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{
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    "RVDSValues": true,
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  "toAssess": {
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    "value": "Fair_Market_Value"
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    },
    "firstName": "Minakshi\t",
    "type": "CREDITOFFICER",
    "_id": "6524deba703d7c40db979df7",
    "lastName": "Ajila\t",
    "mobileNo": "",
    "workMobileNo": "9930375648",
    "email": "1bmmsro0630@centrabank.co.in"
  },
  "fees": {
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    "expectedFees": 12644.8515,
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  "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"
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  "type": "BANK",
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  "initial": "CBI",
  "remark": "Temp",
  "status": true
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  "branchCode": "",
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  "alternateMobileNo": "",
  "email": "bmmsro0630@centralbank.co.in",
  "fax": "",
  "ledgerName": "",
  "sendStructuralCertificate": "0",
  "address": "Ground Floor, G-Bungalow, Crystal Lane, Thakur Complex, Kandivali
east, Mumbai - 400 101 "
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  "value": "Residential"
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"staff": {
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  },
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    "firstName": "Chandan",
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    "lastName": "Singh",
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    "email": "vinita.surve@vastukala.org",
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    "mobileNo": "9820652818",
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  {
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    "role": "VALUER",
    "firstName": "Manoj",
    "email": "manoj@vastukala.org",
    "lastName": "Chalikwar",
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    "label": "Chartered Engineer"
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  "value": "",
  "label": false
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  "value": "",
  "label": true
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  "key": "postalCode",
  "value": "400 058",
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  "value": "Andheri (West)",
  "label": false
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    "label": "R. C. C. Slab"
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    "label": "Vitrified Tile Flooring"
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  "doors": {
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      "label": "Concealed plumbing with C.P. fittings. Electrical wiring with concealed "
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    "finishing": {
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      "label": "Cement Plastering + POP Finish"
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      "label": "Joint Ownership"
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      "label": "Middle Class"
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      "label": "Urban"
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    "townplanApprovedByList": {
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      "label": "Municipal Corporation of Greater Mumbai (MCGM)"
    },
    "whetherCoveredUnderAnyState": {
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      "label": "No"
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      "south": "Internal Road",
      "east": "Basera Building"
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"east": "Information not available"
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    "south": "Lobby",
    "west": "Entrance of Flat No. 101"
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  "asPerDocument": {
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    "east": "Information not available",
    "south": "Information not available",
    "west": "Information not available"
  },
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  "title": "Boundaries of The Flat"
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"whichTheLocalityIsServed": {
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  "taxies": {
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  "auto": {
    "title": "Auto"
  },
  "privateCars": {
    "title": "Private Cars"
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"extraDetailOfProperty": "",
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the construction is as per Sanctioned Plan",
"approvePlanVerified": "N.A.",
"empanelledOfApprovePlan": "No",
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"igrRate": {
  "propertyName": "Residential Flat",
  "rate": "157790",
  "landRate": "82450",
  "igrImage": "cases/67c68be8d6dff1a7f78d98e/igr_1741172650925_Image.png",
  "squareMeterGuideLineRate": "157790.00",
  "squareFeetGuideLineRate": "14659.00"
},
"igrFinalRate": {
  "floorRatePercentage": "0",
  "depreciationPercentage": "80",
  "rate": "13259.00",
  "squareMeterGuideLineRate": "142722.00",
  "squareFeetGuideLineRate": "13259.00"
},
"outgoingDetail": {
  "areaStatusList": {
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    "label": "Medium"
