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Project - Quarterly Progress Report

Promoter's Name	:	ACESTAR PROPERTIES PRIVATE LIMITED
Project Name	:	ENVEEDU-Kannivakkam Village, Vandalur Taluk, Chengalpet District.
Project Registration No	:	TN/01/Building/0219/2017 Dated 05.12.2017
Quarter Ending	:	30.09.2022

A. Sales

Sl. No.	Description	Cumulative No. of Units upto the Quarter	Total Area
1.	Plots/Flats Booked size wise (As given in Carpet Area Statement while registering)	383	11618.64
2.	Shops	9	129.6926
3.	Parking Slots	NA	NA
4.	UDS Registered in Sq.m. (Apartment)	365	8120.9334
5.	UDS Registered in Sq.m. (Shops)	5	46.1728

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise		
	Ground Floor	A	Completed
	First Floor	A	Completed
	Second Floor	A	Completed
	Third Floor	A	Completed
	Ground Floor	D	Completed
	First Floor	D	Completed
	Second Floor	D	Completed
	Third Floor	D	Completed
	Ground Floor	E	Completed
	First Floor	E	Completed
	Second Floor	E	Completed

For AceStar Properties Private Limited



Authorised Signatory

AceStar Properties Private Limited

CIN : U45202TN2006PTC059680

New No. 12, South Mada Street, Srinagar Colony, Saidapet, Chennai 600015

Tel : +91 44 4600 4700, www.xsreal.com

	Third Floor	E	Completed
	Ground Floor	F	Completed
	First Floor	F	Completed
	Second Floor	F	Completed
	Third Floor	F	Completed
2.	Status of common Amenities for each Block/Tower, Item wise		Completed

Sl.No.	Description	Percentage
1.	Percentage of Completion	
	i) Physical	100%
	ii) Financial (Enter Anticipated Project Cost in Lakhs)	100% (29.50 Crores)

C. Details of Clearances

1. Completion Certificate No. : **NA**
2. Compliance Report, if any : **Form 4 Enclosed**
3. Annual Audit Report of Special Account in Form 7 : **NA**

D. Latest Photo with Date (Atleast from 2 angles): Enclosed

For AceStar Properties Private Limited

 Authorised Signatory

Architects & Interior Designers

FORM-4

ARCHITECT'S CERTIFICATE

To

M/s. Acestar Properties Pvt. Ltd.,
No.12, South Mada Street,
Sri Nagar Colony,
Saidapet, Chennai – 600 015.

Date:13.10.2022

Subject: Certificate of Completion of Construction Work of A, D, E & F blocks of the Project " En Veedu" (TNRERA vide no. TN/01/Building/0219/2017 in Letter No. TNRERA/803/2017, dated 05.12.2017) situated on the plot bearing survey no : 16/142, 28, 32, 33 of Kannivakkam Village, Chengalpattu Taluk, Kanchipuram District, demarcated by its boundaries (Latitude: 12°48'18.43" N Longitude: 80°5'16.46" E), Tamil Nadu, PIN 603202, measuring 15550.00 Sq.mts. area being developed by Acestar Properties Pvt. Ltd.

I Siva Anbarasan have undertaken assignment as Architect of certifying Completion of Construction Work of A, D, E & F blocks of the Project " En Veedu", Building situated on the plot bearing survey no : 16/142, 28, 32, 33, Kannivakkam Village, Chengalpattu Taluk, Kanchipuram District, Tamil Nadu, PIN 603202, measuring 15550.00 Sq.mts area being developed by Acestar Properties Pvt. Ltd.

2. Following technical professionals are appointed by Owner / Promoter:-

- (i) Mr. **Siva Anbarasan** as Architect
- (ii) M/s. **Designtree Service consultants Pvt. Ltd.,** as Structural Consultant
- (iii) M/s. **Designtree Service consultants Pvt. Ltd.,** as MEP Consultant
- (iv) Mr. **D.Arun** as Site Supervisor/Clerk of Works

3. Based on Completion Certificate received from Structural Engineer and Site Supervisor and to the best of our knowledge, we hereby certify that A, D, E & F blocks of the project "En Veedu" has been completed in all aspects.

