Verified RealEstate™

REFERENCE
203/2024

ISSUED
22 July 2025

PP APPROVAL RECORD

Planning Permission

Coimbatore district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Town Panchayat

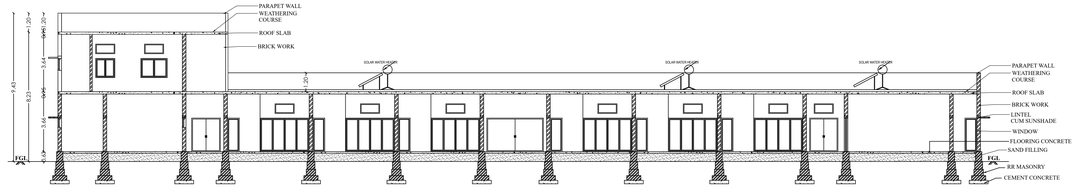
The approval as the planning authority issued it, reproduced in full behind this page.

An approval speaks to what was sanctioned, not to what was built. Completion is a separate record.

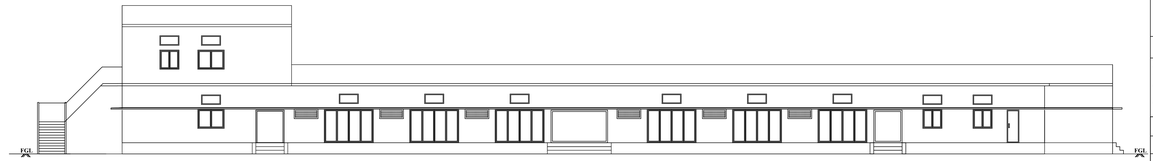
Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

hello@verified.realestate
+91 9996 12 9996
verified.realestate

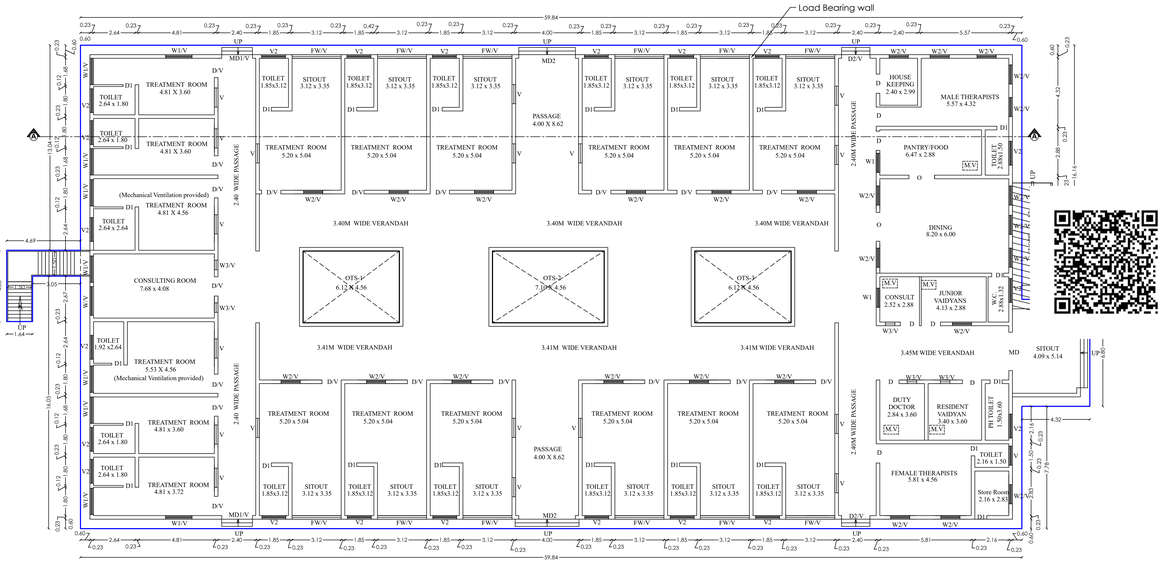
DIGITALLY VERIFIED RECORD



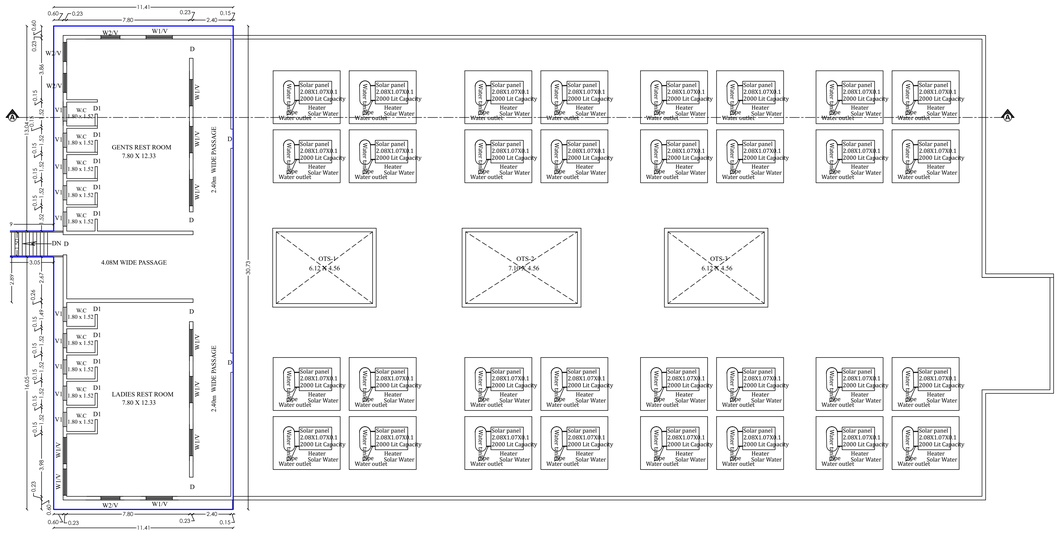
SECTION ON "A-A"



EAST SIDE ELEVATION



GROUND FLOOR PLAN



FIRST FLOOR PLAN

Sheet no: 9/9

Plan Showing the Proposed Construction of Building for M/s. PUNARNAVA AYURVEDA LIMITED in S.F.No. 243/1A1B, 243/1A2B, 243/1A3, 243/1A4, 243/1A5A1, 243/1B2A, 232/2A3 and 232/2B at Tirumalayampalayam Village, Madukkarai Taluk, Coimbatore District.

BLOCK NO : 12 (PATIENT BLOCK)

Title:
Ground, First Floor Plan, Section and Elevation

N

Scale - 1 : 100

Building Area Details in Sq.mt

Floor	Built Up Area	Non FSI Area	FSI Area
Ground	1880.71	88.19	1792.52
First	363.08	0.00	363.08
Total	2243.79	88.19	2155.60

Joinery Details

S.No	Symbol	Description	Size in Meter
1	MD1	Main Door	1.95 x 2.13
2	MD2	Main Door	3.60 x 2.13
3	D	Door	1.22 x 2.13
4	D1	Door	0.76 x 2.13
5	D2	Door	1.80 x 2.13
6	W	Window	1.83 x 1.22
7	W1	Window	1.68 x 1.22
8	W2	Window	1.22 x 1.22
9	W3	Window	0.61 x 1.22
10	FW	French Window	3.12 x 2.13
11	V	Ventilation	1.20 x 0.61
12	V1	Ventilation	0.91 x 0.61
13	V2	Ventilation	1.52 x 0.61

Er. S. KADIRVEL, I.E. M.Sc.(IWP), LL.B, B.E
Chief Engineer (Retd.), PWD, Govt. of Tamilnadu
Regd. No.: 41-00156/B, A' CLASS
ENGINEER LICENCE : (EE) CNE LICENCE(LP) 01/05/078
Email:kadirvel.ie@gmail.com
Cell: (+91) 9159-07-07-07
#213, Thai Plaza, Dr. Nanjappa Road
Tirupur, Tamilnadu - 641 602

Structural Engineer

Er. S. KADIRVEL, I.E. M.Sc.(IWP), LL.B, B.E
Chief Engineer (Retd.), PWD, Govt. of Tamilnadu
Regd. No.: 41-00156/B, A' CLASS
ENGINEER LICENCE : (EE) CNE LICENCE(LP) 01/05/078
Email:kadirvel.ie@gmail.com
Cell: (+91) 9159-07-07-07
#213, Thai Plaza, Dr. Nanjappa Road
Tirupur, Tamilnadu - 641 602