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  "propertyTypeOfUseList": {
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    "label": "Residential Purpose"
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  "propertyOccupiedByList": {
    "value": "Vacant",
    "label": "Vacant"
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  "monthlyRent": "N.A.",
  "assessmentNo": "Information not available",
  "taxPaidHolderName": "Information not available",
  "taxAmount": "Information not available",
  "electricityServiceConnectionNo": "Information not available",
  "meterCardHolderName": "Information not available",
  "undividedAreaOfLandAsPerSaleDeed": "Information not available",
  "floorSpaceIndex": "Information not available",
  "tenantName": "",
  "maintenanceOfFlat": "Good"
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"marketability": {
  "marketabilityList": {
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  "negativeFactorsOfAffectMarketValue": "No"
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"siteMeasurement": {
  "roof": {
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    "label": "R. C. C. Slab"
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  "partitions": {
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    "label": "6\" Thk. Brick Masonery"
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  "waterTank": {
    "value": "MunicipalWaterSupply",
    "label": "Municipal Water Supply"
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  "pavementLaid": {
    "value": "Yes",
    "label": "Yes"
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  "carParking": "Stilt Parking Space",
  "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"
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    "value": "Residential",
    "label": "Residential"
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  "typeOfStructure": {
    "value": "R.C.C.",
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"label": "R.C.C. Framed"
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"typeOfFoundation": {
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  "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"
},
"sewerageSystem": {
  "value": "MunicipalSewerageSystem",
  "label": "Connected to Municipal Sewerage System"
},
"walls": {
  "value": "1",
  "label": "Yes"
},
"appearanceOfTheBuilding": {
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  "label": "Good"
},
"maintenanceOfTheBuilding": {
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"maintenancelssues": {
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  "label": "No"
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"visibleDamageInBuilding": {
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  "label": "No"
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"systemOfAirConditioning": {
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  "label": "Yes"
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"provisionOfFirefighting": {
  "value": "1",
  "label": "Yes"
},
"groundStilt": {
  "value": "Part_Ground_and_Part_Stilt",
  "label": "Part Ground + Part Stilt"
},
"yearOfConstructionAsPer": {
  "value": "as_per_occupancy_certificate",
  "label": "As per occupancy certificate"
},
"isSiteVisitAllowed": true,
"totalLifeBuilding": "60",
"estimatedAge": "40",
"ageOfBuilding": "20",
"noOfBasement": "",
"noOfPodium": "",
"noOfAmenityFloors": "",
"noOfFloors": "8",
"flatFloorNo": "1",
"noOfLifts": "2",
"noOfDwellingUnitsInBuilding": "3"
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"finalPlinthArea": {
  "area": "1109.00",
  "areaType": "Built Up",
  "measurementType": "Sq. Ft.",
  "areaAsPer": "Area as per Agreement for sale"
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"routeMap": {
  "routeMapDetail": {
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routeMap_1741240438566_Image.png",
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    "routeLng": "72.844389",
    "stationName": "Andheri ",
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  "type": "Point"
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  "finallatLng": false
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    "name": "95chue",
    "image": "cases/67c68be8d6dff1a7f78d98e/
routeMap_1741240386600_Image.png"
  }
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"valuation": {
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    "depreciatedCostOfConstruction": "",
    "totalFairMarketValue": ""
  },
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  "number": "2310880",
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    "isHideFloor": false,
    "status": true
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    "isHideFloor": false,
    "status": false
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  "status": false
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  "status": false
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  "floorsCompleted": "",
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  "status": false
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      "orientation": "portrait"
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    "orientation": "portrait"
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    "orientation": "portrait"
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    "orientation": "portrait"
