



Your trusted partner for buying, selling, and managing property,
ensuring hassle-free service with 100% transparency.

3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

hello@verified.realestate

+91 9996 12 9996

www.verified.realestate

Official Property Record



25.09.2024

Project - Quarterly Progress Report

Promoter's Name	M/s RAHUL ASSOCIATES
Project Name	"PEARL" Plot No: 7, Annapoorna nagar (Samson
Project Registration No	TN/29/BUILDING/0209/2023 DATE.16.05.2023
Quarter Ending	Sep-24

A. Sales:

Sl. No.	Description	Cumulative No. of Units up to the Quarter	Total Carpet Area(SQ.Mt)
1.	Plots/Flats Booked size wise (As given in Carpet Area Statement while registering)	5	410.56
2.	Parking Lots	4	4
3.	UDS Registered in Sq.m.	5	278.04

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor wise		i. Basement completed, ii. Ist Floor, Second Floor Roof & Third floor Roof work Completed iii. Brick work completed, iv. Internal Plastering and External Plastering work completed, and v. Painting work in progress & Tiles work in progress. Sanitaryware fittings WIP.
2.	Status of common Amenities for each Block/Tower, Item wise		Not Completed

Sl.No.	Description	Percentage
1.	Percentage of Completion	
	i) Physical	95 %
	ii) Financial (Enter Anticipated Project Cost in Lakhs)	26 Lakhs

C. Details of Clearances

1. Completion Certificate No -
2. Compliance Report, if any (Kindly Specify) -
3. Annual Audit Report of Special Account in Form 7-

D. Latest Photo with Date – Attached

RAHUL ASSOCIATES

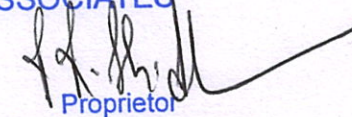
Proprietor

25.09.2024

"PEARL" Plot No: 7, Annapoorna nagar (Samson Nagar), Madhavaram, Chennai - 600 060**Carpet Area Statement**

Sl.No.	Block	Floor	Flat No.	RERA Carpet Area (sq.m)	Total Area (sq.m)	UDS land Area (sq.m)	Car Parking (Nos.)		UDS Registered Details
							Covered	Open	
1	1	1st	A1	73.32	107.58	49.47	1		Registered
2	1	1st	B1	50.96	74.39	34.21			Registered
3	1	1st	C1	55.52	83.14	38.23	1		Registered
4	1	2nd	A2	73.32	107.58	49.47	1		Registered
5	1	2nd	B2	50.96	74.39	34.21			Registered
6	1	2nd	C2	55.52	83.14	38.23	1		Registered
7	1	3rd	A3	73.32	107.58	49.47	1		Un Registered
8	1	3rd	B3	50.96	74.39	34.21			Registered
9	1	3rd	C3	55.52	83.14	38.23	1		Un Registered
				539.40	795.33	365.75	6		

RAHUL ASSOCIATES



Proprietor

Stage Wise Completion Details

Annexure - 1

TABLE - B

S No	TASK/ACTIVITY	PERCENTAGE OF COMPLETION	REMARKS
1	Foundation work	100%	Completed
2	Excavation	100%	Completed
3	Basement	100%	Completed
4	Stilt Floor - Roof work	100%	Completed
5	First Floor - Roof work	100%	Completed
6	Second Floor - Roof work	100%	Completed
7	Third Floor - Roof work		Completed
8	Brick work	100%	Completed
9	Internal walls. Internal plaster, Floorings with flats, doors and windows to each to each flats	95%	WIP
10	Sanitary fittings within the flat	75%	WIP
11	Staircase and lobbies at each floor level connection staircase and lifts, overhead tank.	95%	WIP
12	The external plumbing, external plaster and completion of terraces	100%	Completed
13	Installtion of lifts, Compound wall and all other requirements as may be required to obtain completion certificate	95%	WIP

RAHUL ASSOCIATES

R. S. Shil
Proprietor

"PEARL"

