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

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Official Property Record

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Project - Quarterly Progress Report

Promoter's Name	:	PS SRIJAN DEVELOPERS LLP
Project Name	:	NEXTERRA @ Perumbakkam
Project Registration No	:	TN/01/BUILDING/001/2019 dated 03.01.2019
Quarter Ending	:	July 2022 to September 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)	41	39035
2.	Parking Lots	41	
3.	UDS Registered in Sq.m.	41	2736.459 Sq Mt(20455 Sq Ft)

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise	Block 4,2,1	Block 4 is ready to move in. Block 2 Piling work done. Excavation work under process Block 1 Earth filling work done
2.	Status of common Amenities for each Block/Tower, Item wise		Club House Completed. Swimming pool is ready with dressing room.

Sl.No.	Description	Percentage
1.	Percentage of Completion	
	i) Physical	30%
	ii) Financial (Enter Anticipated Project Cost in Lakhs)	5864

C. Details of Clearances

1. Completion Certificate No. CMDA/CC/NHRB/S/0009/2022 CC for block-4
(only CC No. in Text Format)
2. Compliance Report, if any (Kindly Specify) ----- (in PDF Format)
3. Annual Audit Report of Special Account in Form 7 ----- (in PDF Format)

D. Latest Photo with Date (Atleast from 2 angles) (in PDF Format)

Note: Mail the above particulars to “reg.tnrera@tn.gov.in”

Block-4 Completed



Block-2 piling work completed



Block 2 -Wing A

Block-2 wing B



Block 2 - Wing B

Block-1 Earth Filling work completed





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.



 **empowering your real estate decisions**
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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