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Project - Quarterly Progress Report

Promoter's Name	:	ST. ANGELO'S VNCT VENTURES LLP
Project Name	:	OAKWOOD VILLAS – PAMMAL
Project Registration No	:	TN/01/Building/0396/2020 dated 29/10/2020
Quarter Ending	:	30.09.2021

TAMILNADU REAL ESTATE REGULATORY AUTHORITY
18 OCT 2023
TNRERA
CHENNAI

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)	18	Builtup Area = 1457.94 Sq.Mt Carpet Area = 1332.10 Sq.Mt.
2.	Parking Lots	18	180 Sq.Mt.
3.	UDS Registered in Sq.m.	15	1078.98 Sq.Mt.

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise		100% Completed
2.	Status of common Amenities for each Block/Tower, Item wise		100% Completed

Sl.No.	Description	Percentage
1.	Percentage of Completion	
	i) Physical	**100%**
	ii) Financial (Enter Anticipated Project Cost in Lakhs)	**100%** **(Rs.786.43 Lakhs)**

For ST. ANGELO'S VNCT VENTURES LLP

Authorised Signatory

C. Details of Clearances

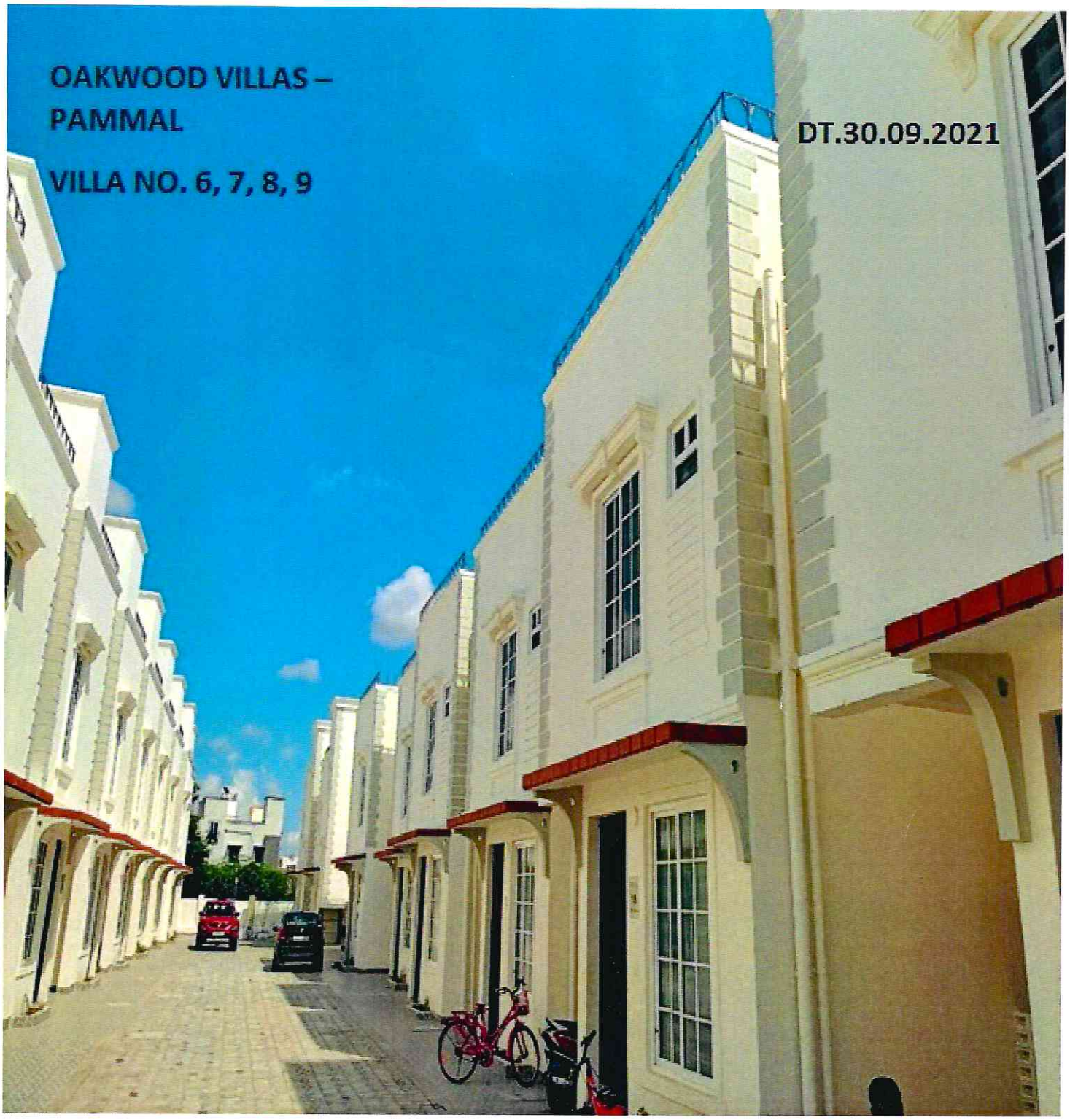
1. Completion Certificate No. **NOT APPLICABLE** (only CC No. in Text Format)
2. Compliance Report, if any (Kindly Specify) **NOT APPLICABLE** (in PDF Format)
3. Annual Audit Report of Special Account in Form 7 (in PDF Format)