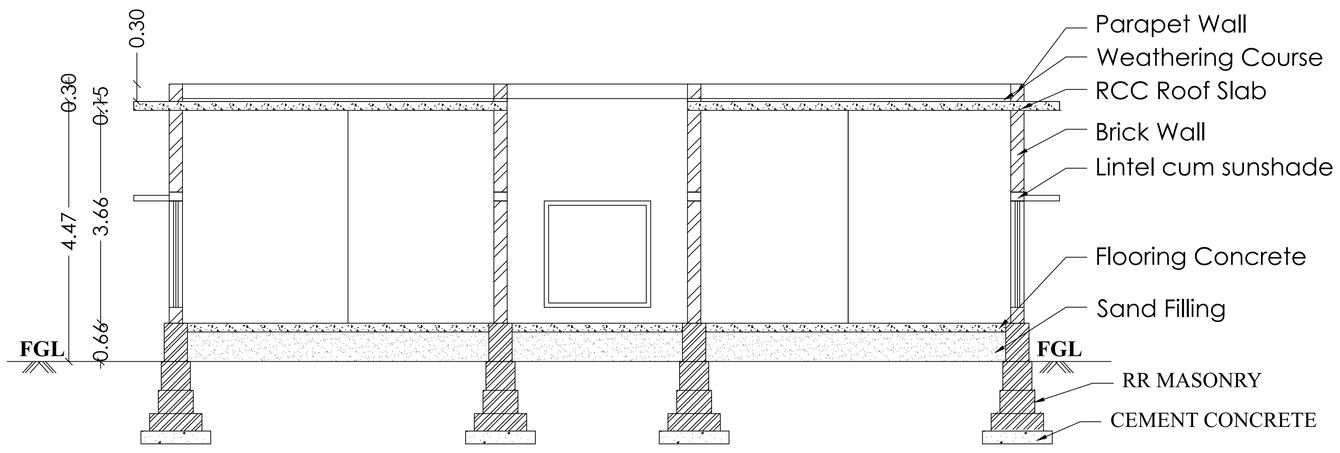
Registered Engineer

For Punarnava Ayurveda Limited
Managing Director

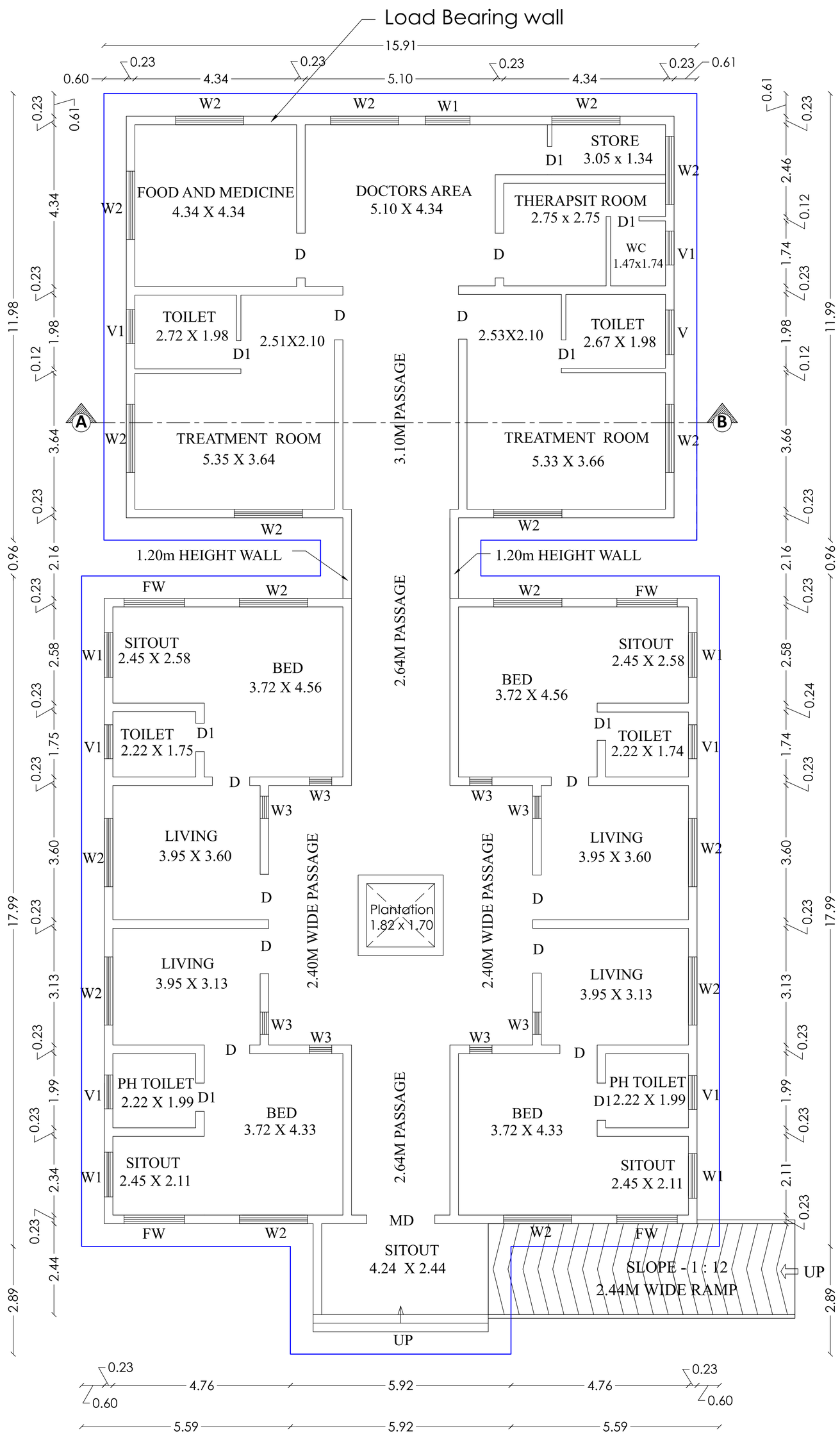
Applicant



ELEVATION



SECTION ON "AB"



GROUND FLOOR PLAN

Sheet no: 8/9

Plan Showing the Proposed Construction of Building for M/s. PUNARNAVA AYURVEDA LIMITED in S.F.No. 243/1A1B, 243/1A2B, 243/1A3, 243/1A4, 243/1A5A1, 243/1B2A, 232/2A3 and 232/2B at Tirumalayampalayam Village, Madukkarai Taluk, Coimbatore District.

BLOCK NO : 8, 9 and 10 (PATIENT BLOCK)

Title:

Ground Floor Plan, Section and Elevation

N

Scale - 1 : 100

Building Area Details in Sq.mt

Floor	Built Up Area	Non FSI Area	FSI Area
Ground	519.69	0.00	519.69

Joinery Details

S.No	Symbol	Description	Size in Meter
1	MD	Main Door	1.83 x 2.13
2	D	Door	1.22 x 2.13
3	D1	Door	0.76 x 2.13
4	W1	Window	1.22 x 1.22
5	W2	Window	1.83 x 1.22
6	W3	Window	0.60 x 1.22
7	FW	French Window	1.62 x 2.10
8	V	Ventilation	1.20 x 0.61
9	V1	Ventilation	0.91 x 0.61

Er. S. KADIRVEL, B.E.,M.Sc.(REV).,M.I.E.,F.I.V.
CHARTERED ENGINEER & APPROVED VALUER
Regd. No.:- M-128435/5, F-14059
ENGINEER GRADE-I (RE) CBE LPA/RE/GR-I/19/03/011
STRUCTURAL ENGINEER GR-II (SE)
CBE LPA/SE/GR-II/19/03/007
#302, First Floor, Dr. Radhakrishnan Road
Tatabad, Coimbatore – 641 012

Structural Engineer

Er. S. KADIRVEL, B.E.,M.Sc.(REV).,M.I.E.,F.I.V.
CHARTERED ENGINEER & APPROVED VALUER
Regd. No.:- M-128435/5, F-14059
ENGINEER GRADE-I (RE) CBE LPA/RE/GR-I/19/03/011
STRUCTURAL ENGINEER GR-II (SE)
CBE LPA/SE/GR-II/19/03/007
#302, First Floor, Dr. Radhakrishnan Road
Tatabad, Coimbatore – 641 012

Registered Engineer

For Punarnava Ayurveda Limited

Managing Director

Applicant

Plan Showing the Proposed Construction of Building for M/s. PUNARNAVA AYURVEDA LIMITED in S.F.No. 243/1A1B, 243/1A2B, 243/1A3, 243/1A4, 243/1A5A1, 243/1B2A, 232/2A3 and 232/2B at Tirumalayampalayam Village, Madukkarai Taluk, Coimbatore District.

BLOCK NO : 7 (DOCTOR'S HOUSE)

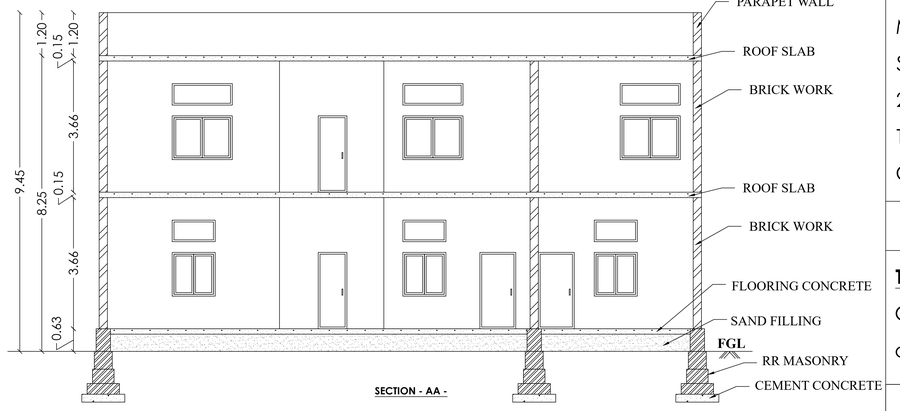
Title:
Ground, First Floor Plan, Section and Elevation

