Verified RealEstate™

REFERENCE
26/2026-27

ISSUED
13 November 2026

PP APPROVAL RECORD

Planning Permission

Survey 149

Adaikkakuzhi

Kanniyakumari district, Tamil Nadu

APPROVAL TYPE
Building Plan

ISSUING AUTHORITY
Rural 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

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DIGITALLY VERIFIED RECORD

PLAN SHOWING THE PROPOSED CONSTRUCTION OF A R. C. C ROOF RESIDENTIAL BUILDING AT MANKUZHI, IN RE. SY. NO: 21/3A1, PATTA NO:,2579, MANKUZHI HOUSE, ADAIKKAKUZHI (P.O)

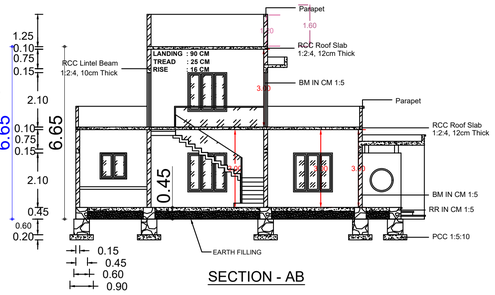
ADAIKKAKUZHI VILLAGE, ADAIKKAKUZHI VILLAGE PANCHAYAT, KILLIYOOR TALUK, KANYAKUMARI DIST. OWNED BY Mr. ABHIJITH. D S/O DAVID Y,

CONTACT NO- 7994932564,COMMUNICATION ADDRESS: 3-190, MANKUZHI HOUSE, ADAIKKAKUZHI, ADAIKKAKUZHI (P.O) , KILLIYOOR SUB DISTRICT, KANYAKUMARAI DISTRICT,

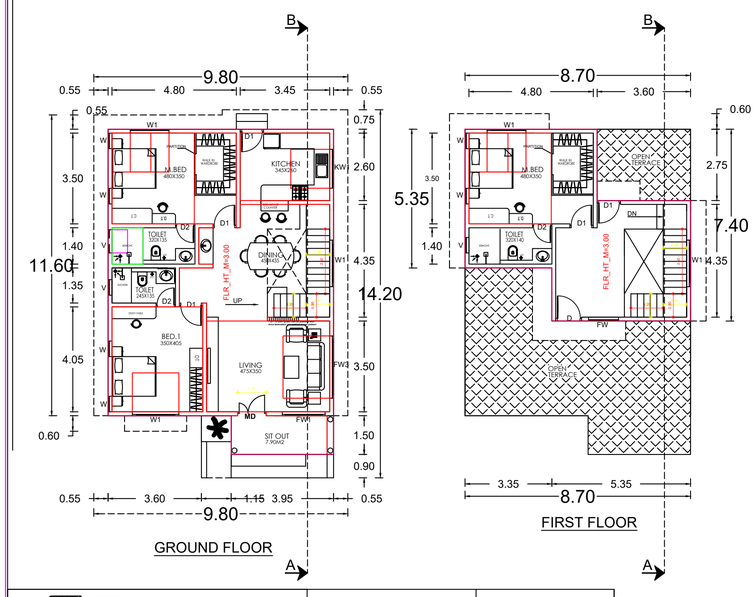
TAMIL NADU,PIN:629153.



