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    "RVDSValues": true,
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    },
    "firstName": "Abhijit",
    "type": "CREDITOFFICER",
    "_id": "66581caa2611441081269f7e",
    "lastName": "Adsul",
    "mobileNo": "",
    "workMobileNo": "9833817601",
    "email": "abhijeet.adsul@sbi.co.in"
  },
  "fees": {
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  "email": "vastukalamumbai@vastukala.com",
  "address": "B1-001, U/B Floor, Boomerang, Chandivali Farm Road, Powai,
Andheri(East), Mumbai - 400 072. ",
  "city": "Mumbai"
},
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  "name": "RACPC Sion ",
  "email": "racpc.sion@sbi.co.in",
  "mobileNo": "02225046265",
  "alternateMobileNo": "",
  "address": "B-603 & 604, Kohinoor City, Commercial-1, 6th Floor, Kirol Road, Off
L.B.S. Marg, Kurla (West), Mumbai, Pin Code - 400 070, State - Maharashtra, Country -
India.",
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  "email": "saurabhvelonde143@gmail.com",
  "lastName": "Velonde",
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  "firstName": "Barkat",
  "email": "barkathodekar68@gmail.com",
  "lastName": "Hodekar",
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  "email": "rashmijadhav14feb@gmail.com",
  "lastName": "Jadhav",
  "mobileNo": "7738144625",
  "designation": "Back Office Coordination",
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"email": "pradnya@vastukala.org",
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        "label": "Chartered Engineer"
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    "label": "Vitrified Tile Flooring"
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    "label": "Cement Plastering + POP Finish"
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  "townplanApprovedByList": {
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    "label": "Slum Rehabilitation Authority"
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  "whetherCoveredUnderAnyState": {
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    "east": "Wing - B"
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"asPerActual": {
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  "south": "Details not available ",
  "west": "Details not available "
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  "auto": {
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  "privateCars": {
    "title": "Private Cars"
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"extraDetailOfProperty": "",
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that the construction is as per Sanction Plan.",
"approvePlanVerified": "N.A.",
"empanelledOfApprovePlan": "N.A.",
"unauthorizedConstruction": "",
"extraDetailOfBuilding": "",
"compoundWall": ""
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"squareMeterGuideLineRate": "135398.00",
"squareFeetGuideLineRate": "12579.00"
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"igrFinalRate": {
"floorRatePercentage": "5",
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"squareFeetGuideLineRate": "12579.00"
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"value": "Medium",
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"label": "Residential Purpose"
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"label": "Owner Occupied"
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"taxAmount": "Details not available ",
"electricityServiceConnectionNo": "Details not available ",
"meterCardHolderName": "Details not available ",
"undividedAreaOfLandAsPerSaleDeed": "Details not available ",
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"maintenanceOfFlat": "Good "
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"marketability": {
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"value": "Good",
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"value": "rcc_Slab",
"label": "R. C. C. Slab"
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"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 Space ",
"constructionWorkStatus": {
"value": "Completed",
"label": "Completed"
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"asthetikLook": {
"value": "Plain_Looking",
"label": "Plain Looking"
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"date": "1",
"month": "1",
"year": "2024",
"fullDate": "1/1/2024"
},
"planningArea": {
"value": "Residential",
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"typeOfStructure": {
"value": "R.C.C._Framed_Structure",
"label": "R.C.C. Framed Structure"
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"materialUsedList": {
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  "value": "Standard",
  "label": "Standard"
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"structuralSafety": {
  "value": "Good",
  "label": "Good"
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"protAgainstNatDis": {
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  "label": "Good"
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"sewerageSystem": {
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  "label": "Connected to Municipal Sewerage System"
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"walls": {
  "value": "1",
  "label": "Yes"
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"appearanceOfTheBuilding": {
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  "label": "Good"
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"maintenanceOfTheBuilding": {
  "value": "Good",
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"maintenancelssues": {
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  "label": "No"
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"visibleDamageInBuilding": {
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"label": "Yes"
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  "label": "Yes"
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"groundStilt": {
  "value": "ground",
  "label": "Ground"
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"yearOfConstructionAsPer": {
  "value": "As_Per_Part_Occupancy_Certificate",
  "label": "As Per Part Occupancy Certificate"
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"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "59",
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"noOfAmenityFloors": "",
"noOfFloors": "23",