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    "orientation": "portrait"
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    "path": "cases/67c68be8d6dffd1a7f78d98e/
externallmg_1741083582832_1741083563906_image_5.jpeg",
    "orientation": "portrait"
  },
  {
    "status": false,
    "_id": "67c6d3d153081d47e3eef826",
    "name": "externallmg_1741083577729_1741083563906_image_3.jpeg",
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"parkingImages": [],
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"compositionImages": []
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    "max": "29526.00"
  },
  "builtUpRateRange": {
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    "max": "24605.00"
  },
  "saleableRateRange": {
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    "max": "0.00"
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    "isEditable": true
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    "estimatedValue": "0.00",
    "status": true,
  }
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  "ratePerUnit": "0.00",
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  "isEditable": true
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"isEditable": true
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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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"additionTotalValue": 0,
"lessTotalValue": 0,
"presentMarketValue": 0
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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",
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"label": "Lead",
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"value": "LEAD"
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"isExternalReport": false,
"isSiteMeasurementAllowed": true,
"finalValuationArea": "1109.00",
"empanelmentNo": [
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"isAdvanceInvoice": false,
"status": true,
"caseStatus": "READYFORCHECKER",
"paymentStatus": "NA",
"invoiceIds": [],
"paymentIds": [],
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"ownerName": "Ms. Trushal Mukesh Shah, Mrs. Kiran Mukesh Shah, Mr. Mukesh
Sevantilal Shah & Margesh Mukesh Shah",
"ownerPhoneNo": "9167457915",
"appAddress": "Flat nov101 1 St floor Osia Heritage Co-op HSG Soc Ltd Shatawadi
off Jay Prakash road Andheri West Mumbai 400058i ",
"remark": "",
"documents": [
  {
    "documentType": {
      "label": "Agreement for sale",
      "value": "60af48bf2ffdf65bcd6585fa"
    },
  },
  "attachConfig": {
    "fromPage": 0,
    "toPage": 0
  },
  },
  "attachInReport": false,
  "inputs": {
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    "amount": "20100000",
    "from": {
      "value": "Transferor",
      "label": "Transferor"
    },
  },
  "Transferor": "Mrs. Sangeeta Rajeev Alias Rajiv Jain & Mr. Rajeev Alias Rajiv
Roopchand Jain",
  "to": {
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    "label": "Transferee"
  },
  },
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"Transferee": "Ms. Trushal Mukesh Shah, Mrs. Kiran Mukesh Shah, Mr. Mukesh
Sevantilal Shah & Margesh Mukesh Shah",
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    "label": "Document No"
  },
  "Document_No": "18174 / "
},
"isHardCopy": false,
"displayStatus": true,
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"path": "cases/67c68be8d6dff1a7f78d98e/
document_1741239539644_Agreement_Trushal.pdf",
"id": "583616",
"uploadedBy": "663da98cfcea71232186f142",
"createdAt": "Thu Mar 06 2025 05:39:01 GMT+0000 (Coordinated Universal Time)"
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{
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    "value": "60ae127eaa6d152c1801b3ee"
  },
  "attachConfig": {
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    "toPage": 0
  },
  "attachInReport": false,
  "inputs": {
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      "value": "Municipal_Corporation_of_Greater_Mumbai",
      "label": "Municipal Corporation of Greater Mumbai"
    }
  },
  "remark": "Document No. CE / 6405 / WS / AK"
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"isHardCopy": false,
"displayStatus": true,
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"id": "840328",
"uploadedBy": "663da98cfcea71232186f142",
"createdAt": "Thu Mar 06 2025 05:40:42 GMT+0000 (Coordinated Universal Time)"
}
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"createdBy": "60af6ae22ffdf65bcd65861d",
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    "title": "Create Lead",
    "description": "Create Lead",
    "datetime": "Tue Mar 04 2025 05:13:12 GMT+0000 (Coordinated Universal Time)"
  }
],
"owners": [
  {
    "name": "Ms. Trushal Mukesh Shah, Mrs. Kiran Mukesh Shah, Mr. Mukesh
Sevantilal Shah & Margesh Mukesh Shah",
    "phone": "9167457915",
    "ownershipShare": "",
    "email": "",
    "id": "166264"
  }
],
"proposePurchasers": [],
"siteInspection": [],
"composition": [
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      "label": "Square Feet"
    },
    "id": "750087",
    "name": "Living Room",
    "length": "16.83",
    "length1": "16",
    "length2": "10",
    "width": "9.58",
    "width1": "9",
    "width2": "7",
    "totalArea": "161.32",
    "images": [],
    "extraAreas": [],
    "finalArea": "161.32"
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  {
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      "value": "Square_Feet",