Plot No: 7, Annapoorna nagar (Samson Nagar), Madhavaram, Chennai - 600 060



RAHUL ASSOCIATES

Rahul
Proprietor

"PEARL"

Plot No: 7, Annapoorna nagar (Samson Nagar), Madhavaram, Chennai - 600 060

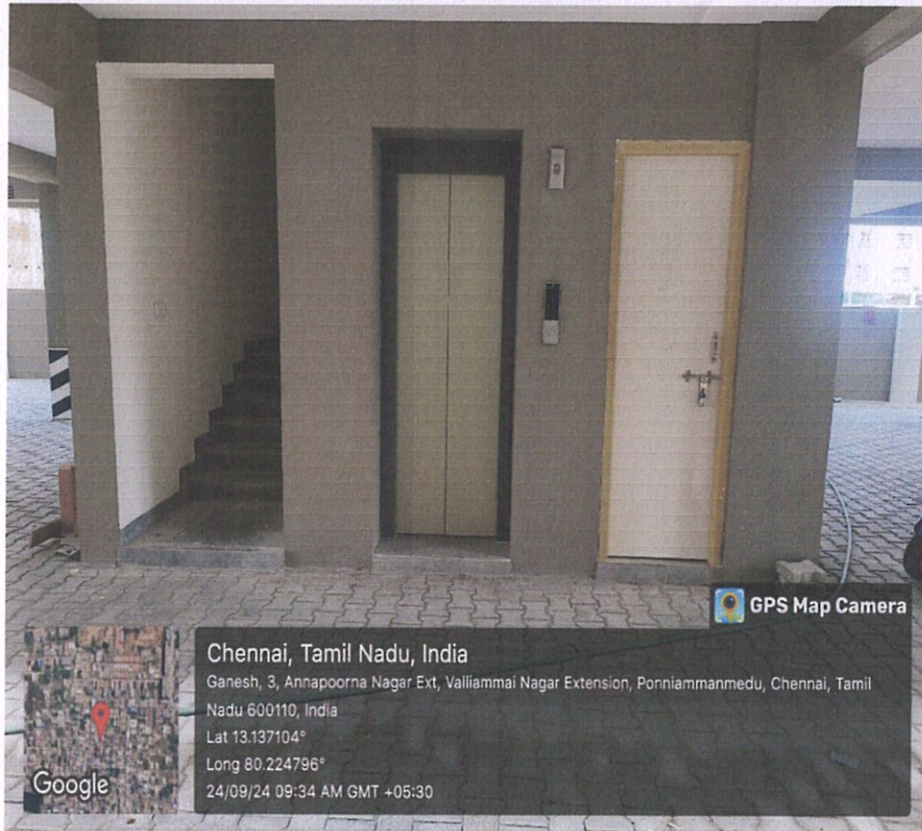


RAHUL ASSOCIATES

[Handwritten Signature]
Proprietor

"PEARL"

