Verified RealEstate™

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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	**:**	**GEM PROPERTIES**
Project Name	**:**	**GEM RAIN TREE**
Project Registration No	**:**	**TN/26/Building/407/2022 Dated 11/10/2022**
Quarter Ending	**:**	**March 2025**

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)	**2 BHK Flat - 11 NO'S.** Flat D4 - 4th Floor Flat A3 - 1st Floor Flat C3 - 3rd Floor Flat E4 - 5th Floor Flat E5 - 5th Floor Flat D5 - 4th Floor Flat B4 - 2nd Floor Flat B2 - 2nd Floor Flat C4 - 3rd Floor Flat C5 - 3rd Floor Flat A2 - 1st Floor **SHOP - 1 NO'S.** Shop A4 - 1st Floor **TOTAL - 12 NO'S.**	 65.63 Sq. M. 65.11 Sq. M. 65.11 Sq. M. 65.63 Sq. M. 65.63 Sq. M. 65.63 Sq. M. 65.63 Sq. M. 65.63 Sq. M. 65.63 Sq. M. 65.63 Sq. M. 65.63 Sq. M. 68.04 Sq. M. **723.30 Sq. M.**
2.	Parking Lots	**12 – NO'S.**	
3.	UDS Registered in Sq.m.	**2 BHK Flat - 9 NO'S.** Flat A3 - 1st Floor Flat D5 - 4th Floor Flat C3 - 3rd Floor Flat B2 - 2nd Floor Flat C4 - 3rd Floor Flat C5 - 3rd Floor Flat A2 - 1st Floor Flat D4 - 4th Floor Flat B4 - 2nd Floor	 41.62 Sq. M. 41.62 Sq. M. 41.62 Sq. M. 41.62 Sq. M. 41.62 Sq. M. 41.62 Sq. M. 41.62 Sq. M. 41.62 Sq. M. 41.62 Sq. M.

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		SHOP - 1 NO'S. Shop A4 - 1st Floor **TOTAL - 10 NO'S.**	41.62 Sq. M. **291.34 Sq. M.**

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise	1	Tiles Work Completed upto 95% Electrical Work Completed upto 90% Plumbing Work Completed upto 90% Painting Work Completed upto 40%
2.	Status of common Amenities for each Block/Tower, Item wise	NA	NA

Sl. No.	Description	Percentage
1.	Percentage of Completion	
	i) Physical	**95 %**
	ii) Financial (Enter Anticipated Project Cost in Lakhs)	**5 %** **(50 L)**

C. Details of Clearances

1. Completion Certificate No. NA (only CC No. in Text Format)
2. Compliance Report, if any (Kindly Specify). NA (in PDF Format)
3. Annual Audit Report of Special Account in Form 7 NA (in PDF Format)

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



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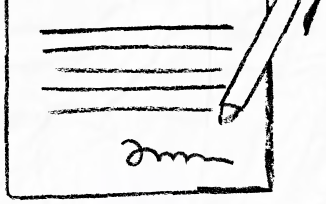
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our services doesn't just end there

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

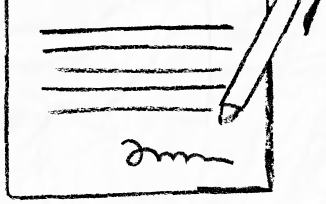
Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

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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