

VALUATION OPINION REPORT

This is to certify that the Land bearing Plot No. 29/ A, Survey No. 45/ 2, Opp. to St. Alphonsa Church, Chitanya Nagar, Lokhande Mala, Old Saikheda Road, Village - Dasak, Taluka & District - Nashik, PIN Code - 422 101, State - Maharashtra, Country - India. belongs to **Name of Proposed Purchaser : Shri. Amit Subhash Bhadade. Name of Owner : Smt. Sindhu Dattatray Watane, Shri. Raju Dattu Watane & Sau. Manisha Chetan Awhad.**

Boundaries of the property.

Boundaries	Plot No. 29/ A
North	Plot No. 28
South	Plot No. 29/ B
East	30.00 Wide Colony Road
West	S. No. 45/ 2 Part

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 valued for the purpose at **₹ 48,83,550.00 (Rupees Forty Eight Lakh Eighty Three Thousand Five Hundred Fifty Only).**

The valuation of the property is based on the documents produced by the concerned. Legal aspects have not been taken into consideration while preparing this valuation report.

Hence certified

For **VASTUKALA CONSULTANTS (I) PVT. LTD.**

**Manoj
Chalikwar
Director**

Manoj B. Chalikwar

Registered Valuer

Chartered Engineer (India)

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

Reg. No. CAT-I-F-1763

UBI Emp No. ROS:ADV:Valuer/033:008:2021-22

Digitally signed by Manoj Chalikwar
DN: cn=Manoj Chalikwar, o=Vastukala
Consultants (I) Pvt. Ltd., ou=Mumbai,
email=manoj@vastukala.org, c=IN
Date: 2025.02.08 17:34:23 +05'30'

Auth. Sign.



Nashik: 4, 1st Floor, Madhusa Elite, Vrundavan Nagar, Jatra Nandu Naka Link Road,
Adgaon, Nashik-422003 (M.S.), INDIA
Email: nashik@vastukala.co.in | Tel : +91 253 4068262/98903 80564

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Regd. Office

B1-001, U/B Floor, BOOMERANG, Chandivali Farm Road,
Powai, Andheri East, **Mumbai** :400072, (M.S), India

☎️ +91 22 47495919

✉️ mumbai@vastukala.co.in

🌐 www.vastukala.co.in

