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H7

Project - Quarterly Progress Report (QPR)

Promoter's Name	:	MAXIS CONSTRUCTIONS CO
Project Name	:	ATRIUM
Project Registration No	:	TN/29/Building/0143/2022
Project Registration Date	:	06/05/2022
Project Completion Date	:	10/02/2024
Quarter Ending	:	SEPTEMBER 2024

RERA Separate Bank A/c Details

Bank Name	:	HDFC BANK LTD
Bank Branch	:	NUNGAMBAKKAM
Bank A/c No.	:	50200065793430

Amount collected from the allottees and deposited in the RERA A/c	:				RS 6,56,62,494
Amount withdraw from the RERA A/c datewise with percentage of physical completion		S.No.	Percentage completion till the quarter	Quarter ending	Amount spent during the quarter
	:	1	5 %	April'22- June'22	17,60,415.00
		2	15 %	July'22 – September'22	1,10,04,355.00
		3	45%	October'22 – December'22	1,60,37,156.00
		4	60 %	January'23 – March'23	1,35,76,869.00
		5	75 %	April'23 – June'23	82,77,618.00

	6	85 %	July'23- September'23	88,86,475.00
	7	90 %	October'23- December'23	88,56,167.00
	8.	93 %	January'24- March'24	34,69,491.00
	9.	97 %	April'24 – June'24	29,33,113.00
	10	100 %	July'24- September'24	2,81,000.00
Bank statement for the respective Quarter 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	11	933.36
	b) UDS Registered	11	436.92

2. Furnish the details Flat-wise

Sl. No.	Flat No. as in approved plan	Flats Booked (Yes/No)	UDS Registered (Yes/No)
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1.	2A	YES	YES
2.	2B	YES	YES
3.	2C	YES	YES
4.	2D	YES	YES
5.	2E	YES	YES
6	3A	YES	YES
7	3B	YES	YES
8	3C	YES	YES
9	3D	YES	YES
10	3E	YES	YES
11	4E	YES	YES

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor-wise	Block 1	STILT & FOURTH FLOOR SLAB & BEAM, BRICK WORK 100% OVER
2.	Status of Common Amenities for each Block/Tower, Item-wise as per approved plan	NA	NA
3.	Status of other Common Amenities as indicated in the Construction Agreement	NA	NA

Sl. No.	Description	Percentage
1.	Percentage of completion Block/Tower Floor-wise	

	i) Physical	100% OVER
	ii) Financial (Enter Anticipated Project Cost in Lakhs)	Rs. 6,56,62,494.00
2.	Percentage of completion of Common Amenities	
	i) Physical	NA
	ii) Financial (Enter Anticipated Project Cost in Lakhs)	NA

C. Latest Colour Photo of all Blocks/Tower elevation including Common Amenities Geotag and Date (Atleast from 2 angles) Enclosed

