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3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

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Official Property Record

Digitally Verified Record - Powered by Verified  RealEstate™



Project - Quarterly Progress Report (QPR)

Promoter's Name	:	M/s. Altiouss Developers LLP, Thiru.V.Rajasekar, Tmt.Jeevitha Rajasekar
Project Name	:	Hub, Construction of Basement floor + Stilt Floor + 1st floor (shop use) + 2nd floor to 8th floor (office use) commercial building
Project Registration No.	:	TN/02/Building/0349/2018
Project Registration Date	:	23/11/2018
Project Completion Date	:	10/04/2025
Quarter Ending	:	March 2025

RERA Separate Bank A/c Details

Bank Name	:	Karnataka Bank
Bank Branch	:	Thambu Chetty Street Branch
Bank A/c No.	:	4622000101008401

Amount collected from the allottees and deposited in the RERA A/c from the date of opening	:	nil
Amount withdrawn from the RERA A/c from the date of opening	:	nil
Bank statement for the last one year duly signed by the Bank to be enclosed	:	Enclosed

A. Sales

Sl. No.	Description	Cumulative No. of Units upto the Quarter	Total Area (Sq.m.)
1.	a) Flats Booked (As given in Carpet Area Statement while registration) Block / Tower Floor-wise	Land Owner's Share First Floor (40%) Second Floor (40%) Third Floor (100%) Fourth Floor (100%) Fifth Floor (40%)	1602 sq.m RERA Carpet Area
	b) UDS Registered	-	682 sq.m

2. Furnish the details Flat-wise

Sl. No.	Flat No. as in approved Plan	Flats Booked (Yes/No)	UDS Registered (Yes/No)
1.	First Floor (40 %) – West wing	Yes	Yes
2.	Second Floor (40%) – West wing	Yes	Yes
3.	Third Floor (100%) – Entire Floor	Yes	Yes
4.	Fourth Floor (100%) – Entire Floor	Yes	Yes
5.	Fifth Floor (40%)– West wing	Yes	Yes

B. Construction

Sl. No.	Description	Block / Tower No.	Floor-wise Status
1.	Stage of construction of each Block / Tower, Floor-wise	Main Building	<u>First Floor</u> - Completed: Brickwork, Plastering, Plumbing, Painting, Fire Staircase & Common Staircase Granite Flooring - Work in progress: Elevation, Lift, Fire system <u>Second Floor</u> - Completed: Brickwork, Plastering, Plumbing, Painting, Fire Staircase & Common Staircase Granite Flooring - Work in progress: Elevation, Lift, Fire system <u>Third Floor</u> - Completed: Brickwork, Plastering, Plumbing, Painting, Fire Staircase & Common Staircase Granite Flooring - Work in progress: Elevation, Lift, Fire system <u>Fourth Floor</u> - Completed: Brickwork, Plastering, Plumbing, Painting, Fire Staircase & Common Staircase Granite Flooring - Work in progress: Elevation, Lift, Fire system

			<u>Fifth Floor</u> - Completed: Brickwork, Plastering, Plumbing, Painting, Fire Staircase & Common Staircase Granite Flooring - Work in progress: Elevation, Lift, Fire system <u>Sixth Floor</u> - Completed: Brickwork, Plastering, Plumbing, Painting, Fire Staircase & Common Staircase Granite Flooring - Work in progress: Elevation, Lift, Fire system <u>Seventh Floor</u> - Completed: Brickwork, Plastering, Plumbing, Painting, Fire Staircase & Common Staircase Granite Flooring - Work in progress: Elevation, Lift, Fire system <u>Eighth Floor</u> - Completed: Brickwork, Plastering, Plumbing, Painting, Fire Staircase & Common Staircase Granite Flooring - Work in progress: Elevation, Lift, Fire system
2.	Status of Common Amenities for each Block / Tower, Item-wise as per approved plan	Main Building	<u>Basement</u> - Completed: RCC Frame Structure with RCC walls, plastering - Work in progress: Lift, Fire system <u>Stilt Floor</u> - Completed: RCC Structure, Underground Sump, Compound Wall, Brickwork, Plastering, Plumbing, Painting, Gate, Compound Wall Grill, Fire Staircase & Common Staircase Granite Flooring - Work in progress: Rain water trench, Lift, Fire system <u>Terrace</u> - Completed: Brickwork, Plastering, Plumbing, Painting - Work in progress: Weathering course, Lift, Solar panel
3.	Status of other Common Amenities as	Nil	Nil