N

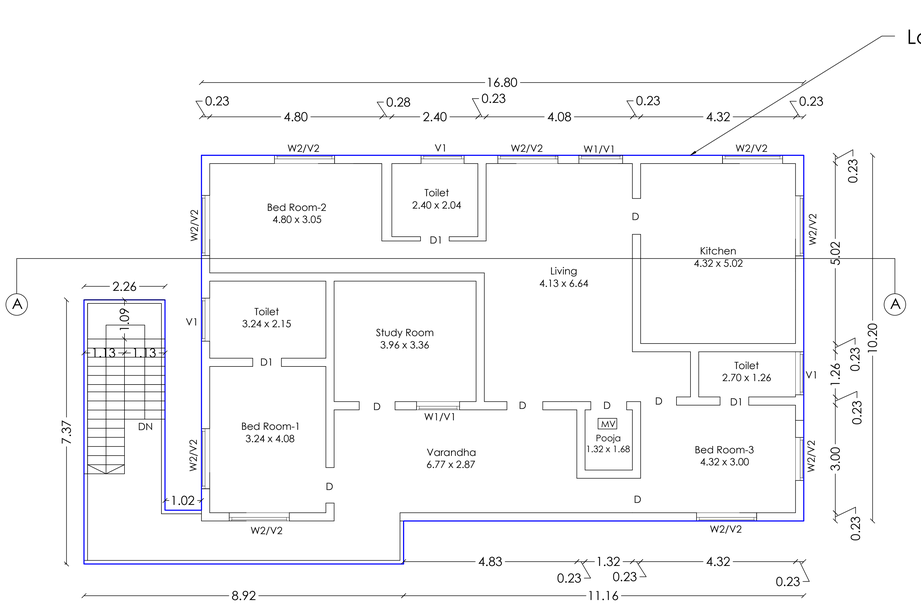
Scale - 1 : 100



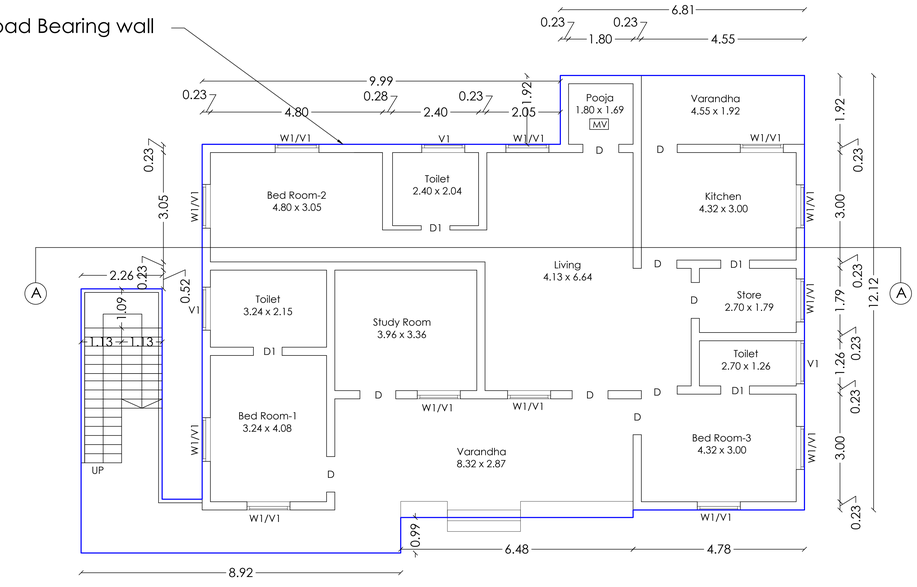
ELEVATION



SECTION - AA -



FIRST FLOOR PLAN



GROUND FLOOR PLAN

Building Area Details in Sq.mt

Floor	Built Up Area	Non FSI Area	FSI Area
Ground	210.77	0.00	210.77
First	196.30	0.00	196.30
Total	407.07	0.00	407.07

Joinery Details

S.No	Symbol	Description	Size in Meter
1	D	Door	1.00 x 2.13
2	D1	Door	0.80 x 2.13
3	W1/V1	Window / Ventilation	(1.22 x 1.22) / (1.22 x 0.61)
4	W2/V2	Window / Ventilation	(1.68 x 1.22) / (1.68 x 0.61)
5	V1	Ventilation	1.20 x 0.61

Er. S. KADIRVEL, B.E.,M.Sc.(RDV)., M.I.E.,F.I.V.
CHARTERED ENGINEER & APPROVED VALUER
Regd. No.:- M-128435/5, F-14059
ENGINEER GRADE-I (RE) CBE LPA/RE/GR-I/19/03/011
STRUCTURAL ENGINEER GR-II (SE)
CBE LPA/SE/GR-II/19/03/007
#302, First Floor, Dr. Radhakrishnan Road
Tatabad, Coimbatore – 641 012

Structural Engineer

Er. S. KADIRVEL, B.E.,M.Sc.(RDV)., M.I.E.,F.I.V.
CHARTERED ENGINEER & APPROVED VALUER
Regd. No.:- M-128435/5, F-14059
ENGINEER GRADE-I (RE) CBE LPA/RE/GR-I/19/03/011
STRUCTURAL ENGINEER GR-II (SE)
CBE LPA/SE/GR-II/19/03/007
#302, First Floor, Dr. Radhakrishnan Road
Tatabad, Coimbatore – 641 012

Registered Engineer

For Punarnava Ayurveda Limited

Managing Director

Applicant

Plan Showing the Proposed Construction of Building for M/s. PUNARNAVA AYURVEDA LIMITED in S.F.No. 243/1A1B, 243/1A2B, 243/1A3, 243/1A4, 243/1A5A1, 243/1B2A, 232/2A3 and 232/2B at Tirumalayampalayam Village, Madukkarai Taluk, Coimbatore District.

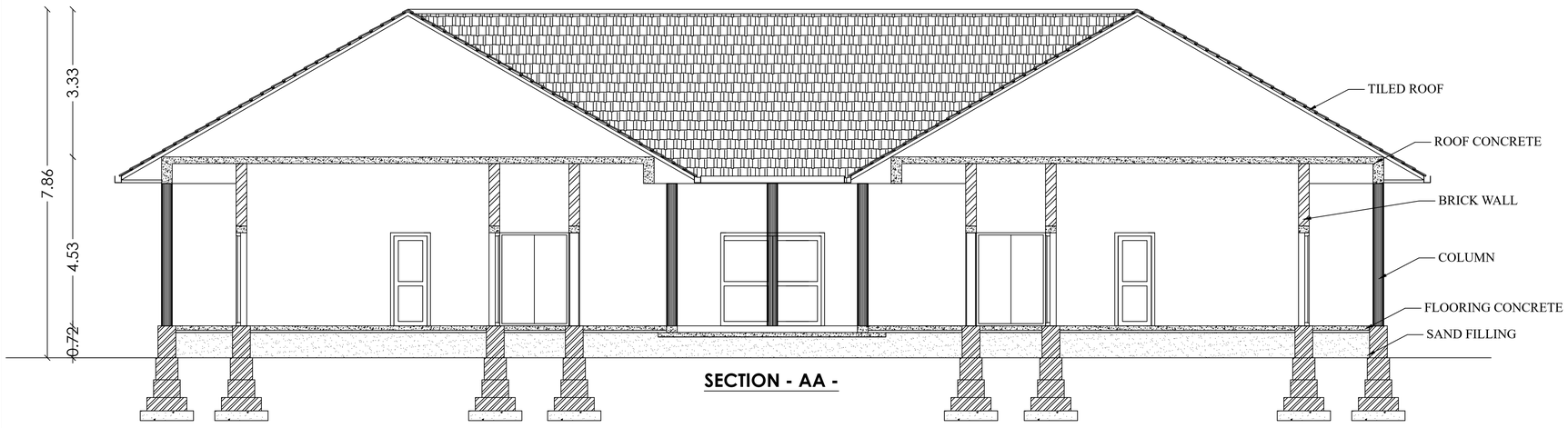
BLOCK NO : 6 and 11 (PATIENT BLOCK)

Title:

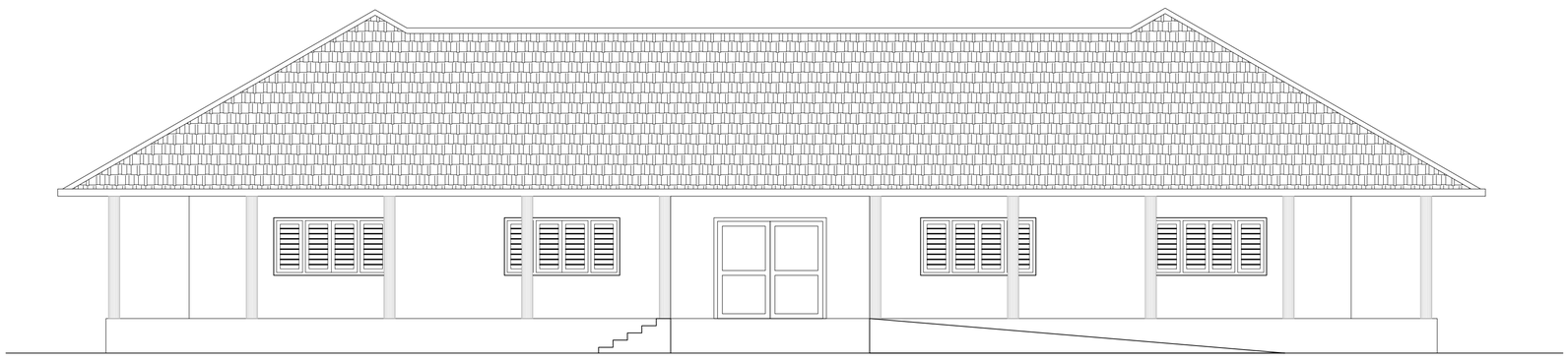
Ground Floor Plan, Section and Elevation