"flatFloorNo": "7",
"noOfLifts": "2",
"noOfDwellingUnitsInBuilding": "4"
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  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Carpet Area + 10%"
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"routeMap": {
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routeMap_1740545021000_Image.png",
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    "routeLng": "72.922806",
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    "routeDistance": "2.00 Km. ",
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    "label": "Railway Station"
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  "finallatlng": false
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    "name": "g8odj",
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routeMap_1740544906127_Image.png"
  }
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"extraCollapsibleGatesQty": "0",
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"totalextraCollapsibleGatesRate": "0",
"potentialValueQty": "0",
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"totalpotentialValueRate": "0",
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"distressValuePercentage": "80",
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"bookValue": "0",
"finalValue": "5346000.00"
},
"outward": {
  "status": true,
  "remark": "SYSTEMGENERATED",
  "datetime": "2025-02-26T05:21:22.030Z",
  "date": "Wed Feb 26 2025 05:21:22 GMT+0000 (Coordinated Universal Time)",
  "number": "2310749",
  "dayCount": "1",
  "monthCount": "399",
  "generatedBy": "64cde526dc9f3034f3fefa49"
},
"rateVerify": {
  "status": false
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"underConstruction": {
  "rccFootingFoundation": {
    "label": "RCC Footing/Foundation",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": true
  },
  "rccPlinth": {
    "label": "RCC Plinth",
    "floorsCompleted": "",
    "percentage": "0.00",
    "isHideFloor": false,
    "status": false
  },
  "fullBuildingRcc": {
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"label": "Full Building Rcc",
"floorsCompleted": "",
"percentage": "0.00",
"isHideFloor": false,
"status": false
},
"internalBrickWork": {
"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,
"status": false
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"label": "Internal Plastering",
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"status": false
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"label": "External Plastering",
"floorsCompleted": "",
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"isHideFloor": false,
"status": false
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"door": {
"label": "Door",
"floorsCompleted": "",
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"isHideFloor": false,
"status": false
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"label": "Window",
"floorsCompleted": "",
"percentage": "0.00",
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"status": false
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  "floorsCompleted": "",
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  "isHideFloor": false,
  "status": false
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"internalPainting": {
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  "percentage": "0.00",
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  "status": false
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"externalPainting": {
  "label": "External Painting",
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  "isHideFloor": false,
  "status": false
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  "label": "Lift Installation",
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  "status": false
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"passageStaircaseLobbyDevelopment": {
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  "status": false
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  "isHideFloor": true,
  "status": true
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  "selectedBuildUpValue": "435.60",
  "selectedBuildUpMeasurementType": "Sq. Ft."
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      "path": "cases/67bc1da516c8bb7a9102e4f9/
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      "orientation": "portrait"
    }
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      "name": "externallmg_1740454120030_1740454115362_image_7.jpeg",
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externallmg_1740454120030_1740454115362_image_7.jpeg",
      "orientation": "portrait"
    }
  ]
}
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    "path": "cases/67bc1da516c8bb7a9102e4f9/
externallmg_1740454160310_1740454154032_image_5.jpeg",
    "orientation": "portrait"
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    "name": "externallmg_1740454121148_1740454115362_image_11.jpeg",
    "path": "cases/67bc1da516c8bb7a9102e4f9/
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    "orientation": "portrait"
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    "orientation": "portrait"
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"compositionImages": []
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"indicatorRange": {
  "carpetRateRange": {
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    "max": "15500.00"
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    "max": "14091.00"
  },
  "saleableRateRange": {
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    "max": "0.00"
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    "isEditable": true
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  "ratePerUnit": "0.00",
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  "isEditable": true
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  "ratePerUnit": "0.00",
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  "isEditable": true
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  "ratePerUnit": "0.00",
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  "status": true,
  "isEditable": true
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  "isEditable": true
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  "ratePerUnit": "0.00",
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  "status": true,
  "isEditable": true