	indicated in the Construction Agreement		
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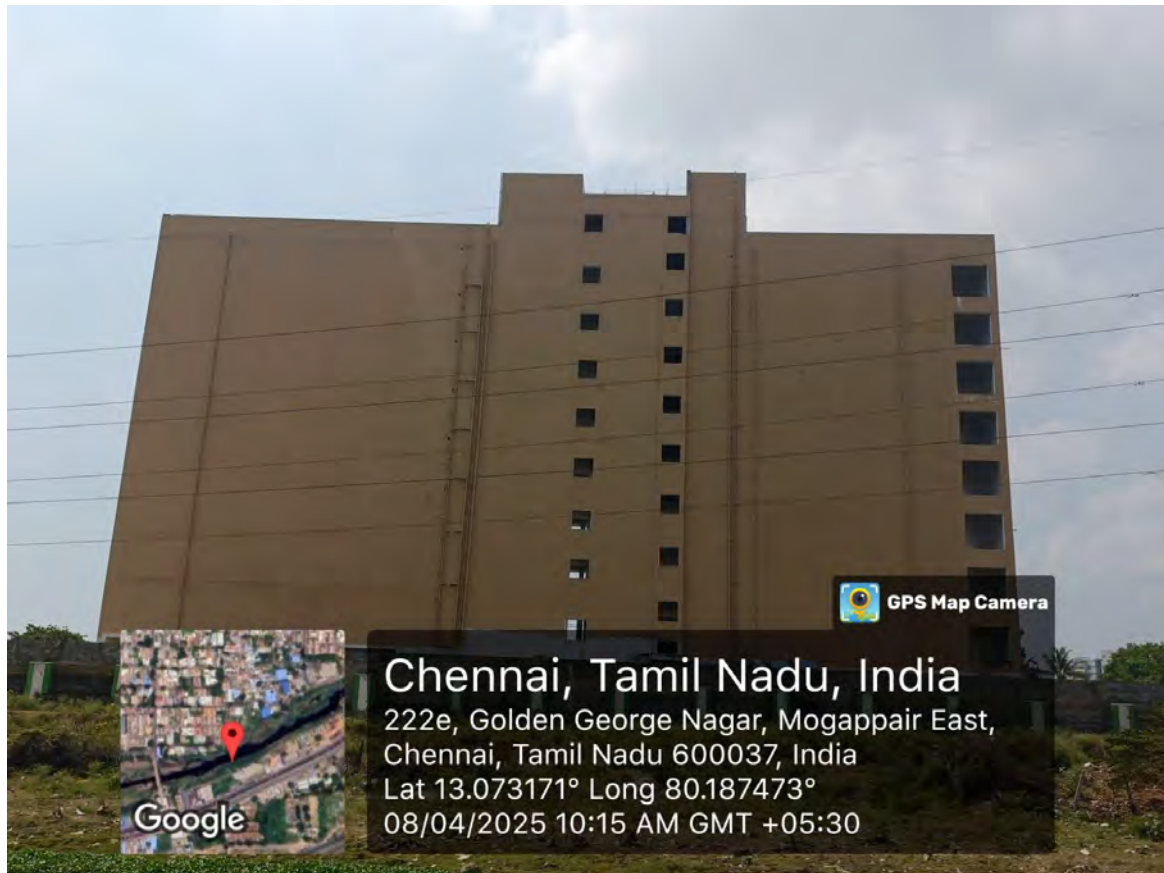
Sl. No.	Description	Percentage
1.	Percentage of completion Block / Tower Floor-wise i) Physical ii) Financial (Enter Anticipated Project Cost in Lakhs)	85% Rs. 2500 in Lakhs
2.	Percentage of completion of Common Amenities i) Physical ii) Financial (Enter Anticipated Project Cost in Lakhs)	85% Included above

C. Latest Colour Photo of all Blocks/Tower elevation including Common Amenities with Geotag and Date (Atleast from 2 angles) ----- (in PDF Format)

Note: Mail the above particulars to “reg.tnrera@tn.gov.in” if the registration has been obtained offline and for online application, QPR should be uploaded using the Login.