N

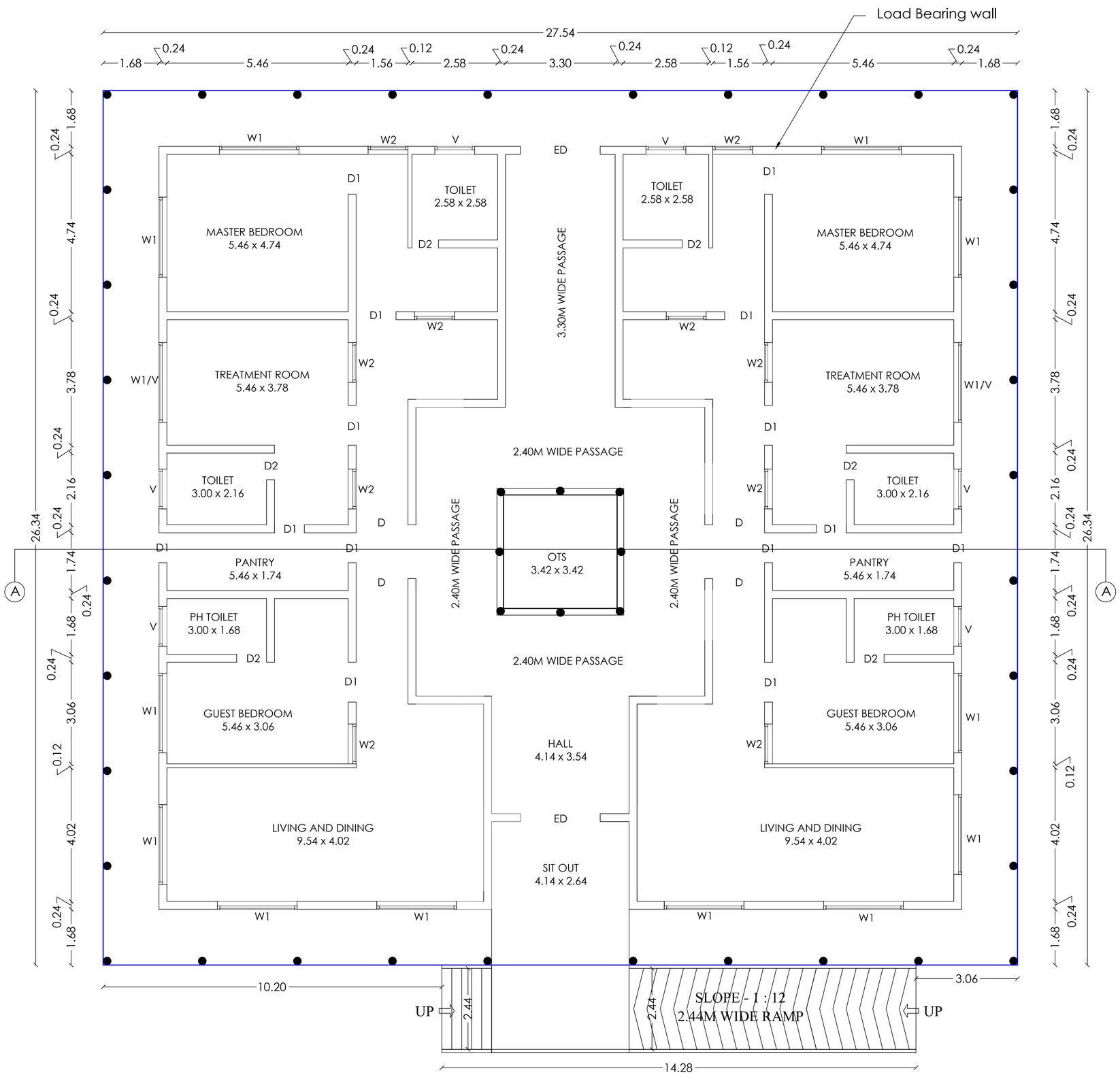
Scale - 1 : 100



SECTION - AA -



FRONT ELEVATION



GROUND FLOOR PLAN

Building Area Details in Sq.mt

Floor	Built Up Area	Non FSI Area	FSI Area
Ground	725.40	11.70	713.70

Joinery Details

S.No	Symbol	Description	Size in Meter
1	ED	Entrance Door	2.40 x 2.13
2	D	Door	1.20 x 2.13
3	D1	Door	0.80 x 2.13
4	W1	Window	2.40 x 1.20
5	W2	Window	1.20 x 1.20
6	V	Ventilation	1.20 x 0.60

Er. S. KADIRVEL, B.E.,M.Sc.(REV).,M.I.E.,F.I.V.
CHARTERED ENGINEER & APPROVED VALUER
Regd. No.:- M-128435/5, F-14059
ENGINEER GRADE-I (RE) CBE LPA/RE/GR-I/19/03/011
STRUCTURAL ENGINEER GR-II (SE)
CBE LPA/SE/GR-II/19/03/007
#302, First Floor, Dr. Radhakrishnan Road
Tatabad, Coimbatore – 641 012

Structural Engineer

Er. S. KADIRVEL, B.E.,M.Sc.(REV).,M.I.E.,F.I.V.
CHARTERED ENGINEER & APPROVED VALUER
Regd. No.:- M-128435/5, F-14059
ENGINEER GRADE-I (RE) CBE LPA/RE/GR-I/19/03/011
STRUCTURAL ENGINEER GR-II (SE)
CBE LPA/SE/GR-II/19/03/007
#302, First Floor, Dr. Radhakrishnan Road
Tatabad, Coimbatore – 641 012

Registered Engineer

For Punarnava Ayurveda Limited
Managing Director

Applicant

Plan Showing the Proposed Construction of Building for M/s. PUNARNAVA AYURVEDA LIMITED in S.F.No. 243/1A1B, 243/1A2B, 243/1A3, 243/1A4, 243/1A5A1, 243/1B2A, 232/2A3 and 232/2B at Tirumalayampalayam Village, Madukkarai Taluk, Coimbatore District.

BLOCK NO : 5 (YOGA HALL),

BLOCK NO: 4 (MOTOR ROOM) AND SECURITY ROOM

Title:

Ground Floor Plan, Section and Elevation

N

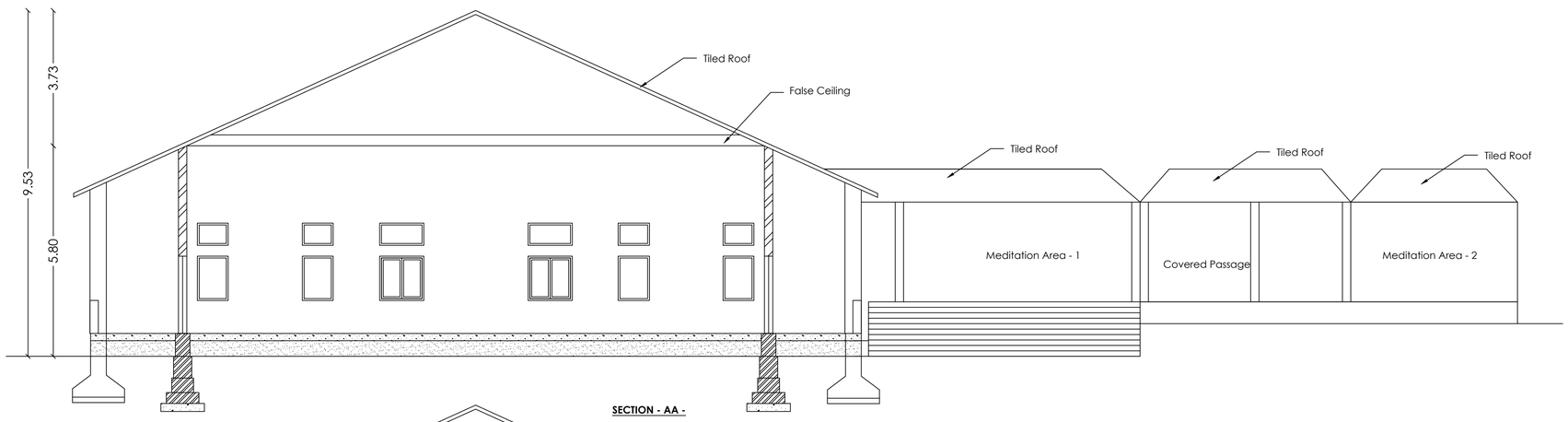
Scale - 1 : 100

Building Area Details in Sq.mt

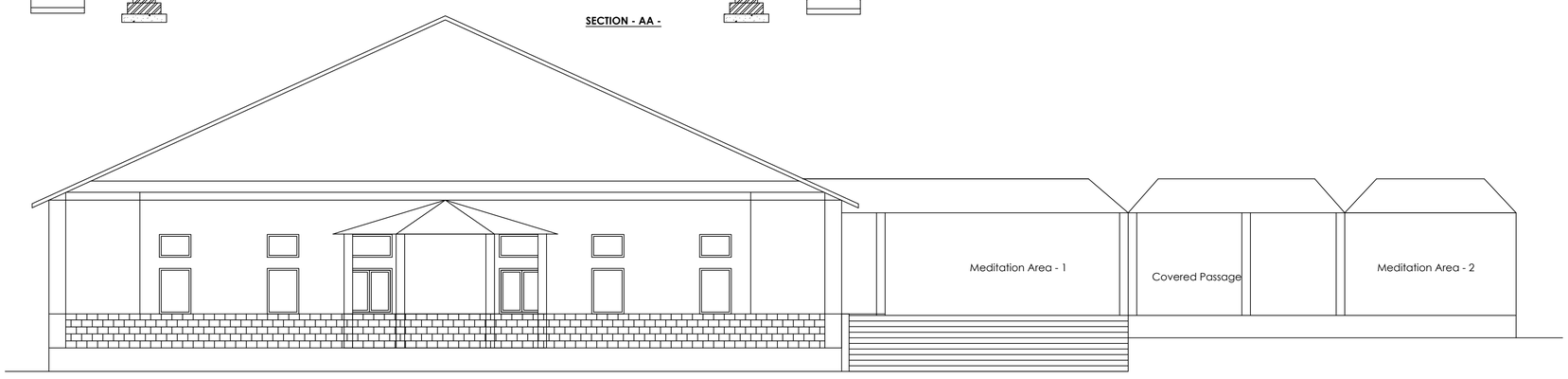
Building Use	Floor	Built Up Area	Non FSI Area	FSI Area
Yoga Hall	Ground	652.31	0.00	652.31
Motor Room	Ground	32.06	0.00	32.06
Security Room	Ground	6.25	6.25	0.00
Total		690.62	6.25	684.37

