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Project - Quarterly Progress Report

Promoter's Name	:	**SAMBHAV HOUSING AND REALITY**
Project Name	:	**SAMBHAV KARPAGA VINAYAGA**
Project Registration No	:	**TN/29/BUILDING/0195/22 DATED 30.5.2022**
Quarter Ending	:	**JUNE 2023**

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)	**3**	**173.33 Sq.m**
2.	Parking Lots	**3**	**N/A**
3.	UDS Registered in Sq.m.	**3**	**120.56 Sq.m.**

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower. Floor wise	1	Outer and Inner plastering all floors, plumbing and painting 100% work done.
2.	Status of common Amenities for each Block/Tower, Item wise	1	SUMP AND TANK 100%, LIFT 100%

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

C. Details of Clearances

Completion Certificate No. –**TO** CC/WDCN12/00726/2023 dated 05/05/2023 by Greater Chennai Corporation-Zonal Office.

1.
2. Annual Audit Report of Special Account in Form 7 –**ATTACHED SEPARATELY IN SAME MAIL--**

D. Latest Photo with Date (Atleast from 2 angles) ATTACHED IN SAME MAIL

For SAMBHAV HOUSING & REALITY

Proprietor

15.07.2023

FORM-4 ARCHITECT 'S CERTIFICATE

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

Date:

To
M/s. Sambhav housing and reality
"Akshya" Door no.30/7, plot no. C165,
4th main road, Nanganallur
Chennai – 600 061.

Subject: Certificate of Completion of Construction Work of Building **SAMBHAV KARPAGA VINAYAGA** Project (TNRERA Registration Number **TN/29/Building/0195/2022** situated on the No.2, Ganapathi street, Nanganallur,Chennai-600114, comprised in survey no.50/1B and 50/2B, town survey land register (patta) survey nos 50/1B (part) and 50/2B(part), T.S.No.11, Ward B, Block-8,Nanganallur Village, Alandur Taaluk, Chennai District, demarcated by its boundaries (latitude and longitude of the end points) Property belonging to **Munnusamy and Baskar** to the North,**Ganapathi street** to the South,**Nehru colony west road** to the East, **Ramesh land** to the west,NanganallurVillage, AlandurTaluk, Chennai District PIN 600 061, measuring **443 sq.mts** area being developed by **M/s. Sambhav housing and reality, Chennai** as per the approved plan.

Ref: TNRERA Registration Number**TN/29/Building/0195/2022 dated 30.5.2022**

Sir,

1. We **Eshwar n Associates** have undertaken assignment as Architect of certifying completion of Construction Work of Building **SAMBHAV KARPAGA VINAYAGA** Project (TNRERA Registration Number **TN/29/Building/0195/2022** situated on the No.2, Ganapathi street, Nanganallur,Chennai-600114, comprised in survey no.50/1B and 50/2B, town survey land register (patta) survey nos 50/1B (part) and 50/2B(part), T.S.No.11, Ward B, Block-8,Nanganallur Village, Alandur Taaluk, Chennai District, demarcated by its boundaries (latitude and longitude of the end points) Property belonging to **Munnusamy and Baskar** to the North,**Ganapathi street** to the South,**Nehru colony west road** to the East, **Ramesh land** to the west,NanganallurVillage, AlandurTaluk, Chennai District PIN 600 061, measuring **443 sq.mts** area being developed by **M/s. Sambhav housing and reality, Chennai** as per the approved plan.

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

- Mr D Sivakumar as Engineer
- Somadev Nagesh as Structural Consultant
- Mr. P Hemanth as Site Supervisor/clerk of works
- Mr Manikandan as MEP consultant

3. Based on Completion Certificate received from Structural Engineer and Site Supervisor and to the best of my/our knowledge, I/We hereby certify that **SAMBHAV KARPAGA VINAYAGA** Building has been completed in all aspects. The **SAMBHAV KARPAGA VINAYAGA** Building isgranted Completion Certificate bearing number CC/WDCN12/00726/2023 dated 05/05/2023 by Greater Chennai Corporation-Zonal Office.