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  "ratePerUnit": "",
  "estimatedValue": "0.00",
  "status": true,
  "isEditable": false
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  "lessValueDetails": []
},
"taskStatus": {
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  "RATE_VERIFY": false,
  "MAKER": false,
  "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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"leadType": {
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  "value": "LEAD"
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"isSiteMeasurementAllowed": true,
"finalValuationArea": "396.00",
"empanelmentNo": [
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"isAdvanceInvoice": false,
"status": true,
"caseStatus": "READYFORCHECKER",
"paymentStatus": "NA",
"invoiceIds": [],
"paymentIds": [],
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"ownerName": "Mr. Unaib Aminuddin Patel & Patel Saidabi Aminuddin ",
"ownerPhoneNo": "8898351796",
"appAddress": "Flat no. 703, 7th Floor, Wing - A, Aventus Heights, Govandi ",
"remark": "Urgent visit today ",
"documents": [
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      "value": "652d16a0316e1359cebd3c15"
    },
    "inputs": {
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      "from": {
        "value": "Promoter",
        "label": "Promoter"
      },
      "Promoter": "M/s. Ratnaakar Shelters LLP",
      "to": {
        "value": "Allottee",
        "label": "Allottee"
      },
      "Allottee": "Mr. Unaib Aminuddin Patel & Patel Saidabi Aminuddin ",
      "number": {
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        "label": "No"
      },
      "No": "6664 / 2021"
    }
  },
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  },
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      "label": "Part Occupancy Certificate"
    },
    "inputs": {
      "documentDate": "27/11/2024",
      "nameOfApprovingAuthority": {
        "value": "Slum_Rehabilitation_Authority_(SRA)",
        "label": "Slum Rehabilitation Authority (SRA)"
      },
      "number": {
        "value": "No",
        "label": "No"
      },
      "No": "SRA / ENG / 3834 / ME / MCGM / AP"
    },
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    "id": "281742",
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document_1740381592801_207571.pdf",
    "fileName": "document_1740381592801_207571.pdf"
  }
],
"caseNumber": "014527",
"createdBy": "60b7177d2ffdf65bcd65882a",
"caseHistory": [
  {
    "id": "717406",
    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Mon Feb 24 2025 07:20:05 GMT+0000 (Coordinated Universal Time)"
  }
],
"owners": [
  {
    "name": "Mr. Unaib Aminuddin Patel & Patel Saidabi Aminuddin ",
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"phone": "8898351796",
"ownershipShare": "",
"email": "",
"id": "388035"
}
],
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"siteInspection": [],
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"value": "Square_Feet",
"label": "Square Feet"
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"id": "922779",
"name": "Living Room",
"length": "15.00",
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"length2": "00",
"width": "10.00",
"width1": "10",
"width2": "00",
"totalArea": "150.00",
"images": [],
"extraAreas": [],
"finalArea": "150.00"
},
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"value": "Square_Feet",
"label": "Square Feet"
},
"id": "1",
"name": "Bedroom",
"length": "10.58",
"length1": "10",
"length2": "7",
"width": "10.17",
"width1": "10",
"width2": "2",
"totalArea": "107.60",
"images": [],
"extraAreas": [],
"finalArea": "107.60"
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"measurementType": {
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  "label": "Square Feet"
},
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"name": "Toilet",
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"length1": "6",
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"width": "4.00",
"width1": "4",
"width2": "00",
"totalArea": "25.67",
"images": [],
"extraAreas": [],
"finalArea": "25.67"
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  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
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  "id": "3",
  "name": "Kitchen",
  "length": "6.50",
  "length1": "6",
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  "width": "7.42",
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  "width2": "5",
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  "images": [],
  "extraAreas": [],
  "finalArea": "48.21"
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  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
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  "name": "Passage",
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  "length1": "5",
  "length2": "00",
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"finalArea": "15.00"
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    "label": "Square Feet"
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  "id": "5",
  "name": "Toilet",
  "length": "7.50",
  "length1": "7",
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  "width": "4.00",
  "width1": "4",
  "width2": "00",
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  "images": [],
  "extraAreas": [],
  "finalArea": "30.00"
}
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      "value": "652d16a0316e1359cebd3c15"
    },
    "docMeasurementType": {
      "value": "Square_Feet",
      "label": "Square Feet"
    },
    "selectAreaTypeDocument": "Carpet",
    "squareMeterArea": "36.79",
    "totalAreaDocument": "396",
    "docBuiltpupPercentage": "10",
    "docFinalBUILTUp": "435.60",
    "docFinalBUILTUpSquareMeter": "40.47",
    "docSaleablePercentage": "",
    "docFinalSaleable": "0.00",
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"docFinalSaleableSquareMeter": "0.00",
  "id": "544164"
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],
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      "squareMeterArea": "35.30",
      "expectedRate": "15500.00",
      "percentage": ""
    },
    "builtUpArea": {
      "area": "418.00",
      "squareMeterArea": "38.83",
      "expectedRate": "14090.91",
      "percentage": "10"
    },
    "saleableArea": {
