + Passage + WC +
Bathroom",
"carpetTotal": "385.06",
"otherCarpetTotal": "0.00",
"builtupPercentage": "20",
"finalBuiltupArea": "462.07",
"finalCarpetArea": "385.06",
"finalSalableArea": "508.28",
"salablePercentage": "10",
"toBeAdded": "",
"extendOfSiteRemark": "",
"siteMeasurementRemark": "",
"otherCompositionBuiltUpTotal": "0.00",
"otherCompositionCarpetTotal": "0.00",
"otherCompositionSaleableTotal": "0.00",
"reportGeneratedDate": "Mon Feb 10 2025 00:00:00 GMT+0000 (Coordinated
Universal Time)"
}

```

Name	Length	Width	Total
Composition :			
Living Room	15'7"	10'1"	157.13
Kitchen	7'9"	8'6"	65.87
Passage	4'5"	4'4"	19.14
Bedroom	10'00"	11'2"	111.67
WC	3'00"	4'00"	12.00

Bathroom

3'8"

5'3"

19.25

Other
Composition :