For S.K. MURTHY & ASSOCIATES
Chartered Accountants
F. Reg. No: 002214S

Shilpa
Partner

M.No - 240170

Signed by Chartered Accountant UDIN: 24-240170-KD-MOS7345

Dr. K. S. Murthy
Signed by Promoter



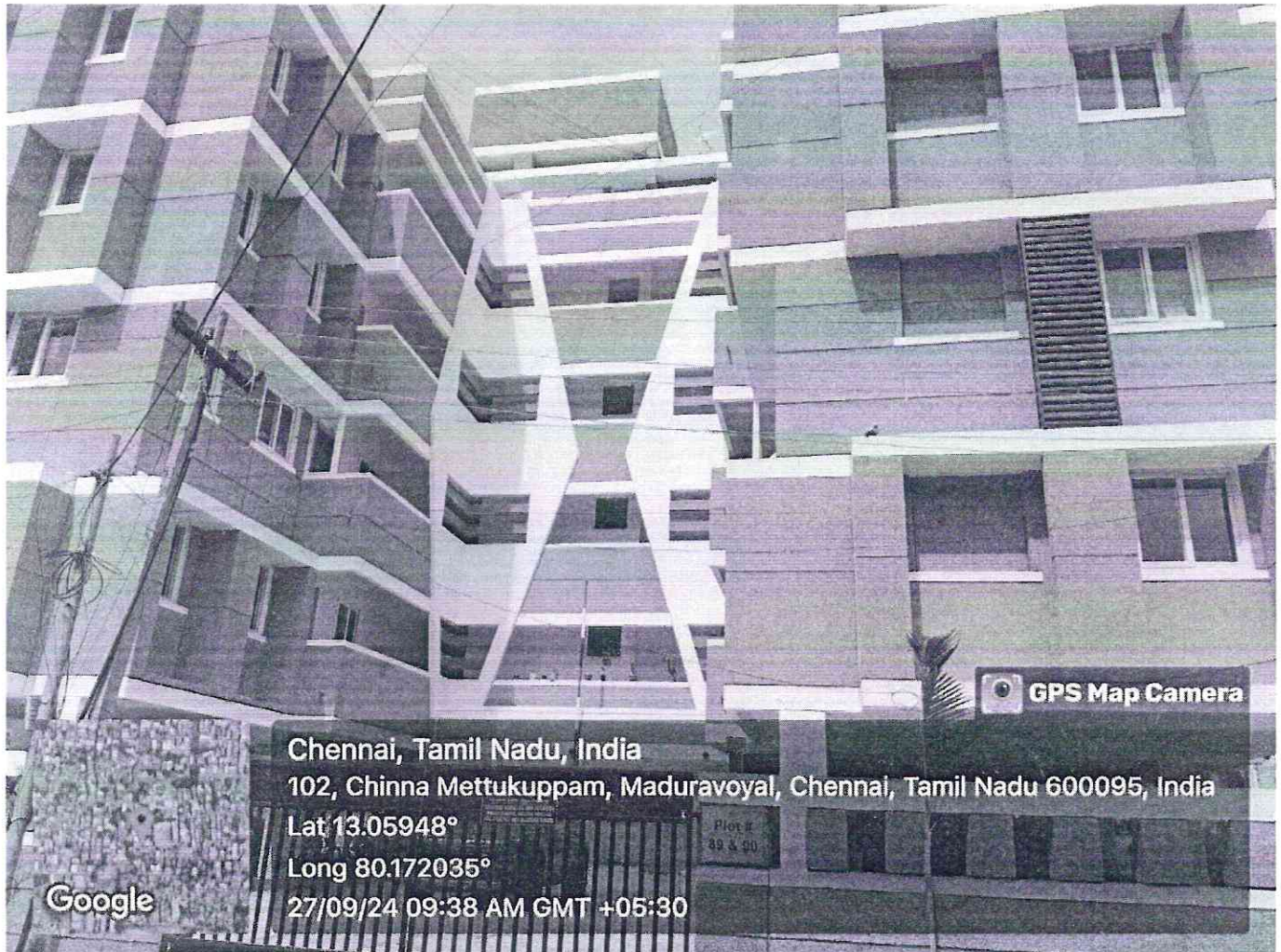
N. Venkatesh maxis construction <maxis.venkatesh@gmail.com>

(no subject)