Front View as on 08/04/2025



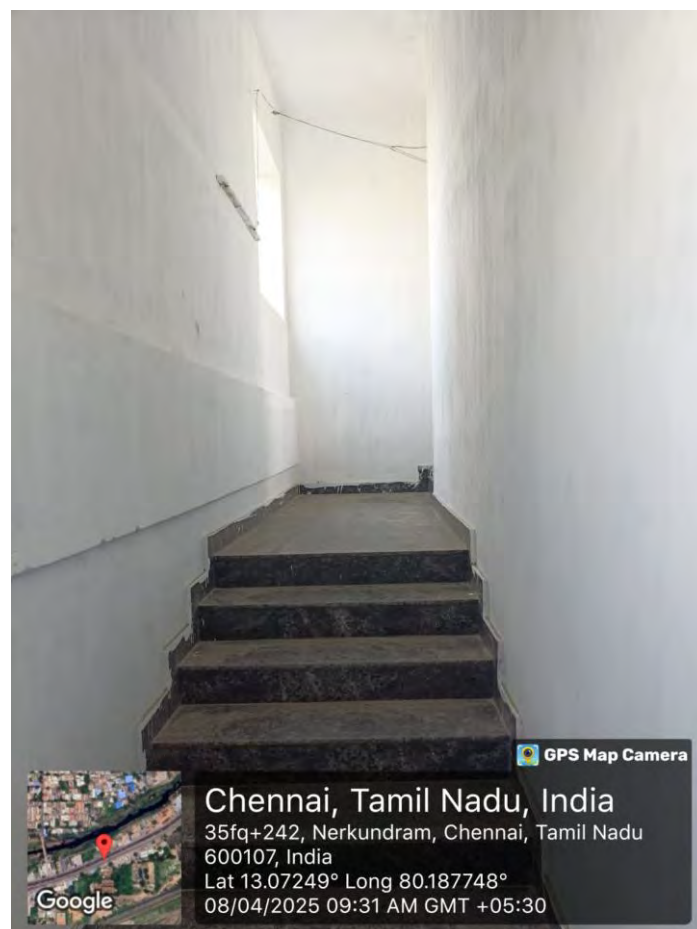
Back side View as on 08/04/2025



West side View as on 08/04/2025



Road side view as on 08/04/2025



Staircase as on 08/04/2025



First Floor view as on 08/04/2025



Gate view as on 08/04/2025

THE KARNATAKA BANK LIMITED

CHENNAI- THAMBU CHETTY ST

Date : 08-04-2025

Account no : 4622000101008401
Name : ESCROW ACCOUNT ALTIOUSS DEVELOPERS LLP
NO. 40B, THAMBUSAMY ROAD,
KILPAUK,
CHENNAI
TAMIL NADU
600010

Tran Date	Instrument Number	Tran particulars	Withdrawals	Deposits	Balance
		OPENING BALANCE			44.00

CLOSING BALANCE

null

Unless the constituent notifies the bank immediately of any discrepancy found by him in this statement of Account, it will be taken that he has found the account correct.

Date Stamp

Manager



This is the account statement of Escrow Account Altiouss Developers LLP for the period of 01.04.2024 to 31.03.2025

KARNATAKA BANK LTD.

[Signature]

Officer. / Manager
T.C. STREET CHENNAI

GREATER CHENNAI CORPORATION

ANNEXURE-1

From:

Assistant Engineer,
Zone-XI. Division,
Greater Chennai Corporation,
Valasaravakkam,
Chennai- 600 087.

To:

G.T.SAMBHANDHAM,
Survey No.3/1B1, 4/3A1,
4/3B1,4/3C1,4/3D1,
Poonamalle High Road ,
Nerkundram,
Chennai-600 107.

Z.O.XI.C.NO/ Spl /2019

Date:08.06.2019

Sir/Madam

Sub: Construction at Survey No.3/1B1, 4/3A1,
4/3B1, 4/3C1, 4/3D1, Poonamalle High Road,
Nerkundram, Chennai-600107, vide
CEBA/WDCN11/00266/2018 Inspection
Report at Foundation level-Regarding.

The Building Construction at Survey No.3/1B1, 4/3A1, 4/3B1,
4/3C1, 4/3D1, Poonamalle High Road, Nerkundram, Chennai-600107,
vide **CEBA/WDCN11/00266/2018** was Inspected at foundation level by
me on **07.06.2019** and found that it is as per approved plan.

Hence, the construction activity may be proceeded further as
per the approved Plan vide **CEBA/WDCN11/00266/2018**


Assistant Engineer,
Zone-XI/ Dh-145



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.



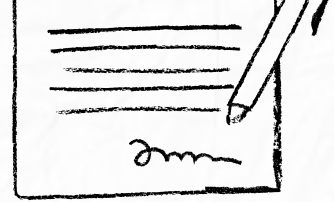
NRI & Investment Services

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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