Joinery Details

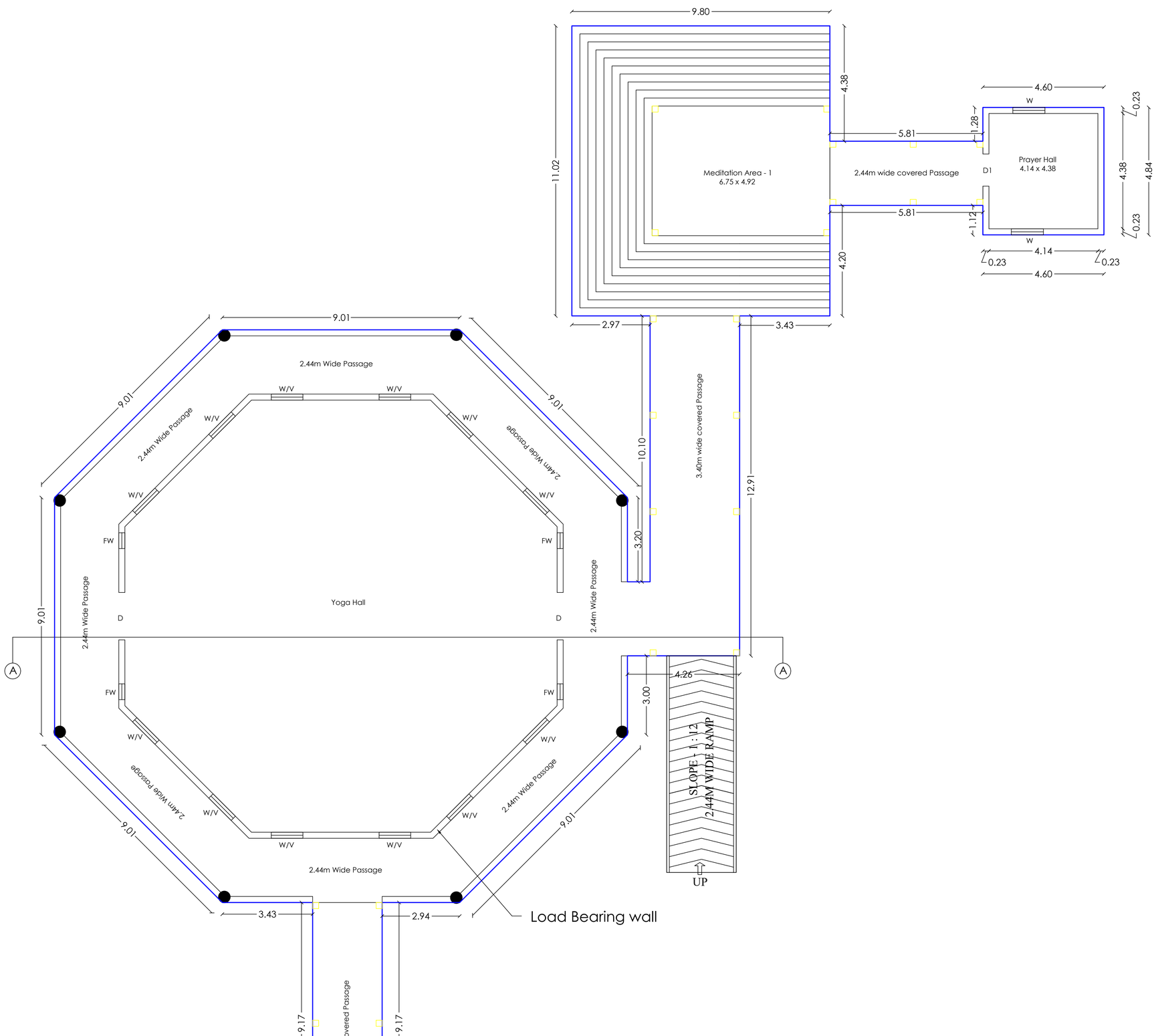
S.No	Symbol	Description	Size in Meter
1	D	Door	1.80 x 2.13
2	D1	Door	1.22 x 2.13
3	W	Window	1.20 x 1.22
4	FW	Fixed Window	0.60 x 2.13
5	V	Ventilation	1.20 x 0.61



SECTION - AA -



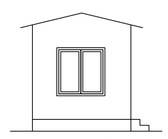
ELEVATION



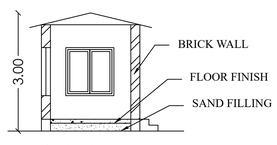
PLAN

SECURITY ROOM

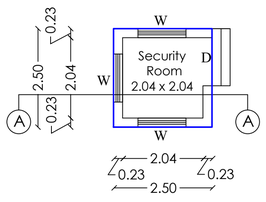
W - 1.22 x 1.22
D - 1.22 x 2.13



ELEVATION

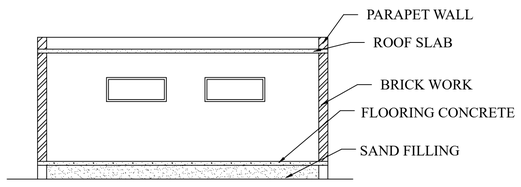


SECTION - AA -

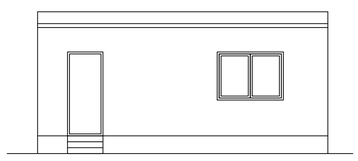


PLAN

BLOCK - 4 (MOTOR ROOM)

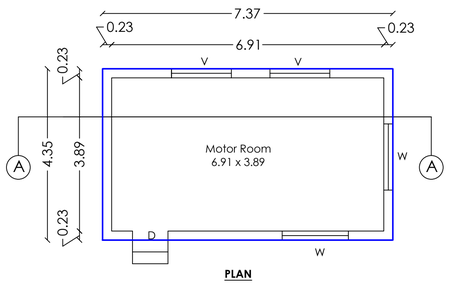


SECTION - AA -



W - 1.68 x 1.22
D - 0.90 x 2.13
V - 1.52 x 0.61

ELEVATION



PLAN

Er. S. KADIRVEL, B.E.,M.Sc.(REV).,M.I.E.,F.I.V.
CHARTERED ENGINEER & APPROVED VALUER
Regd. No.:- M-128435/5, F-14059
ENGINEER GRADE-I (RE) CBE LPA/RE/GR-I/19/03/011
STRUCTURAL ENGINEER GR-II (SE)
CBE LPA/SE/GR-II/19/03/007
#302, First Floor, Dr. Radhakrishnan Road
Tatabad, Coimbatore – 641 012

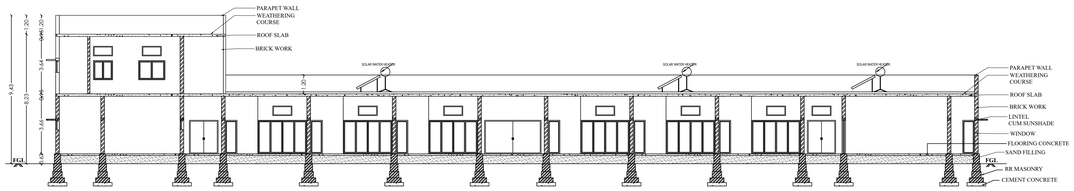
Structural Engineer

Er. S. KADIRVEL, B.E.,M.Sc.(REV).,M.I.E.,F.I.V.
CHARTERED ENGINEER & APPROVED VALUER
Regd. No.:- M-128435/5, F-14059
ENGINEER GRADE-I (RE) CBE LPA/RE/GR-I/19/03/011
STRUCTURAL ENGINEER GR-II (SE)
CBE LPA/SE/GR-II/19/03/007
#302, First Floor, Dr. Radhakrishnan Road
Tatabad, Coimbatore – 641 012

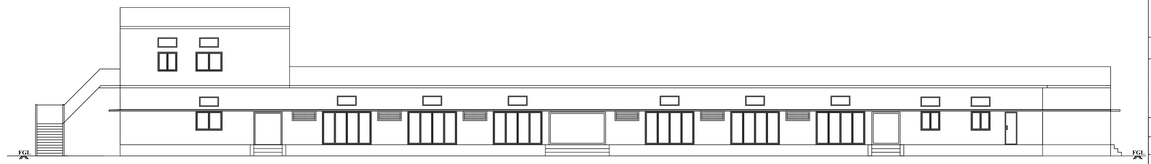
Registered Engineer

For Punarnava Ayurveda Limited
Managing Director

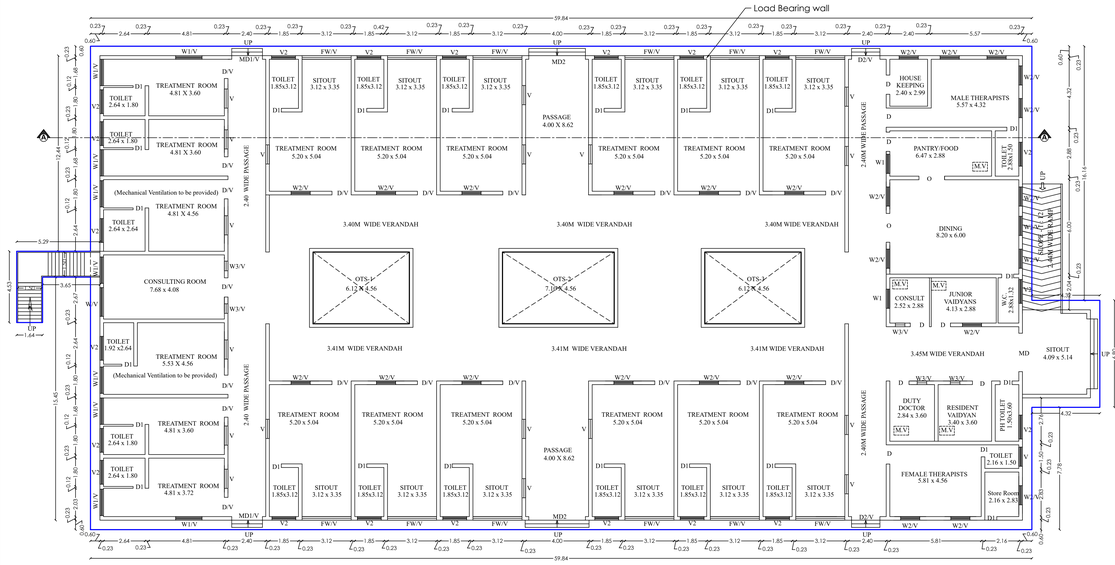
Applicant



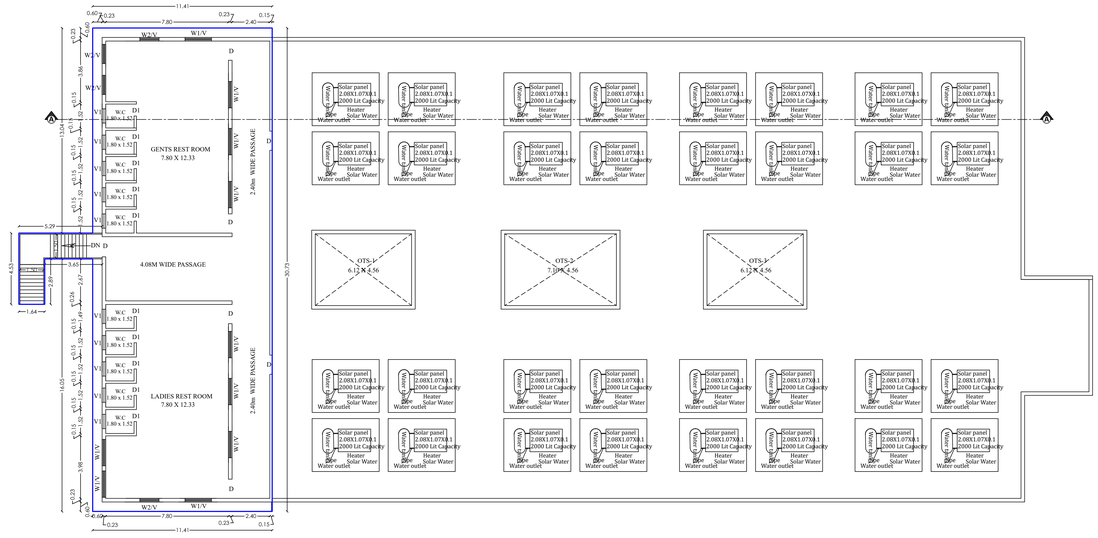
SECTION ON "A-A"



EAST SIDE ELEVATION



GROUND FLOOR PLAN



FIRST FLOOR PLAN

Sheet no: 4/9

Plan Showing the Proposed Construction of Building for M/s. PUNARNAVA AYURVEDA LIMITED in S.F.No. 243/1A1B, 243/1A2B, 243/1A3, 243/1A4, 243/1A5A1, 243/1B2A, 232/2A3 and 232/2B at Tirumalayampalayam Village, Madukkarai Taluk, Coimbatore District.