1 message

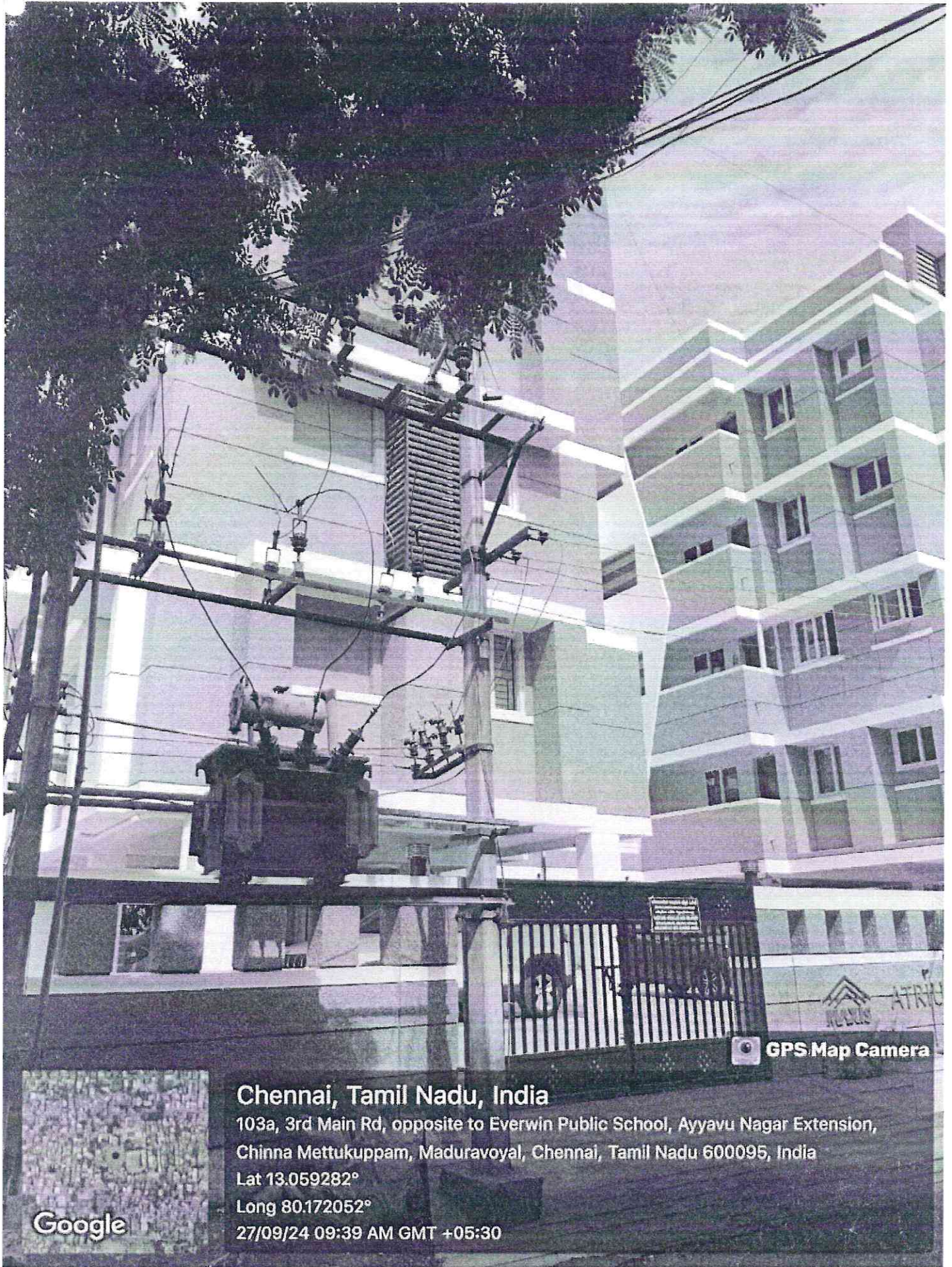
N. Venkatesh maxis construction <maxis.venkatesh@gmail.com>
To: "N. Venkatesh maxis construction" <maxis.venkatesh@gmail.com>

Fri, Sep 27, 2024 at 9:43 AM



For MAXIS CONSTRUCTIONS CO


PARTNER



Google

Chennai, Tamil Nadu, India

103a, 3rd Main Rd, opposite to Everwin Public School, Ayyavu Nagar Extension,
Chinna Mettukuppam, Maduravoyal, Chennai, Tamil Nadu 600095, India

Lat 13.059282°

Long 80.172052°

27/09/24 09:39 AM GMT +05:30

GPS Map Camera

For MAXIS CONSTRUCTIONS CO

P. V. V.
PARTNER

FORM-4A
ARCHITECT 'S CERTIFICATE

Date: 22.11.2024

To

M/S MAXIS CONSTRUCTIONS CO,
AA 53, FIRST FLOOR, 2nd STREET,
ANNA NAGAR, CHENNAI – 600 040.

