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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

Promoter's Name	**:**	**ALLIANCE BUSINESS PARKS PVT. LTD**
Project Name	**:**	**ALLIANCE GALLERIA RESIDENCES**
Project Registration No	**:**	**TN/29/Building/0008/2017 Dt:09/08/2017)**
Quarter Ending	**:**	**July 2023 to September 2023**

A. Sales:

Sl. No	Description	Cumulative No. of Units up to the Quarter	Total Area
1.	Plots/Flats Booked size wise (As given in Carpet Area Statement while registering)	1086	13,37,814 Sq.ft
2.	Parking Lots (Covered Car Parking)	1021	
3.	UDS Registered in Sq.m.	1067	23,241 Sqm

B. Construction – Structure:

Sl. No	Block No	Block Name	Progress Status
1	Block 1	Commercial	100.00%
2	Block 2	CLAUDIUS - A	Completed.
3	Block 3/1	MAGNUS - A	Completed.
		MAGNUS - B	Completed.
4	Block 6	AGUSTUS	Completed.
5	Block 3/2	MAGNUS - C	Completed.
		MAGNUS - D	Completed.
6	Block 5	ATTRIUM - C	Completed.
		ATTRIUM - B	Completed.
		ATTRIUM - A	Completed.
		Clubhouse	Completed.
7	Block 4	CLAUDIUS - B	Completed.

B. Construction – Finishing

Sl. No	Description	Percentage
1	Percentage of Completion	
i)	Physical	
	Block - 1	25.60%
	Block - 2	100.00%
	Block - 3	100.00%
	Block - 4	100.00%
	Block - 5	100.00%
	Block - 6	100.00%
ii)	Financial (Enter Anticipated Project Cost in Lakhs) for Block 1 to 6	33,434.25 Lakhs

C. Details of Clearances

1. Partial Completion Certificate No :
   1.CMDA/CC/HRB/014/2021. Dated :12-Apr-2021
   2.CMDA/CC/S/087/2022. Dated :19-May-2022

2. Fire Compliance Letter No:
   1. Block 2 D.Dis.No:10893/C1/2020 Date :08-Feb-2021,
   2. Block 3 & 6 D.Dis. No:14918/C1/2020 Date : 28-Feb-2021
   3. Block 4 & 5 D.Dis. No:1741/C1/2022 Date :12-Apr-2022

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

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

Structure Completed. View from Northeast Corner.

GALLERIA RESIDENCES



Structure Completed. View from Southeast Corner.



Structure Completed. View from Southwest Corner.

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Basements: B3 to B1 Screed Completed and Painting in Progress.

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Typical Floor : Block Work & Plastering in Progress.

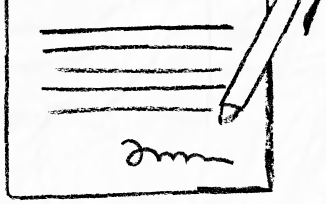
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External development : SWD & MEP Chambers in Progress.

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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

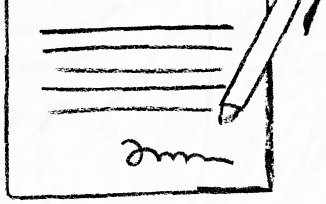
Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

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

Verified RealEstate™

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

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