      "label": "Square Feet"
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"name": "Bedroom",
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"width2": "7",
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      "label": "Square Feet"
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    "name": "Extar Area",
    "extraAreaType": "Add",
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    "length1": "6",
    "length2": "10",
    "width": "3.83",
    "width1": "3",
    "width2": "10",
    "totalArea": "26.19"
  }
],
"finalArea": "84.35"
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  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
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  "name": "Passage",
  "length": "10.75",
  "length1": "10",
  "length2": "9",
  "width": "3.25",
  "width1": "3",
  "width2": "3",
  "totalArea": "34.94",
  "images": [],
  "extraAreas": [],
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    "label": "Square Feet"
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  "id": "3",
  "name": "Kitchen",
  "length": "10.67",
  "length1": "10",
  "length2": "8",
  "width": "6.75",
  "width1": "6",
  "width2": "9",
  "totalArea": "72.00",
  "images": [],
  "extraAreas": [
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        "label": "Square Feet"
      },
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      "name": "Extra area",
      "extraAreaType": "Add",
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      "length1": "5",
      "length2": "3",
      "width": "2.42",
      "width1": "2",
      "width2": "5",
      "totalArea": "12.69"
    }
  ],
  "finalArea": "84.69"
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    "label": "Square Feet"
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  "id": "4",
  "name": "Bedroom",
  "length": "15.67",
  "length1": "15",
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"width2": "4",
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  "measurementType": {
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    "label": "Square Feet"
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  "name": "Toilet",
  "length": "3.42",
  "length1": "3",
  "length2": "5",
  "width": "6.42",
  "width1": "6",
  "width2": "5",
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  "images": [],
  "extraAreas": [],
  "finalArea": "21.92"
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    "label": "Square Feet"
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  "name": "Toilet",
  "length": "6.58",
  "length1": "6",
  "length2": "7",
  "width": "2.75",
  "width1": "2",
  "width2": "9",
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  "images": [],
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  "finalArea": "18.10"
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    "label": "Square Feet"
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  "name": "Bedroom",
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  "width": "2.58",
  "width1": "2",
  "width2": "7",
  "totalArea": "9.90",
  "images": [],
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        "value": "Square_Feet",
        "label": "Square Feet"
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      "name": "Extra area",
      "extraAreaType": "Add",
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      "length1": "16",
      "length2": "2",
      "width": "10.17",
      "width1": "10",
      "width2": "2",
      "totalArea": "164.36"
    }
  ],
  "finalArea": "174.26000000000002"
},
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  "measurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
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  "name": "Toilet",
  "length": "6.42",
  "length1": "6",
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  "width": "3.42",
  "width1": "3",
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"finalArea": "21.92"
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  "typeOfDocument": {
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    "value": "60af48bf2ffdf65bcd6585fa"
  },
  "docMeasurementType": {
    "value": "Square_Feet",
    "label": "Square Feet"
  },
  "selectAreaTypeDocument": "Built_Up",
  "squareMeterArea": "103.03",
  "totalAreaDocument": "1109",
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  "docFinalBuiltUp": "0.00",
  "docFinalBuiltUpSquareMeter": "0.00",
  "docSaleablePercentage": "",
  "docFinalSaleable": "0.00",
  "docFinalSaleableSquareMeter": "0.00",
  "id": "435694"
}
],
"images": [],
"indicatorArr": [
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  "carpetArea": {
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    "squareMeterArea": "72.37",
    "expectedRate": "29525.03",
    "percentage": ""
  },
  "builtUpArea": {
    "area": "934.80",
    "squareMeterArea": "86.85",
    "expectedRate": "24604.19",
    "percentage": "20"
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  "saleableArea": {
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"area": "",
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"expectedRate": "0.00",
"percentage": ""
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"printlnReport": true,
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"property": "Flat",
"area": "779",
"builtUpPercentage": "20",
"saleablePercentage": "0",
"rateType": "price_Indicator",
"areaType": "Carpet",
"floor": "",