      "area": "",
      "squareMeterArea": "0.00",
      "expectedRate": "0.00",
      "percentage": ""
    },
    "printInReport": true,
    "_id": "67bdb226dfd37d0724171650",
    "property": "Residential Flat",
    "area": "380",
    "builtUpPercentage": "10",
    "saleablePercentage": "0",
    "rateType": "price_Indicator",
    "areaType": "Carpet",
    "floor": "",
    "source": "Housing.Com",
    "expectedPrice": "5890000",
    "expectedRate": "15500.00",
    "builtUpExpectedRate": "14090.91",
    "image": "cases/67bc1da516c8bb7a9102e4f9/
indicator_1740484744168_Image.png",
    "squareMeter": "35.30",
    "id": "522232"
  },
  {
    "carpetArea": {
      "area": "398.00",
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```

    "squareMeterArea": "36.98",
    "expectedRate": "14296.48",
    "percentage": ""
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  "builtUpArea": {
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    "squareMeterArea": "40.67",
    "expectedRate": "12996.80",
    "percentage": "10"
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    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
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  "printlnReport": true,
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  "area": "398",
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  "saleablePercentage": "0",
  "rateType": "price_Indicator",
  "areaType": "Carpet",
  "floor": "",
  "source": "JD_Homes",
  "expectedPrice": "5690000",
  "expectedRate": "14296.48",
  "builtUpExpectedRate": "12996.80",
  "image": "cases/67bc1da516c8bb7a9102e4f9/
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  "squareMeter": "36.98",
  "id": "191744"
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{
  "carpetArea": {
    "area": "396.00",
    "squareMeterArea": "36.79",
    "expectedRate": "11002.53",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "435.60",
    "squareMeterArea": "40.47",
    "expectedRate": "10002.30",
    "percentage": "10"
  }
}

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},
"saleableArea": {
  "area": "",
  "squareMeterArea": "0.00",
  "expectedRate": "0.00",
  "percentage": ""
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"printlnReport": true,
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"property": "Residential Flat",
"area": "396",
"builtUpPercentage": "10",
"saleablePercentage": "0",
"rateType": "sale_Instance",
"areaType": "Carpet",
"floor": "",
"source": "Index_no.2",
"expectedPrice": "4357000",
"expectedRate": "11002.53",
"builtUpExpectedRate": "10002.30",
"image": "cases/67bc1da516c8bb7a9102e4f9/
indicator_1740484910244_Image.png",
"squareMeter": "36.79",
"id": "173331"
},
{
  "carpetArea": {
    "area": "380.00",
    "squareMeterArea": "35.30",
    "expectedRate": "11244.74",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "418.00",
    "squareMeterArea": "38.83",
    "expectedRate": "10222.49",
    "percentage": "10"
  },
  "saleableArea": {
    "area": "",
    "squareMeterArea": "0.00",
    "expectedRate": "0.00",
    "percentage": ""
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  "printlnReport": true,
  "_id": "67bdb226dfd37d0724171653",
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"property": "Residential Flat",
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"expectedRate": "11244.74",
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"squareMeter": "35.30",
"id": "503590"
}
],
"externallImages": [
{
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"status": false,
"_id": "67bd38ebe5abf3974ecd7b16",
"name": "externallmg_1740454117770_1740454115362_image_0.jpeg",
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"orientation": "portrait"
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  "profilePhoto": "users/64cde526dc9f3034f3fefa49/
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"note": "Value given for confirmation",
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"createdAt": "2025-02-25T11:26:51.038Z"
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"__v": 0,
"assignmentType": {
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"fullAddress": "Residential Flat No. 703A, 7th Floor, Wing - A, Aventus Heights, Plot
No. 49, Shivaji Nagar Road No. 5 & 6, Village - Deonar, Govandi (East), Taluka - Kurla,
District - Mumbai Suburban, PIN - 400 043, State - Maharashtra, Country - India",
"updatedBy": "64cde526dc9f3034f3fefa49",
"addressForMap": "",
"caseReferredBy": "60b7177d2ffdf65bcd65882a",
"contactPersonName": "Mr. Unaib Aminuddin Patel",
"email": "",
"isExternal": "false",
"isUrgent": "false",
"ownershipShare": "",
"proposePurchaserName": "",
"purchaseValueAsPerDocument": "",
"relationWithOwner": "Owner",
"rerald": "",
"siteVisitContactNo": "8898351796",
"buildingServicesRate": "2800",
"finalAreaType": "Carpet Area",
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"finalCarpetConvertToBuiltUpPer": "10",
"finalMeasurementType": "Sq. Ft.",
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"shopDetails": {
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    "value": "Independent_Building"
  },
  "roadFacing": false,
  "mall": false
},
"builtupPercentage": "10",
"carpetTotal": "376.48",
"extendOfSiteRemark": "\nAll the above areas are within 5% of the Agreement for Sale Area. The above calculations and detailed measurements taken by us prove that the Agreement for Sale area is not exorbitantly inflated. Hence, valuation is prepared based on the Agreement for Sale area.\n",
"finalBuiltupArea": "414.13",
"finalCarpetArea": "376.48",
"finalSalableArea": "455.54",
"otherCarpetTotal": "0.00",
"salablePercentage": "10",
"siteMeasurementRemark": "\n",
"toBeAdded": "",
"briefDescOfProperty": "1 Bedroom + Living Room + Kitchen + 2 Toilet + Passage",
"finalSaleablePercentage": "0",
"landDetails": {
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  "leaseDetails": {
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"reportGeneratedDate": "Wed Feb 26 2025 03:52:45 GMT+0000 (Coordinated Universal Time)",
"siteVisitDate": "2025-02-24"
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Name	Length	Width	Total
Composition :			
Living Room	15'00"	10'00"	150.00
Bedroom	10'7"	10'2"	107.60
Toilet	6'5"	4'00"	25.67
Kitchen	6'6"	7'5"	48.21
Passage	5'00"	3'00"	15.00
Toilet	7'6"	4'00"	30.00
Other Composition :			