

**EE/VAL/SRT/LB/2023-24/11/3680**



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**EE/VAL/SRT/LB/2023-24/11/3680**

|  |  |  |  |  |
| --- | --- | --- | --- | --- |
|  |  | **DESKTOP VALUATION REPORT** | |  |
|  | | |  | |
| **Sr No** | **Particulars** | | **Details** | |
| 1 | Name of The Customers | | undefined |  |
|  |  | |  | |
| 2 | Report Date | | <<my date>> | |
|  |  | |  | |
| 3 | Case Ref No. | | EE/VAL/SRT/LB/2023-24/11/3680 | |
|  |  | |  |  |
| **Property Details** | | |  |  |
| 4 | Property Address | | Plot No. 72, Green Park Vibhag - 2, Behind Shreeji Residency, Nr. | |
| Haldharu Village, Haldharu Road, Haldharu, Surat. | |
|  |  |  |
|  |  | |  | |
| 5 | Nearest Landmark | | undefined | |
|  |  | |  | |
| 6 | Property Land Area | | 432.17 Sq Ft | |
|  |  | |  | |
| 7 | Built Up Area / Carpet Area / Super Built | | 259.30 (Permissible) Sq.Ft. (BUA) | |
|  | Up Area | |  |  |
| 8 | Land Value | | Rs.6,48,255.00 | |
|  |  | |  | |
| 9 | Type of Property | | Residential Plot | |
|  |  | |  | |
| 10 | Unit Rate considered for Land | | Rs.1,500.00 | |
|  |  | |  | |
| 11 | Unit Rate considered for CA / BUA / SBA | | Rs.1,500.00 Sq.Ft. on Built-up Area | |
|  |  |  |  | |
| 12 | Building Value | | 259.30 (Permissible) X Rs.1,500.00 | |
| Rs.3,88,950.00 | |
|  |  |  |
|  |  | |  | |
| 13 | Final Valuation | | Rs.10,37,205.00 | |
|  |  | |  | |
| 14 | Final Valuation in Word | | Rupees Ten Lakh Thirty Seven Thousand Two Hundred Five only | |
|  |  | |  |  |
|  | **Remark if Any** | |  |  |

1. We have considered Desktop Valuation for Subjected Property.

2. We have not done the Property Visit.

3. The Rate Considered is as per Surrounding Market Survey & on the basis of Sale Deed Document.

4. The Approved Layout Plan & Building Plan does not provide to us. So we have not verified it.

5. We have considered Construction Cost of Ground Floor Only.

PARTHKUMAR

VITTHALBHAI

VASOYA



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**EE/VAL/SRT/LB/2023-24/11/3680**

**Route Map**



**Satellite Map**



PARTHKUMAR

VITTHALBHAI

VASOYA

Digitally signed by PARTHKUMAR VITTHALBHAI VASOYA Date: 2023.11.23 11:05:06 +05'30'

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