"source": "Nobroker.com",
"expectedPrice": "23000000",
"expectedRate": "29525.03",
"builtUpExpectedRate": "24604.19",
"image": "cases/67c68be8d6dff1a7f78d98e/
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"squareMeter": "72.37",
"id": "368710"
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"area": "750.00",
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"expectedRate": "24000.00",
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    "squareMeterArea": "72.46",
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"expectedRate": "22135.42",
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"saleableArea": {
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    "percentage": "20"
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    "percentage": ""
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    "type": "EXTERNAL_IMAGES",
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    "orientation": "portrait"
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    "orientation": "portrait"
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    "orientation": "portrait"
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    "orientation": "portrait"
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    "orientation": "portrait"
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    "orientation": "portrait"
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    "path": "cases/67c68be8d6dff1a7f78d98e/
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    "orientation": "portrait"
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    "createdAt": "Wed Mar 05 2025 11:05:08 GMT+0000 (Coordinated Universal Time)",
    "uploadedBy": "60f9147bf3dd69653a591e8c"
  },
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    "filename": "1741172707831_OC.pdf",
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    "path": "cases/67c68be8d6dff1a7f78d98e/
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    "size": "2894536",
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    "path": "cases/67c68be8d6dff1a7f78d98e/
processingDocuments/1741173125384_20000.pdf",
    "size": "130762",
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    "uploadedBy": "60f9147bf3dd69653a591e8c"
  },
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processingDocuments/1741173125389_Platinum.pdf",
    "size": "130898",
    "createdAt": "Wed Mar 05 2025 11:12:05 GMT+0000 (Coordinated Universal Time)",
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  },
  {
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    "filename": "1741173134854_Shah_Cal.xlsx",
    "path": "cases/67c68be8d6dff1a7f78d98e/
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    "createdAt": "Wed Mar 05 2025 11:12:15 GMT+0000 (Coordinated Universal Time)",
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"audioRemarks": [],
"remarks": [],
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"updatedAt": "2025-03-06T06:35:12.025Z",
"__v": 0,
"assignmentType": {
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  "label": "Retail"
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"fullAddress": "Residential Flat No. 101, 1st Floor, Osia Heritage Co-Op. Hsg. Soc.
Ltd., Shantawadi , Off. Jay Prakash Road, Village - Andheri , Andheri (West), Taluka -
Andheri, District - Mumbai Suburban, Mumbai, 400 058, State - Maharashtra, India",
"updatedAtBy": "60f9147bf3dd69653a591e8c",
"addressForMap": "",
"caseReferredBy": "60af6ae22ffdf65bcd65861d",
"contactPersonName": "Mrs. Kiran Shah",
"email": "",
"isExternal": "false",
"isUrgent": "false",
"ownershipShare": "",
"proposePurchaserName": "",
"purchaseValueAsPerDocument": "",
"relationWithOwner": "Owner",
"rerald": "",
"siteVisitContactNo": "9167457915",
"buildingServicesRate": "3000",
"finalAreaType": "Built Up Area",
"finalAsPerArea": "Agreement for sale",
"finalBuiltUpPercentage": "0",
"finalCarpetConvertToBuiltUpPer": "0",
"finalMeasurementType": "Sq. Ft.",
"finalValuationAreaString": "Built Up Area in Sq. Ft. = 1109.00",
"flatRate": "23300",
"landOtherRate": "20300",
"shopDetails": {
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    "value": "Independent_Building"
  }
},
"roadFacing": false,
"mall": false
},
"briefDescOfProperty": "3 Bedroom + Living Room + Kitchen + Passage + 3 Toilet",
"carpetTotal": "763.39",
"otherCarpetTotal": "0.00",
"builtupPercentage": "10",
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"finalCarpetArea": "763.39",
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    "value": "Free_Hold"
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    "lesseeName": "",
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    "leaseRent": "",
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    "leaseFrom": "",
    "leaseTo": "",
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"reportGeneratedDate": "Thu Mar 06 2025 04:59:16 GMT+0000 (Coordinated
Universal Time)",
"siteVisitDate": "2025-03-04"
}

```

| Name | Length | Width | Total |
|----------------------|---------------|--------------|--------------|
| Composition : | | | |
| Living Room | 16'10" | 9'7" | 161.32 |
| Bedroom | 10'5" | 5'7" | 58.16 |
| Passage | 10'9" | 3'3" | 34.94 |
| Kitchen | 10'8" | 6'9" | 72.00 |
| Bedroom | 15'8" | 10'4" | 161.89 |
| Toilet | 3'5" | 6'5" | 21.92 |
| Toilet | 6'7" | 2'9" | 18.10 |
| Bedroom | 3'10" | 2'7" | 9.90 |
| Toilet | 6'5" | 3'5" | 21.92 |

Other
Composition :