BLOCK NO : 3 (PATIENT BLOCK)

Title: Ground, First Floor Plan, Section and Elevation

N

Scale - 1 : 100

Building Area Details in Sq.mt

Floor	Built Up Area	Non FSI Area	FSI Area
Ground	1880.71	88.19	1792.52
First	363.08	0.00	363.08
Total	2243.79	88.19	2155.60

Joinery Details

S.No	Symbol	Description	Size in Meter
1	MD1/V	Main Door / Ventilation	1.95 x 2.13 / 1.20 x 0.61
2	MD2	Main Door	3.60 x 2.13
3	D/V	Door / Ventilation	1.22 x 2.13 / 1.22 x 0.61
4	D1	Door	0.76 x 2.13
5	D2/V	Door / Ventilation	1.80 x 2.13 / 1.22 x 0.61
6	W	Window / Ventilation	1.83 x 1.22 / 1.22 x 0.61
7	W1	Window / Ventilation	1.68 x 1.22 / 1.22 x 0.61
8	W2	Window / Ventilation	1.22 x 1.22 / 1.22 x 0.61
9	W3	Window / Ventilation	0.61 x 1.22 / 1.22 x 0.61
10	FW	French Window / Ventilation	3.12 x 2.13 / 1.22 x 0.61
11	V	Ventilation	1.20 x 0.61
12	V1	Ventilation	0.91 x 0.61
13	V2	Ventilation	1.52 x 0.61

Er. B. KADIRVEL, I.E. M.Sc.(SPP), LL.B, P.G.D (Hydrology), DIS(ISRO), DIS(ISRO)-II, APP(CHILE), I.Rs.(IR) Regd. No.:- AY-2007/08, P. H.(IE) ENGINEER CIVIL(A) / (IE) CIVIL (A)/WVS/(E)-11/2022/R GST No. 33AAGPK2124A1ZT PAN :AAGPK2124A PHONE:9677 Raja Pirivu 23, Nachimuthu Road Nagapattinam - 611 001

Structural Engineer

Er. B. KADIRVEL, I.E. M.Sc.(SPP), LL.B, P.G.D (Hydrology), DIS(ISRO), DIS(ISRO)-II, APP(CHILE), I.Rs.(IR) Regd. No.:- AY-2007/08, P. H.(IE) ENGINEER CIVIL(A) / (IE) CIVIL (A)/WVS/(E)-11/2022/R GST No. 33AAGPK2124A1ZT PAN :AAGPK2124A PHONE:9677 Raja Pirivu 23, Nachimuthu Road Nagapattinam - 611 001

Registered Engineer

For Punarnava Ayurveda Limited

Authorised Signatory
Managing Director

Applicant

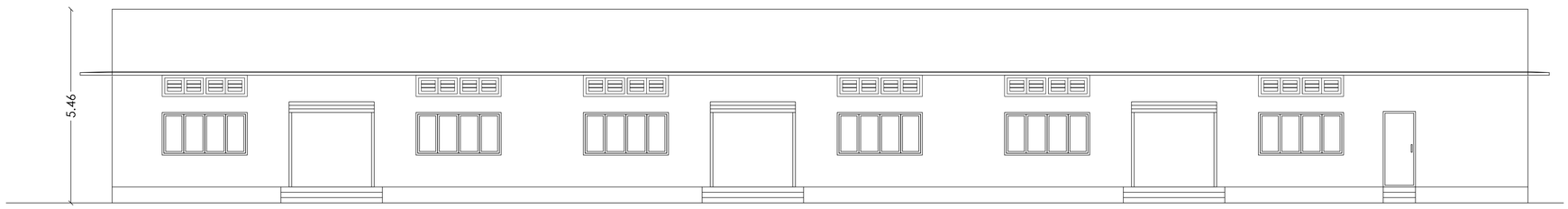
Plan Showing the Proposed Construction of Building for M/s. PUNARNAVA AYURVEDA LIMITED in S.F.No. 243/1A1B, 243/1A2B, 243/1A3, 243/1A4, 243/1A5A1, 243/1B2A, 232/2A3 and 232/2B at Tirumalayampalayam Village, Madukkarai Taluk, Coimbatore District.

BLOCK NO : 2 (STORE ROOM)

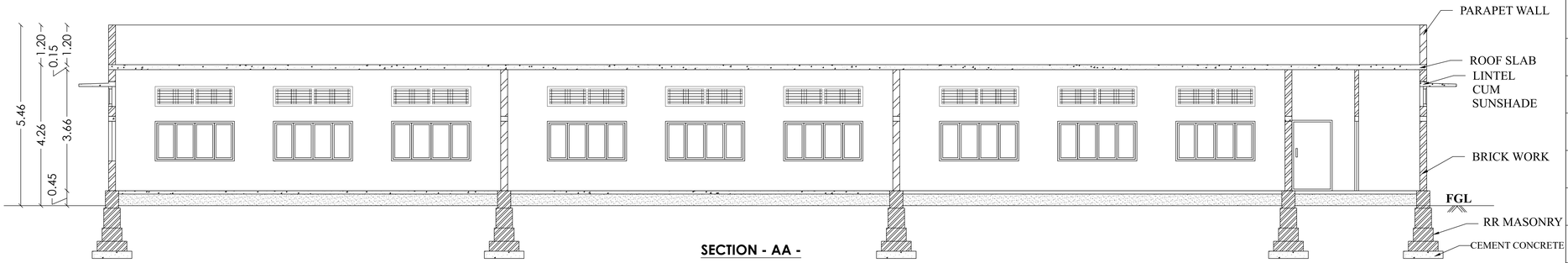
Title:
Ground Floor Plan, Section and Elevation

N

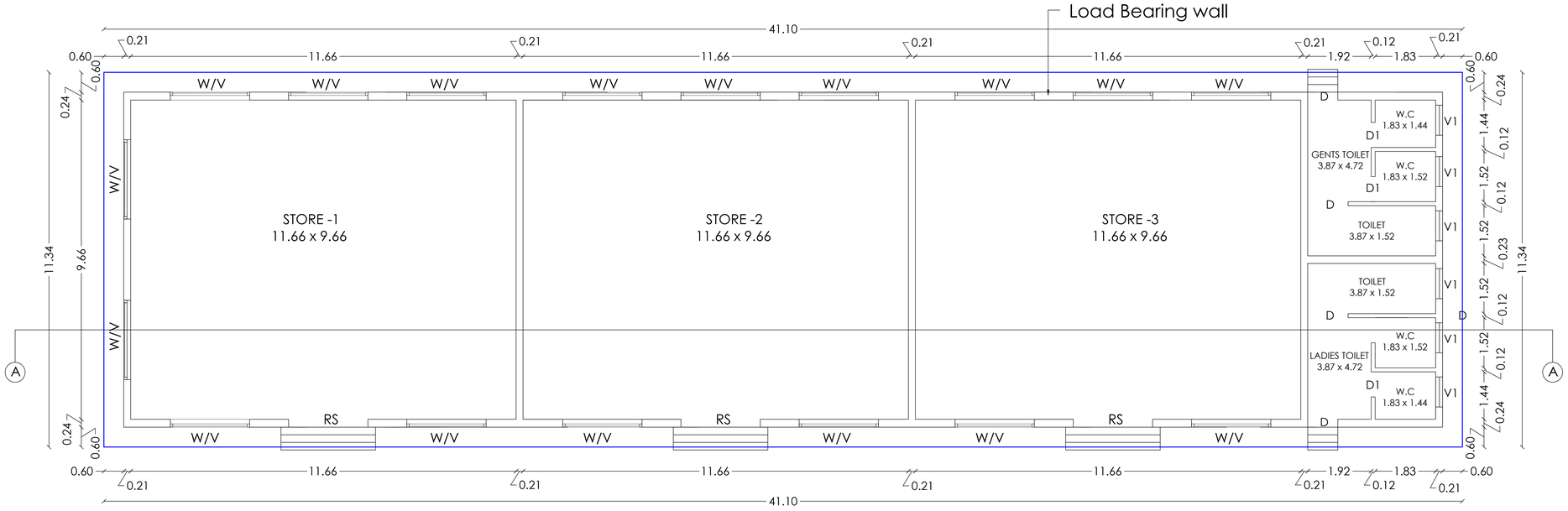
Scale - 1 : 100



ELEVATION



SECTION - AA -



GROUND FLOOR PLAN

Building Area Details in Sq.mt

Floor	Built Up Area	Non FSI Area	FSI Area
Ground	466.07	0.00	466.07

Joinery Details

S.No	Symbol	Description	Size in Meter
1	RS	Rolling Shutter	2.40 x 2.40
2	D	Door	1.22 x 2.13
3	D1	Door	0.76 x 2.13
4	W	Window	2.40 x 1.22
5	V	Ventilation	2.40 x 0.61
6	V1	Ventilation	0.91 x 0.61