ELEVATION

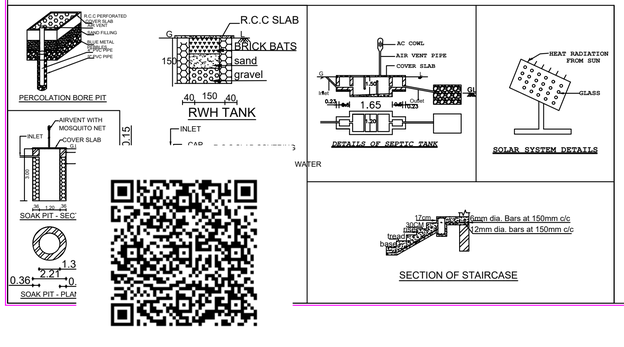


SECTION - AB

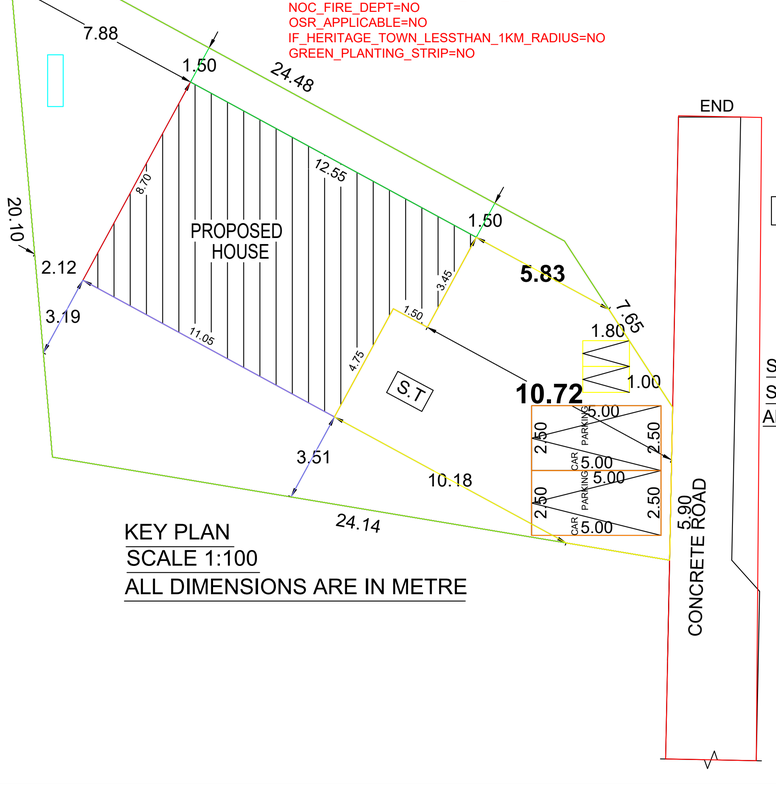


GROUND FLOOR

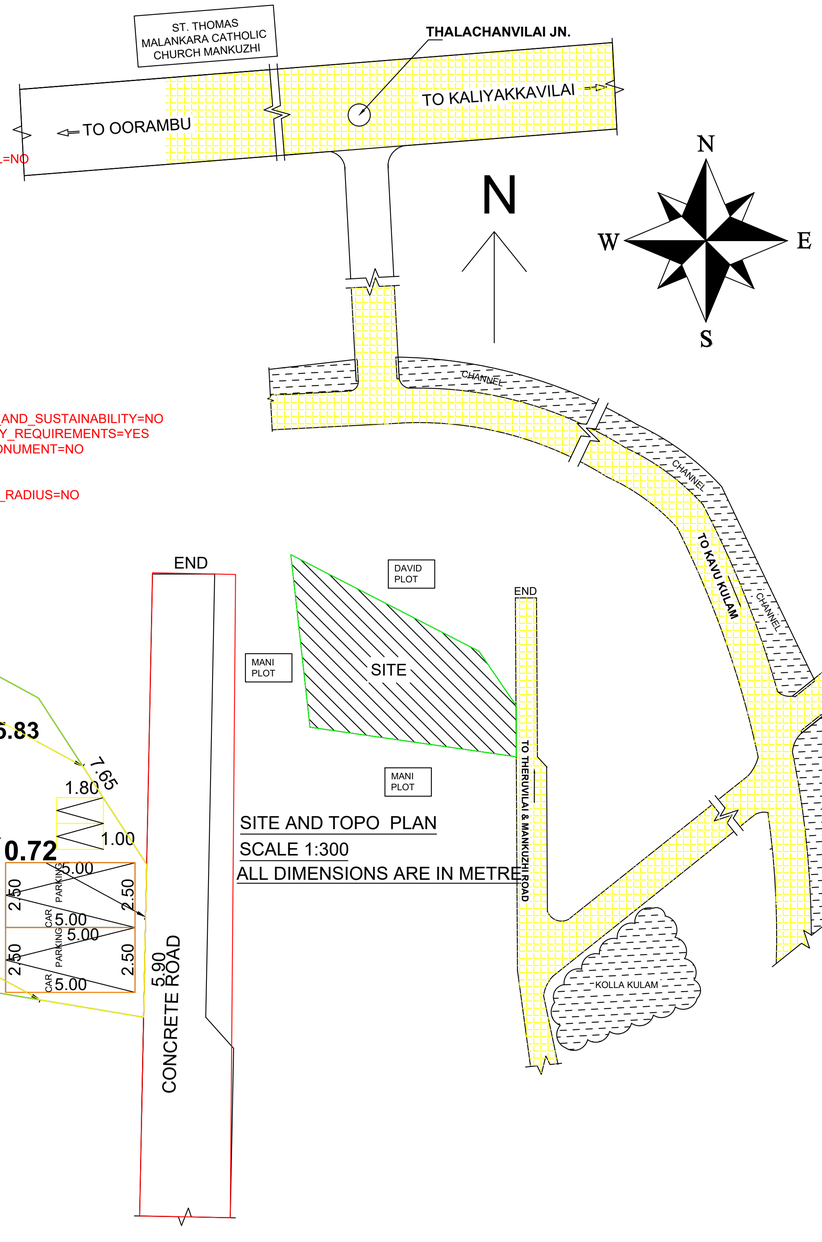
FIRST FLOOR



PLAN INFO
PATTA_NO=2579
AS_PER_DOCUMENT=358.15
AS_AT_SITE=356.30
FMB_OR_PLR=358.15
PLOT_AREA_M2=358.15
IS_SWIMMING_POOL_EXISTS=NO
SINGLE_FAMILY_BLDG=YES
CRZ=NO
SECURITY_ZONE=NO
ACCESS_WIDTH_M=3.00
WHETHER_GOVT_OR_AIDED_SCHOOL=NO
ROAD_WIDTH=3.00
ROAD_LENGTH=16.20
AVG_PLOT_DEPTH= 24.31
AVG_PLOT_WIDTH=14.73
LAND_USE_ZONE =RESIDENTIAL
PREMIUM_FSI_REQUIRED=NO
DISTRICT=KANNIYAKUMARI
SURVEY_NO=21/3A1
TALUK=KILLIYOOR
JURISDICTION_TYPE= PANCHAYAT
RWH_DECLARED=YES
BUILDING_NEAR_TO_RIVER=NO
AREA_TYPE=OTHERS
IS_APPROVED_LAYOUT=NO
BUILDING_NEAR_MONUMENT=NO
BUILDING_NEAR_GOVT_BLDG=NO
PROVISION_FOR_GREEN_BUILDINGS_AND_SUSTAINABILITY=NO
FIRE_PROTECTION_AND_FIRE_SAFETY_REQUIREMENTS=YES
NOC_FOR_CONSTRUCTION_NEAR_MONUMENT=NO
NOC_FIRE_DEPT=NO
OSR_APPLICABLE=NO
IF_HERITAGE_TOWN_LESSTHAN_1KM_RADIUS=NO
GREEN_PLANTING_STRIP=NO



KEY PLAN
SCALE 1:100
ALL DIMENSIONS ARE IN METRE



SITE AND TOPO PLAN
SCALE 1:300
ALL DIMENSIONS ARE IN METRE

AREA DETAILS - PROPERTY

SITE AREA		RE.SY.NO	VILLAGE	TALUK