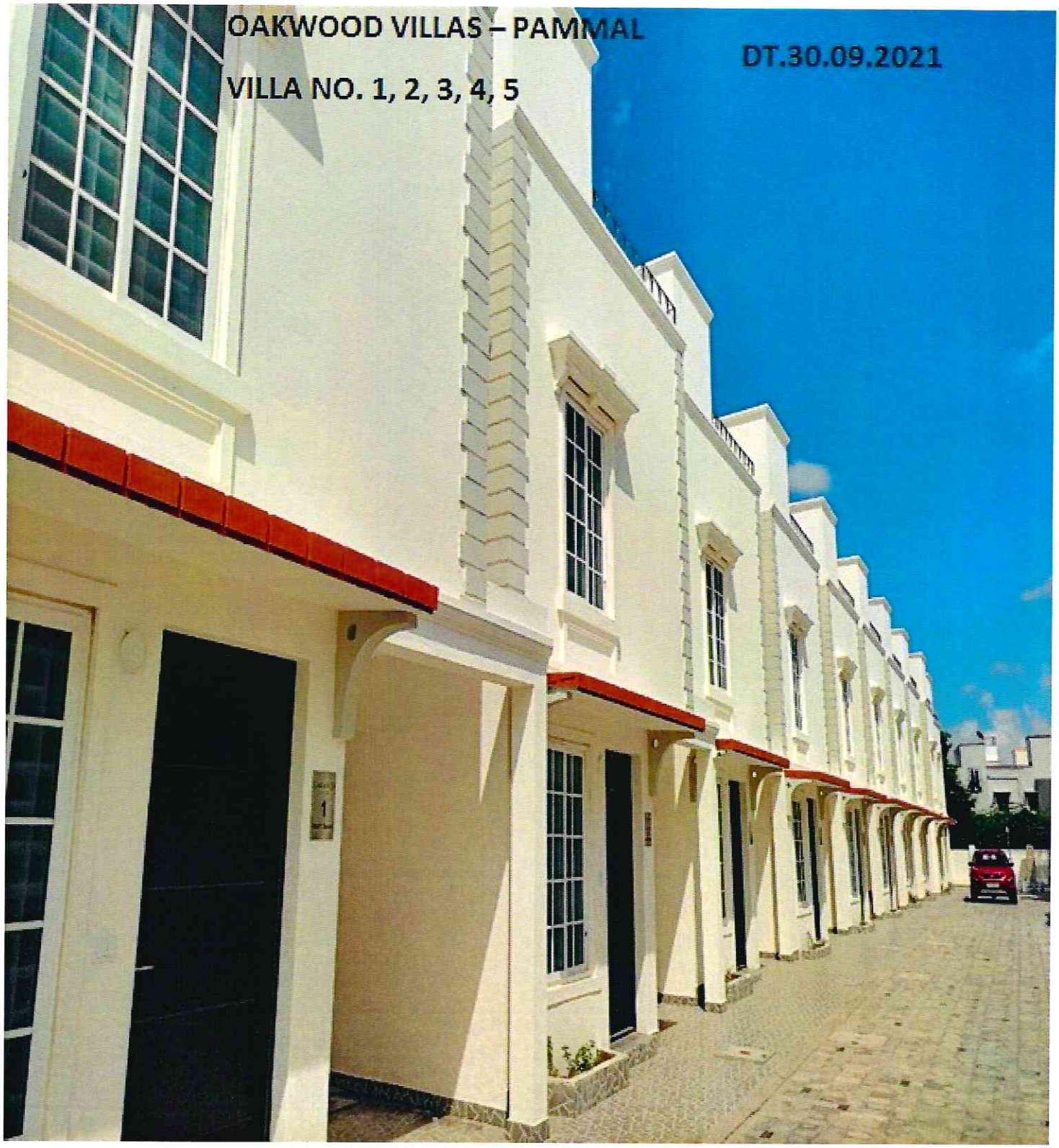
D. Latest Photo with Date (Atleast from 2 angles) ATTACHED (in PDF Format)