Yours Faithfully,

Signature & Name (IN BLOCK LETTERS) of L.S/Architect with (License No.)

N. Solai.

Solai Nachiappan, D.Arch.,A.I.I.A.,
Architect No.CA/92/15100
No. 26/1, Raju Street,
West Mambalam, Chennai-600 033.

பெருநகர சென்னை மாநகராட்சி

Greater Chennai Corporation

Zonal Office -Alandur

Completion Certificate

From	To	
The Zonal Officer, Greater Chennai Corporation, No.1, New Street, Near GST Road, Alandur, Chennai - 600016	1	The Chairman, TANGEDCO, Anna Salai, Chennai - 600002
	2	The Managing Director, CMWSSB, N0.1,Pumping Station Road, Chintadripet, Chennai-600002

Z.O. CC/WDCN12/00726/2023 Dated: 24/04/2023

Sir/Madam,

Sub: Greater Chennai Corporation - Zonal Office - Alandur Completed the Construction of Residential/Commercial Building at Door No:2,Block No:8, Ward No:B,Survey No:T.S.No.22, GANAPATHY STREET,NANGANALLUR,PALAVANTHANGAL,Nanganallur, Chennai, 600114 within the limits of Chennai Corporation - Completion Certificate - Issued - Regarding.

Ref:

1.Planning Permission / Building Permit Issud by Greater Chennai Corporation vide No:PPA/WDCN12/06867/2021 and BA/WDCN12/06175/2021 dated : 23/08/2021

2.Completion Certificate Application online registration :CC/WDCN12/00493/2023 dated :24/04/2023

3.This office letter vide No:CC/WDCN12/00493/2023 dated 24/04/2023

4.Additional Charges remitted in Greater Chennai Corporation vide Challan No:N12/2023-24/03622

(1) This is to certify that Thiru. Mr A Shanthilal Jain GPA For Mr N Ganesan Mrs Vijayalakshmi has completed the construction of Residential / Commercial building at Door No:2,Block No:8, Ward No:B,Survey No:T.S.No.22, GANAPATHY STREET,NANGANALLUR,PALAVANTHANGAL,Nanganallur, Chennai, 600114 within Greater Chennai Corporation limits sanctioned vide Planning Permission No:PPA/WDCN12/06867/2021 and Building Permit No:BA/WDCN12/06175/2021 dated: 23/08/2021. The building was inspected and observed that the building has been completed as per approved plan and satisfies the norms for issue of completion certificate approved by the Monitoring Committee.

(2). Accordingly Completion Certificate is issued for the above construction in CC/WDCN12/00726/2023 Dated:05/06/2023

(3). The completion certificate is issued in accordance with the provisions of the Town and Country Planning Act, 1971 and rules made there under.This provison does not cover Structural Stabilty aspect of the building. As far as the structural stabilty, it is the sole responsibility of the Applicant / Developer / Power Agent and the Structural Engineer / Registered Architect / Registered Engineer who has signed in the plan to ensure the safety after Construction and also for its continued Structural of the buildings.

Digitally Signed by S.Baskaran
Date: 09-Jun-2023 (10:42:47)

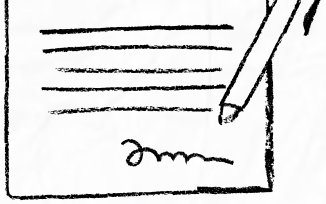
Zonal Officer-Alandur
Greater Chennai Corporation






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Legal & Documentation Services

Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.

Property Development & Approvals

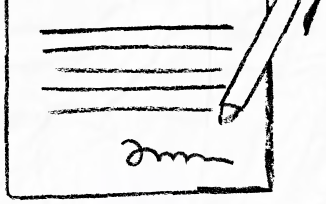
Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

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Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



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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

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

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