ICICI Home Finance

Asset Valuation

APF INDIVIDUAL UNIT REPORT

APF TECHNICAL REPORT

Application No	77000347486
Customer Name	Shashibhushan Gyanchand Sharma
BSM/RM Name	

BUILDER DETAILS

Group Name	Fia Developers Private Limited				
Bulider's Name	Fia Developers Private Limited				
Bulider's Grade	B	Land	1234567890	Mobile	1234567890

LAND OWNER ACCOUNT DETAILS

Bank Name	Branch Name	Account No	Account Holder Name

BUILDER ACCOUNT DETAILS

Bank Name	Branch Name	Account No	Holder Name
Icici Bank	Marol Branch	777705295855	Fia Developers Pvt Ltd A/C
Idbi Bank	Na	0307102000016676	Kalyani Rohan Patil

PROJECT DETAILS

Project Name	Jeevika Heights		
Project Approval No	TNE/24/1109		
Property Address	Jeevika Heightsnavali Palghar East 401404		
Legal Address			
City	Thane	Pincod	401404
Landmark	Navali Village		
Class Of Locality	MIDDLE CLASS AREA		
Distance from Center of city			

RERA DETAILS

RERA Registration Applicable	Yes		
RERA Registration Number	P9900005250	RERA Valid upto	31-DEC-2026
Registration Status	Registered		
Apply For RERA			
Reason for RERA Not Applicable			
RERA Account Updated			
Registration Revocation		Deviation	
Special Condition			

COMPLETION STATUS

Completion Status	Painting Work In Progress			Approved Property Use	Residential
Commencement				Proposed Completion	
Project ID	429492			Building ID	524714
Building Name	Jeevika Heights Building No 2 And 3			Flat No/RH No/Plot No	E 306
Carpet Area(Sq. ft)	303			Floor	3
Land Area	0	Rate	0	Approved Upto Floor	null
Builtup/Salable Area(sq.ft.)	455	Rate	4430	Total No of Floors	7
Garden Area (sq.ft.)	0	Rate	0	Unit Type	FLAT
No of Parking	0	Rate	0	Valuation	2015650
Amenities Cost	0			Collateral Id	
Valuation in Words	Twenty Lac Fifteen Thousand Six Hundred Fifty				

STAGE OF CONSTRUCTION

Description of		%Completion	90	%Recommended	90	Payment Schedule	
Date of Visit	05-AUG-2026	Visited By	SIDDHESHSAGVEKAR	Visited By Type	In House		
Approved By	Altamas Khan(He005741 - Technical Manager)						
Approver's Remark	RECOMMENDED						
Remarks	1.Original Agreement To Be Executed Between Fia Developers Pvt. Ltd, Through Its Authorized Director Mr. Nimish Laxmichand Pasad, The Promoter Party Of The One Part And Intended Purchaser The Allottee Party Of The Other Part, Along With Registration Receipt, Stamp Duty Paid Receipt Index-Ii 2.Original Noc For Mortgage Issued By M/S. Fia Developers Pvt. Ltd 3. Copy Of Roc/Noc From Smfg India Housing Finance Company Ltd., In Respect Of Said Unit						
Violation Observed if any	ACCOUNT NAME-FIA DEVELOPERS PVT LTD A/C FIA JEEVIKA HEIGHTS A/C NO -0190102000021827 BANK NAME-IDBI BANK BRANCH- IFSC CODE-IBKL0000190 BUILDING NO 02 - RCC BW PLASTER FLOORING COMPLETED BUILDING NO 03 - RCC DONE BW DONE UPTO 2ND FLOOR						
Unit Remarks							

Latitude	19.685539722222224
Longitude	72.78371166666666
Image Taken	05-AUG-2026 16:02:16

Latitude	19.68537638888889
Longitude	72.78371833333333
Image Taken	05-AUG-2026 16:01:38

PROPERTY DEDUPE

Application No	Customer Name	Channel Name	Request Date
77000347486	SHASHIBHUSHAN GYANCHAND	HE014370	11/SEP/2026

DECLARATION

I/We herby declare that: 1. The property was inspected by me/us. 2. I/We have no direct or indirect Interest in the property valued 3. The information furnished above is true and correct to my/our knowledge.

DISCAIMER: ICICI Group is merely acting in the capacity of a valuer and does not undertake any responsibility for aspects other than valuation of property as mentioned in the report. All assistance is provided on a best effort basis only.

The valuation report (''Report'') is based on the location of the property, infrastructure available, overall development of the vicinity and prevailing market rates for similar properties and on the facts and confirmation provided by the client (''Client'') or his professional advisor or any other party on behalf of the Client as on date of assessment, which the Client represents to be complete and accurate in all respects. Report contains no representations or warranties of any kind. The Client should exercise appropriate due diligence with respect to the property, including approval status, legal and tax diligence, prior to taking of any decision. Compliance with statutory requirements applicable for construction is the responsibility of person undertaking the construction activity. ICICI Group does not have any role in construction and pricing of the project / Property.

ICICI Group has not undertaken any investigation into the title of the property and the valuation is made on the presumption that the property possesses a good and marketable title and is free from encumbrances.

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