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

For ST. ANGELO'S VNCT VENTURES LLP.

Authorised Signatory


OAKWOOD VILLAS –
PAMMAL
VILLA NO. 6, 7, 8, 9
DT.30.09.2021


OAKWOOD VILLAS – PAMMAL
DT.30.09.2021
VILLA NO. 1, 2, 3, 4, 5


OAKWOOD VILLAS –
PAMMAL VILLA NO.
14, 15, 16,17,18, 19
DT.30.09.2021

OAKWOOD VILLAS –
PAMMAL

VILLA NO. 10 & 11

DT.30.09.2021



(5)

FORM-4

ARCHITECT'S CERTIFICATE

(To be issued on completion of each of the Building/Block/Tower)

Date: 03.10.2021

To
ST ANGELOS VNCT VENTURES LLP
SUN CENTRE, NO.2, TANK BUND ROAD,
NUNGAMBAKKAM, CHENNNAI – 600 034

Subject: Certificate of Completion of Construction Work of **OAKWOOD VILLAS - PAMMAL** (TNRERA Registration Number **TN/01/Building/0396/2020 dated 29.10.2020** situated on Plot Nos.1,3 to 14 (13 plots) in Survey No.220/1,2,3 demarcated by its boundaries (latitude and longitude of the endpoints) 12°81'40.5"N to the North to the South 80°07'00.8"E to the East to the West of Division Rendamkattalai Village, Pallavaram Taluk (Kundrathur Taluk), Kancheepuram District, PIN: 600069 measuring Total Builtup Area 1534.95 sq.mts. being developed by M/s. ST ANGELOS VNCT VENTURES LLP

Sir,

I, P.NADHIYA have undertaken assignment as Architect/Engineer of certifying completion of Construction Work of **OAKWOOD VILLAS - PAMMAL** situated in Plot Nos.1,3 to 14 (13 plots) in Survey No.220/1,2,3, "Erandamkattalai Village, Kundrathur Taluk, Kancheepuram District, PIN 600069 measuring Total Builtup Area 1534.95 sq.mts being developed by M/s. ST ANGELOS VNCT VENTURES LLP

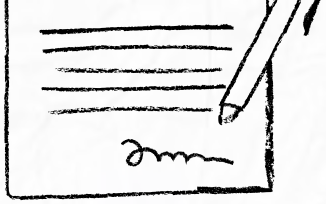
1. Following technical professionals are appointed by Owner/Promoter: (as applicable)

   (i) Tmt. **P.NADHIYA** as Architect
   (ii) M/s. **SURYAPRABHA STRUCTURAL CONSULTANT** as Structural Consultant
   (iii) M/s. **HK ASSOCIATES** as Electrical Consultant
   (iv) M/s. **DOLPHIN CONSULTANT** as Plumbing Consultant
   (v) Thiru, **M.EZHILARASAN** as Site Supervisor

2. Based on Completion Certificate received from Structural Engineer and Site Supervisor and to the best of my/our knowledge, I/We hereby certify that **OAKWOOD VILLAS - PAMMAL** has been completed in all aspects. (Completion Certificate is NOT APPLICABLE by CompetentAuthority).

Yours Faithfully,

NADHIYA. P, B.Arch.,
Council of Arch Reg. No: CA/2009/45714
Registered Architect, Gr. 1(RA)
[RA/Gr.1/19/12/399]
No:11, Kuvalai Malar Street, Poonganagar,
Tiruvallur-602 001.



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

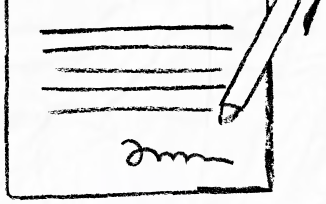
Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

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

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