Yours Faithfully,

Signature & Name of L.S/Architect with (License No.)

SIVA.ANBARASAN
M.Arch (U.S.A., England), A.I.I.A.,
Regd. Architect, C.A. No. 10769, R.A. No. 191
TVLR/RA/Gr-I/2019/08/003
S3, IIInd Floor, 43, Pantheon Road, Egmore,
Chennai - 600008. Ph : 28554262, 28410888
☎ : 98401 09197, ✉ : anbu.faizal@gmail.com



A-Block South & North Elevation



D-Block South & North Elevation



F-Block South & North Elevation



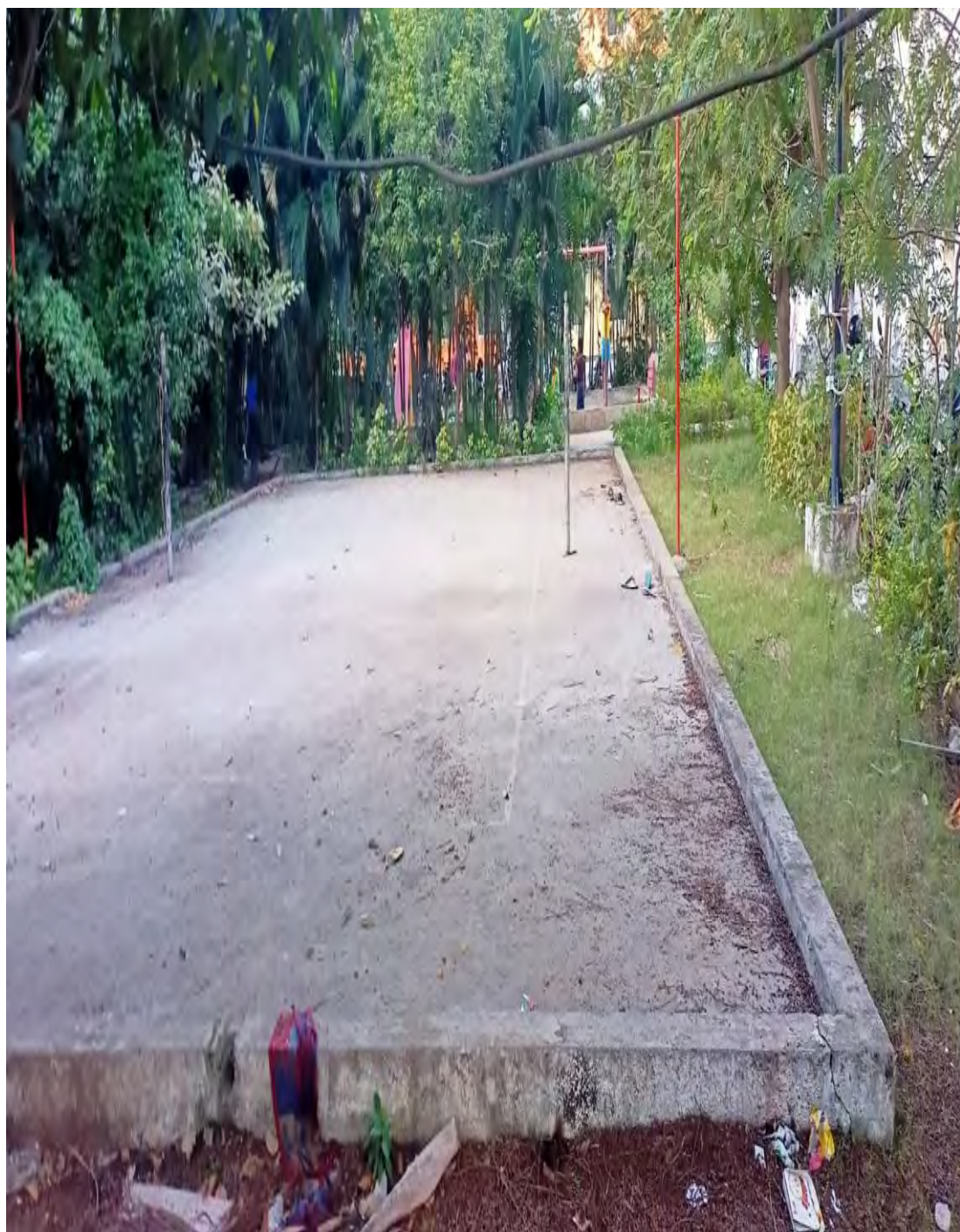
Road



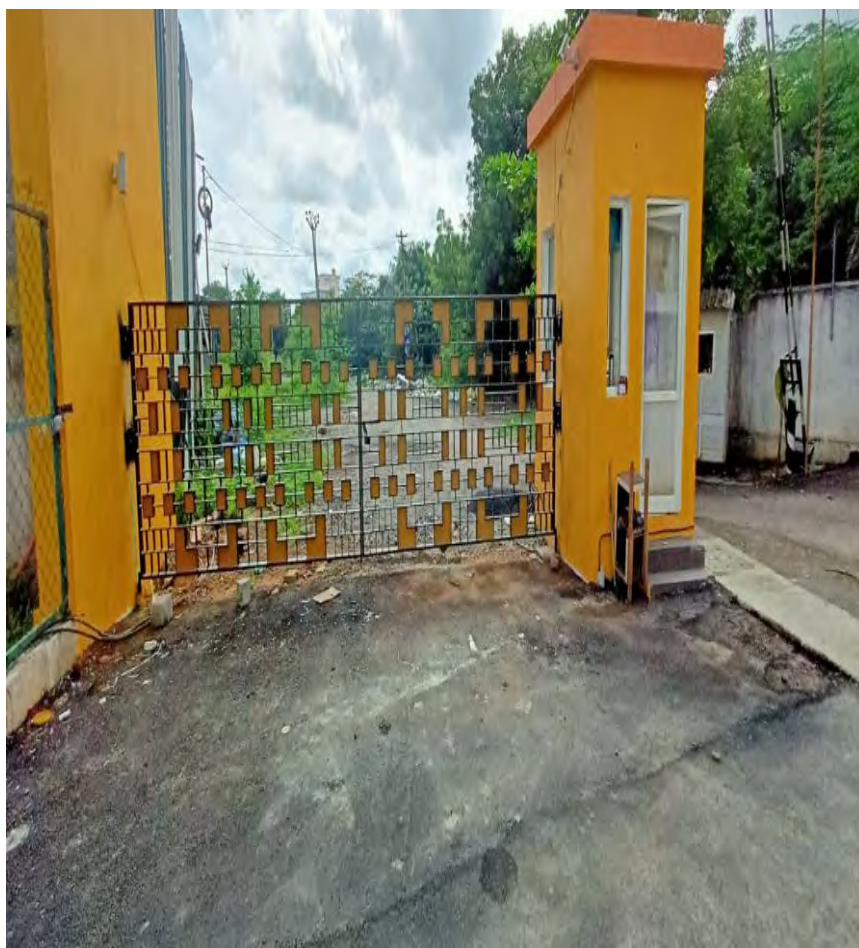
Corridor



OSR



Entrance



STP

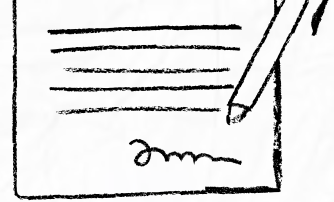


Commercial area



Children's Play area





our services doesn't just end there



Buying & Selling Services

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.



Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.



Property Development & Approvals

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.



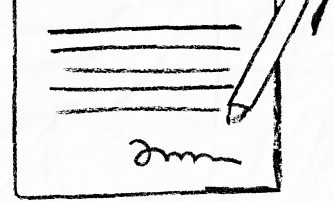
NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management



Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



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with smart tools



Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter



Ownership, Compliance & Legal Verification

Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer



Zoning & Land Use Analysis

Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator



Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary



Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management



We're honored to be part of your
real estate journey

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