Er. S. KADIRVEL, B.E.,M.Sc.(REV).,M.I.E.,F.I.V.
CHARTERED ENGINEER & APPROVED VALUER
Regd. No.:- M-128435/5, F-14059
ENGINEER GRADE-I (RE) CBE LPA/RE/GR-I/19/03/011
STRUCTURAL ENGINEER GR-II (SE)
CBE LPA/SE/GR-II/19/03/007
#302, First Floor, Dr. Radhakrishnan Road
Tatabad, Coimbatore – 641 012

Structural Engineer

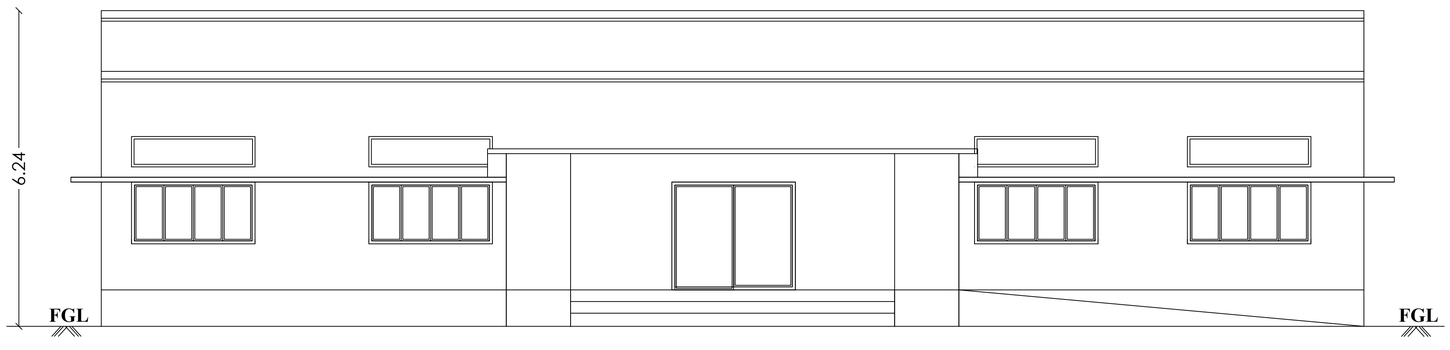
Er. S. KADIRVEL, B.E.,M.Sc.(REV).,M.I.E.,F.I.V.
CHARTERED ENGINEER & APPROVED VALUER
Regd. No.:- M-128435/5, F-14059
ENGINEER GRADE-I (RE) CBE LPA/RE/GR-I/19/03/011
STRUCTURAL ENGINEER GR-II (SE)
CBE LPA/SE/GR-II/19/03/007
#302, First Floor, Dr. Radhakrishnan Road
Tatabad, Coimbatore – 641 012

Registered Engineer

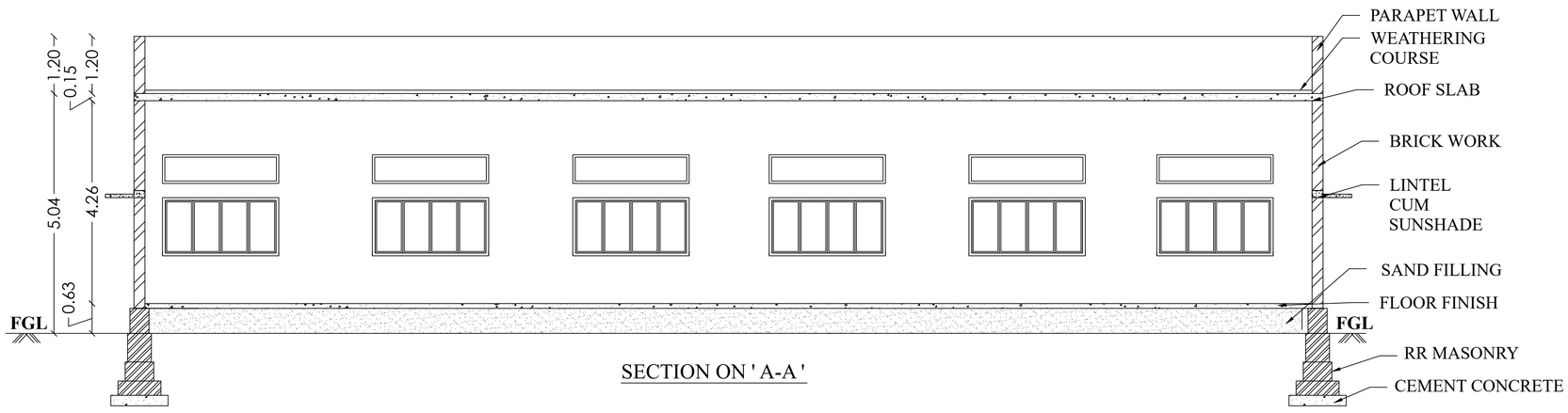
For Punarnava Ayurveda Limited

Managing Director

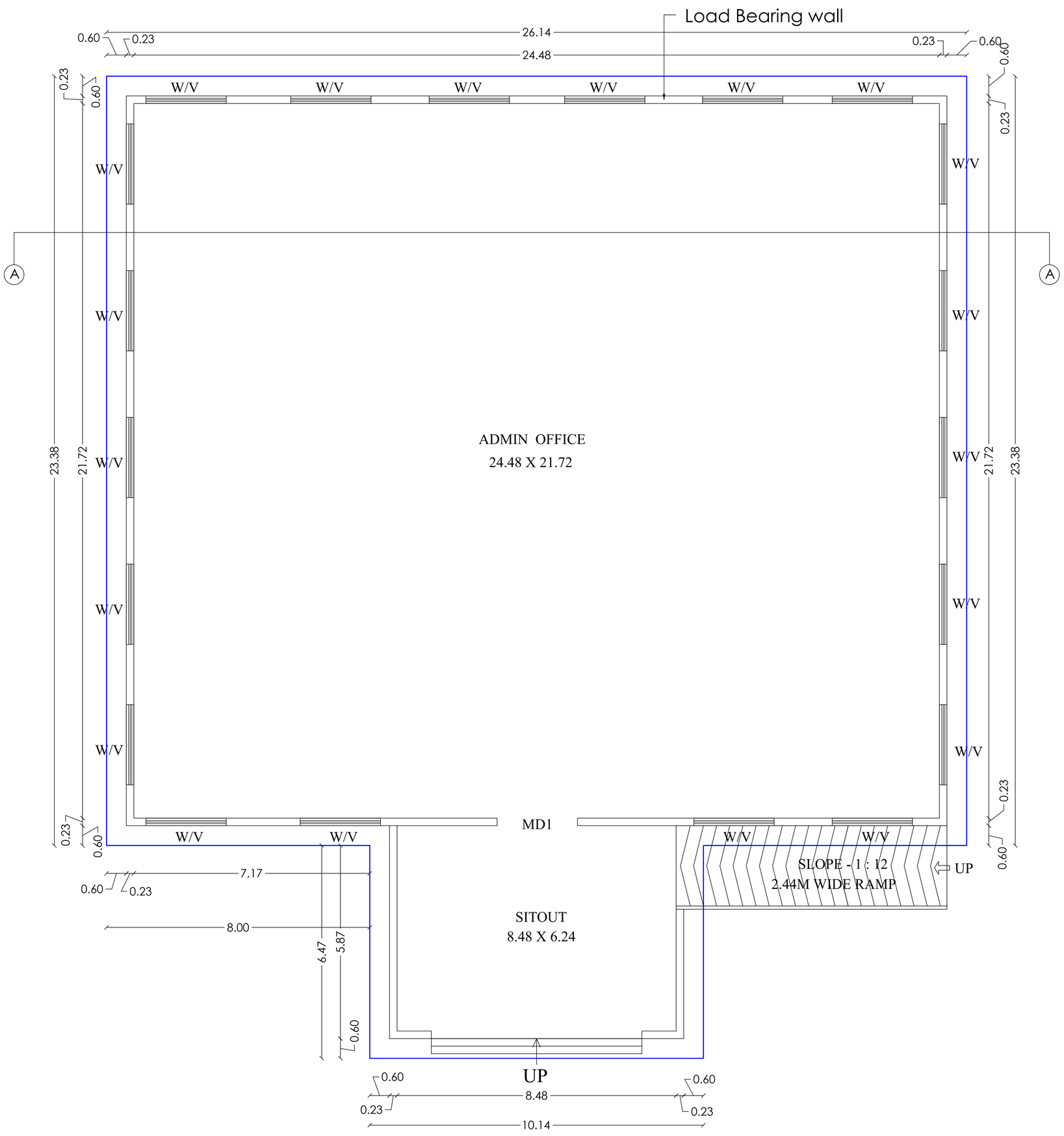
Applicant



FRONT ELEVATION



SECTION ON ' A-A '



GROUND FLOOR PLAN

Sheet no: 2/9

Plan Showing the Proposed Construction of Building for M/s. PUNARNAVA AYURVEDA LIMITED in S.F.No. 243/1A1B, 243/1A2B, 243/1A3, 243/1A4, 243/1A5A1, 243/1B2A, 232/2A3 and 232/2B at Tirumalayampalayam Village, Madukkarai Taluk, Coimbatore District.