Subject: Certificate of Completion of Construction work of " MAXIS ATRIUM" Building of the project (TNRERA Registration Number TN/29/Building/0143/2022, dated: 06/05/2022, situated on the Plots bearing Nos: 87, 88, 89 & 90, 3RD Main Road, Ayyavu Nagar, Maduravoyal, comprised in old Survey No.196 Part. New Survey No.196/2, of Maduravoyal Village (As per present Patta) demarcated by its Boundaries, East By 30 feet road, Ayyavu Nagar, 3rd Main road, West By - Plot no. 86 & 91, North By - 16 feet Road, Ayyavu Nagar, 2nd Cross Street, South By - 16 feet Road, Ayyavu Nagar, 1st Cross Street situated at Maduravoyal Village, Maduravoyal Taluk, Chennai District, measuring 1571.07 Sq.mts. total area being developed by M/S Maxis Constructions Co.

Sir,

I, T. Chandran have undertaken assignment as an Architect of certifying completion of construction work of " Maxis Atrium" building situated on the Plots bearing Nos: 87, 88, 89 & 90, 3RD Main Road, Ayyavu Nagar, Maduravoyal, comprised in old Survey No. 196 Part. New Survey No. 196/2, of Maduravoyal Village (As per present Patta) demarcated by its Boundaries, East By - 30 feet road, Ayyavu Nagar, 3rd Main road, West By - Plot no. 86 & 91, North By - 16 feet Road, Ayyavu Nagar, 2nd Cross Street, South By - 16 feet Road, Ayyavu Nagar, 1st Cross Street situated at Maduravoyal Village, Maduravoyal Taluk, Chennai District, measuring 1571.07 Sq.mts. total area being developed by M/s Maxis Constructions Co.

2. Following technical professionals have been appointed by Owner/Promoter

- i) Mr. T. Chandran as an Architect.
- ii) Mr. K. Padmanabhan as Structural Consultant
- iii) Mr. A. Parthiban as Site supervisor

3. Based on Completion certificate received from Structural Engineer and Site supervisor and to the best of my knowledge, I hereby certify that "Maxis Atrium" building has been completed in all aspects. The "Maxis Atrium" building is granted Completion Certificate bearing number CMDA/CC/NHRB/C/560/2023, dated: 05/03/2024 by C.M.D.A.

Yours Faithfully,

Signature & Name of Architect with (CA No)


T. Chandran, Architect
Regn.No: CA/1993/16325
Council of Architecture
J2, "Maxis-Presidium" New No.2, Old No.63/1,
L-Block, 24th Street, Anna Nagar East,
Chennai-600 102.

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FORM-4B

**STRUCTURAL STABILITY CERTIFICATE BY
REGISTERED STRUCTURAL ENGINEER
(To be furnished on completion of building)**

I K.Padmanabhan have undertaken assignment as Structural Engineer for the detailed design and construction of the building Maxis Atrium of the building comprising of Stilt + Four floors situated in the land bearing Nos: 87, 88, 89 & 90, 3RD Main Road, Ayyavu Nagar, Maduravoyal, comprised in old Survey No.196 Part. New Survey No.196/2, of Maduravoyal Village, Chennai.

It is certified that the building has been designed as a RCC structure to withstand the dead load, imposed load and wind load/earthquake loads ensuring structural safety and serviceability as per the norms and guidelines prescribed in applicable relevant standards and Codes of Bureau of Indian Standards.

Further after the detailed inspection of the building, it is certified that the constructed building is structurally safe and sound for the purpose for which it is constructed.

Yours faithfully,

Signature, Name and seal
of the Registered Structural Engineer

K. Padmanabhan
Registered Structural Engineer Grade - I (SE)
CMDA Regn. No.: SE/GR.1/19/07/169
Chennai Metropolitan Development Authority



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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

3/350/2 Mettukuppam,
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