8.850 Cent	358.1595 M2	21/3A1	ADAIKKAKUZHI	KILLIYOOR

DISTRICT	KANYA KUMARI
PANCHAYATH	ADAIKKAKUZHI

AREA DETAILS - BUILDING

FLOOR	GF	FF	TOTAL
PLINTH AREA	102.05 M²	47.61 M²	149.66 M² / 1610.94 SQ.FT
FLOOR AREA	81.64 M²	38.08 M²	119.72 M² / 1288.66 SQ.FT

PLOT COVERAGE = $\frac{102.05}{358.1595}$ X 100 = 28.49%

F.SI = $\frac{\text{TOTAL BUILIT UP AREA}}{\text{SITE AREA}}$ = $\frac{149.66}{358.1595}$ = **0.417**

JOINERY DETAILS

MD	DOOR	110x210	1	FW3	WINDOW	240x180	1
D	DOOR	100x210	1	KW1	WINDOW	150x100	1
D1	DOOR	90x210	5	W1	WINDOW	150x150	5
D2	DOOR	75x210	3	W	WINDOW	50x150	6
FW1	WINDOW	165x180	1	V	VENTILATION	90x60	3
FW	WINDOW	116x180	1				

COLOUR INDEX

- PLOT BOUNDARY
- EXISTING BUILDING
- PROPOSED BUILDING
- ROAD
- PATHWAY

TWO WHEELER PARKING REQUIRED : 1 NO.

2TWO WHEELER PARKING PROVIDED :1 NO.

CAR PARKING REQUIRED : 1 NO.

CAR PARKING PROVIDED : 1 NO.

F.NIRMALA, M.A.D.C.,D.C.A.,
Reg. Engineer Grade - III
Reg. No : RE-III/KK DTCP/001/2023
LEO ASSOCIATES
KUZHITHURAI
Mob : 9787303764, 9865223583

REG.ENGINEER

SIGNATURE OF 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

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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.