BLOCK NO : 1 (ADMIN BLOCK)

Title:
Ground Floor Plan, Section and Elevation

N

Scale - 1 : 100

Building Area Details in Sq.mt

Floor	Built Up Area	Non FSI Area	FSI Area
Ground	676.76	0.00	676.76

Joinery Details

S.No	Symbol	Description	Size in Meter
1	MD1	Main Door	2.44 x 2.13
2	W/V	Window / Ventilation	2.44 x 1.22 / 2.44 x 0.60

Er. S. KADIRVEL, B.E.,M.Sc.(REV).,M.I.E.,F.I.V.
CHARTERED ENGINEER & APPROVED VALUER
Regd. No.:- M-128435/5, F-14059
ENGINEER GRADE-I (RE) CBE LPA/RE/GR-I/19/03/011
STRUCTURAL ENGINEER GR-II (SE)
CBE LPA/SE/GR-II/19/03/007
#302, First Floor, Dr. Radhakrishnan Road
Tatabad, Coimbatore – 641 012

Structural Engineer

Er. S. KADIRVEL, B.E.,M.Sc.(REV).,M.I.E.,F.I.V.
CHARTERED ENGINEER & APPROVED VALUER
Regd. No.:- M-128435/5, F-14059
ENGINEER GRADE-I (RE) CBE LPA/RE/GR-I/19/03/011
STRUCTURAL ENGINEER GR-II (SE)
CBE LPA/SE/GR-II/19/03/007
#302, First Floor, Dr. Radhakrishnan Road
Tatabad, Coimbatore – 641 012

Registered Engineer

For Punarnava Ayurveda Limited
Managing Director

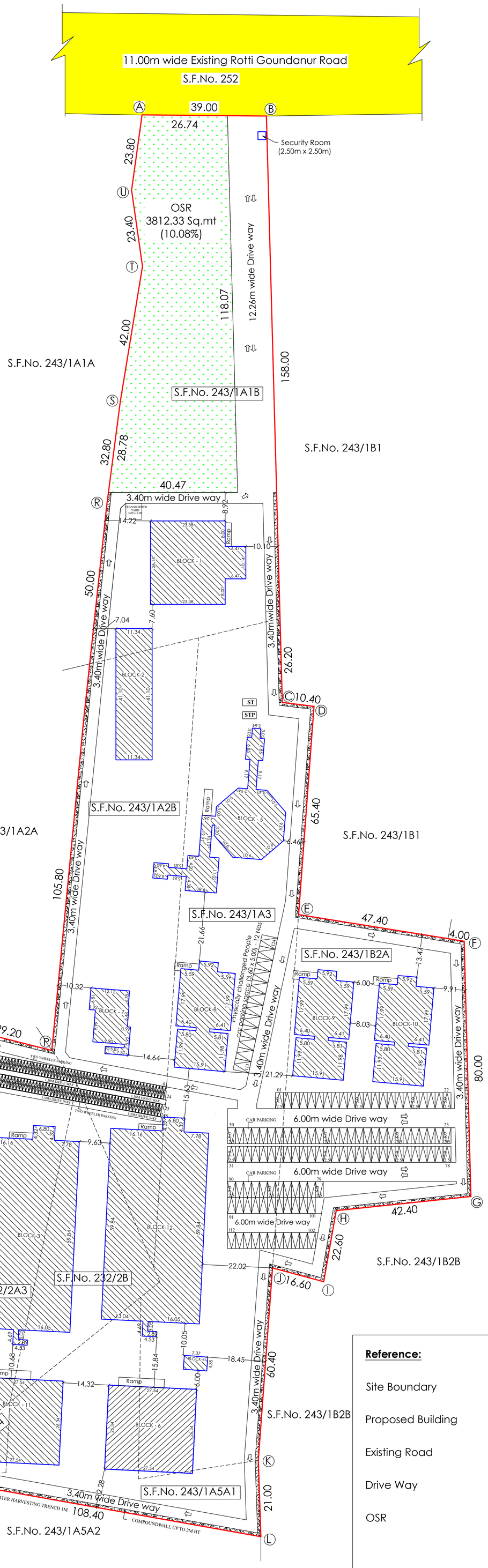
Applicant

Site Plan Showing the Proposed Construction of Building for M/s. PUNARNAVA AYURVEDA LIMITED in S.F.No. 243/1A1B, 243/1A2B, 243/1A3, 243/1A4, 243/1A5A1, 243/1B2A, 232/2A3 and 232/2B at Tirumalayampalayam Village, Madukkarai Taluk, Coimbatore District.

Title:
Site Plan

N

Scale - 1 : 400



Site Area Details

S.No	S.F.No	Area as per document in Acres	Area as per Patta in Sq.mt
1	243/1A1B	1.935	7864.00
2	243/1A2B	1.445	5856.00
3	243/1A3	2.410	9750.00
4	243/1A4	0.060	250.00
5	243/1A5A1	0.650	2644.00
6	243/1B2A	1.360	5500.00
7	232/2A3	1.020	4046.00
8	232/2B	0.470	1900.00
Total		**9.350**	**37810.00**

Building Area Details in Sq.mt

BLOCK	Floor	Built Up Area	Non FSI Area	FSI Area
Block-1 (Admin Block)	Ground	676.76	0.00	676.76
Block-2 (Store Room)	Ground	466.07	0.00	466.07
Block-3 (Patient Block)	Ground	1880.71	88.19	1792.52
	First	363.08	0.00	363.08
Block-4 (Motor Room)	Ground	32.06	0.00	32.06
Block-5 (Yoga Hall)	Ground	652.31	0.00	652.31
Block- 6 (Patient Block)	Ground	725.40	11.70	713.70
Block-7 (Doctor's House)	Ground	210.77	0.00	210.77
	First	196.30	0.00	196.30
Block-8 (Patient Block)	Ground	519.69	0.00	519.69
Block-9 (Patient Block)	Ground	519.69	0.00	519.69
Block-10 (Patient Block)	Ground	519.69	0.00	519.69
Block-11 (Patient Block)	Ground	725.40	11.70	713.70
Block-12 (Patient Block)	Ground	1880.71	88.19	1792.52
	First	363.08	0.00	363.08
Security Room	Ground	6.25	6.25	0.00
Total		**9737.97**	**206.03**	**9531.94**

Floor Space Index Calculation:

Total FSI - FSI Area / Site Area

- 9531.94 / 37810.00

- 0.2521

Parking Details:

No of Car parking required - 122 Nos

Np of Car Parking Provided - 124 Nos including 12 nos of physically challenged people car parking space

No of Two wheeler Parking required - 122 Nos

No of Two wheeler parking provided - 246 Nos

Note:

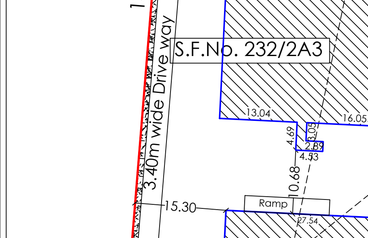
OSR Required - 3781.00 Sq.mt

OSR Provided - 3812.33 Sq.mt (10.08%)

Reference:

Site Boundary	-	
Proposed Building	-	
Existing Road	-	
Drive Way	-	
OSR	-	





SECTION-Y Y

RAIN WATER PERCULATION TRENCH DETAIL

Er. S. KADIRVEL, B.E.,M.Sc.(REV).,M.I.E.,F.I.V.
CHARTERED ENGINEER & APPROVED VALUER
Regd. No.:- M-128435/5, F-14059
ENGINEER GRADE-I (RE) CBE LPA/RE/GR-I/19/03/011
STRUCTURAL ENGINEER GR-II (SE)
CBE LPA/SE/GR-II/19/03/007
#302, First Floor, Dr. Radhakrishnan Road
Tatabad, Coimbatore – 641 012

Structural Engineer

Er. S. KADIRVEL, B.E.,M.Sc.(REV).,M.I.E.,F.I.V.
CHARTERED ENGINEER & APPROVED VALUER
Regd. No.:- M-128435/5, F-14059
ENGINEER GRADE-I (RE) CBE LPA/RE/GR-I/19/03/011
STRUCTURAL ENGINEER GR-II (SE)
CBE LPA/SE/GR-II/19/03/007
#302, First Floor, Dr. Radhakrishnan Road
Tatabad, Coimbatore – 641 012

Registered Engineer

For Punarnava Ayurveda Limited

Managing Director

Applicant

THE LANDLENS SUITE

Eight ways to know a piece of land before you pay for it.

This report covers one part of the picture. These cover the rest, drawn from the same government records, for any property in Tamil Nadu.

LandLens One
Ask anything about a property and get an answer grounded in live government records, with the sources shown.
/landlens/one

Verify My Land
Every record check run on one property and returned as a single report.
/landlens/verify-my-land

Legal Opinion
An advocate's written opinion on the title, built on the records we pull for it.
/landlens

One Map
Every layer on one map: the parcel, its boundary, zoning, water bodies and what sits around it.
/landlens/one/map

PriceMap
What land actually changed hands for around this plot, taken from the registered deeds.
/landlens/pricemap

Build Scope
What you are allowed to build here: floor space, height, coverage and setbacks.
/landlens/build-scope

Property Tracker
Watch a property and hear about it when something new is registered against it.
/landlens/property-tracker

Deal Room
Run the transaction in one place: documents, stamping, signatures and the parties.
/landlens/deal-room

FREE TOOLS · NO ACCOUNT NEEDED

Twenty-four checks you can run yourself, at no cost.

Records and verification

The registers themselves, read for you.

- Encumbrance Certificate
- Patta and Chitta
- Field Measurement Sketch
- EC Analyzer
- Bank charge check
- Court case search
- Seller background check
- Approval check by survey

Value and duty

What it is worth and what it costs to register.

- Guideline value by street
- Guideline value by survey
- Stamp duty and registration fees
- Capital gains
- Floor space index
- Area unit converter

Zoning and land use

What the plan says can happen on this land.

- Land use zone finder
- CMDA land use check
- Coastal regulation zone
- Master plan check
- Water bodies finder
- Airport height clearance

Registers and directories

Who holds it, and which office keeps the record.

- Find your registering office
- Temple property check
- Waqf property check
- RERA register

Every free tool
/tools

Services we run for you
/services

The LandLens suite
/landlens/one

Verified RealEstate™

Every claim in this document traces back to a government record.

- Legal opinions, due diligence and title verification
- Building plan, layout and sub-division approvals
- Completion and occupancy certificates, regularisation
- Escrow, negotiation and NRI property management
- Land survey, soil testing, architecture and construction

Verified RealEstate
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India
hello@verified.realestate
+91 9996 12 9996

Prepared from the registers named on the page each finding sits on. Where a register could not be read, this document says so in its place rather than leaving the gap to be read as a clean result.