Plot No: 7, Annapoorna nagar (Samson Nagar), Madhavaram, Chennai - 600 060

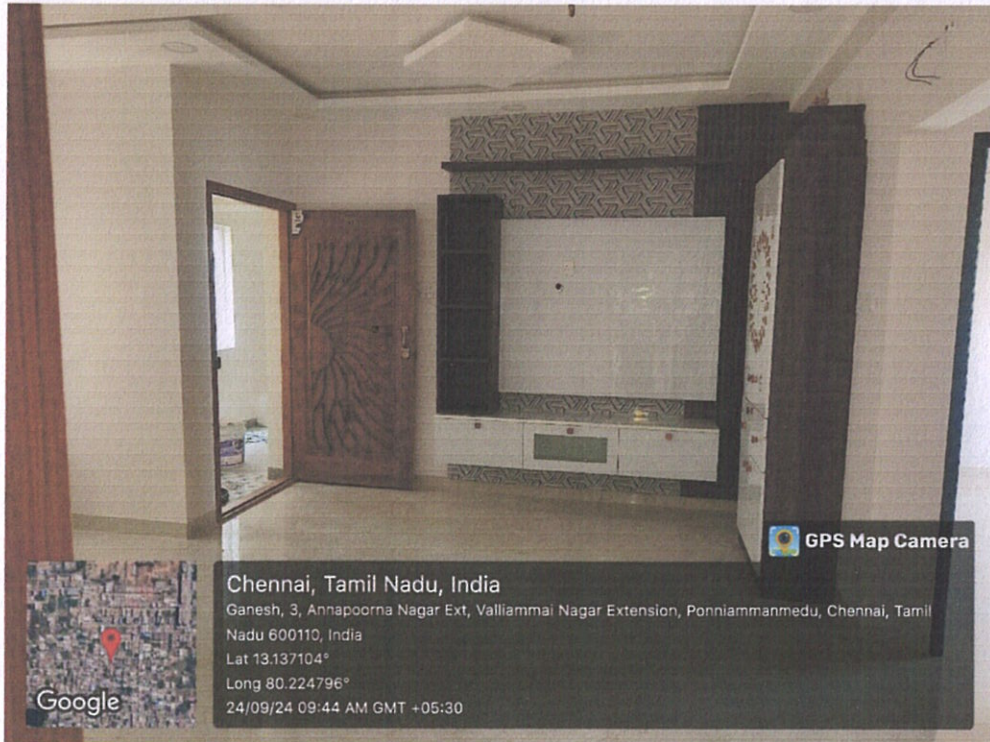


RAHUL ASSOCIATES

R. R. S. S.
Proprietor

"PEARL"

Plot No: 7, Annapoorna nagar (Samson Nagar), Madhavaram, Chennai - 600 060

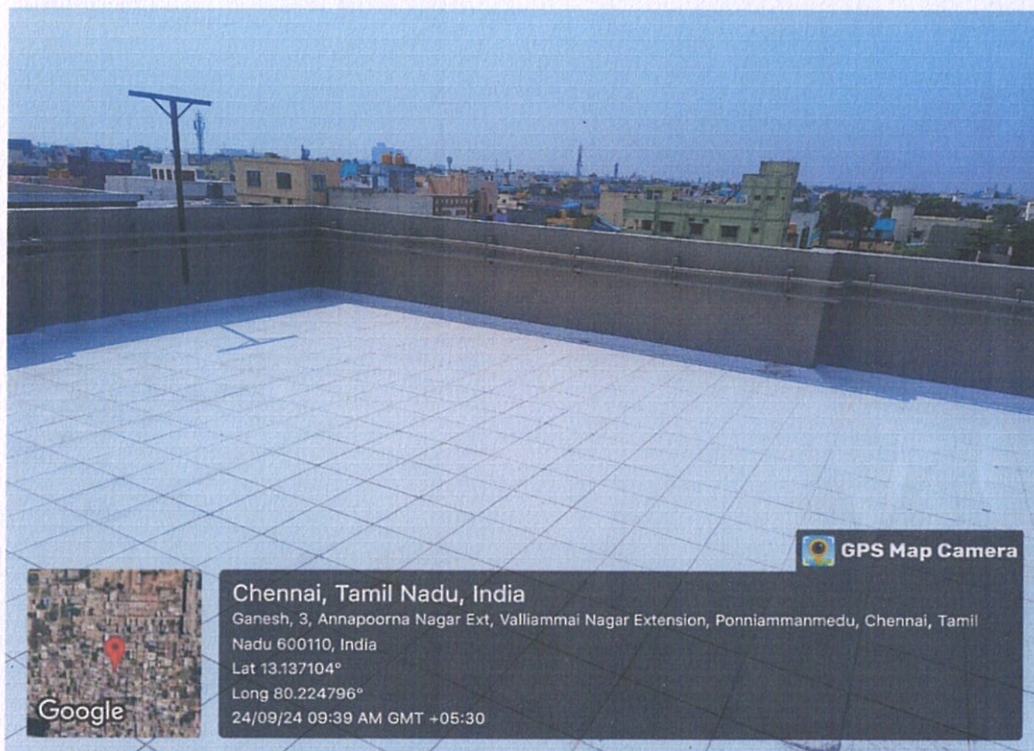
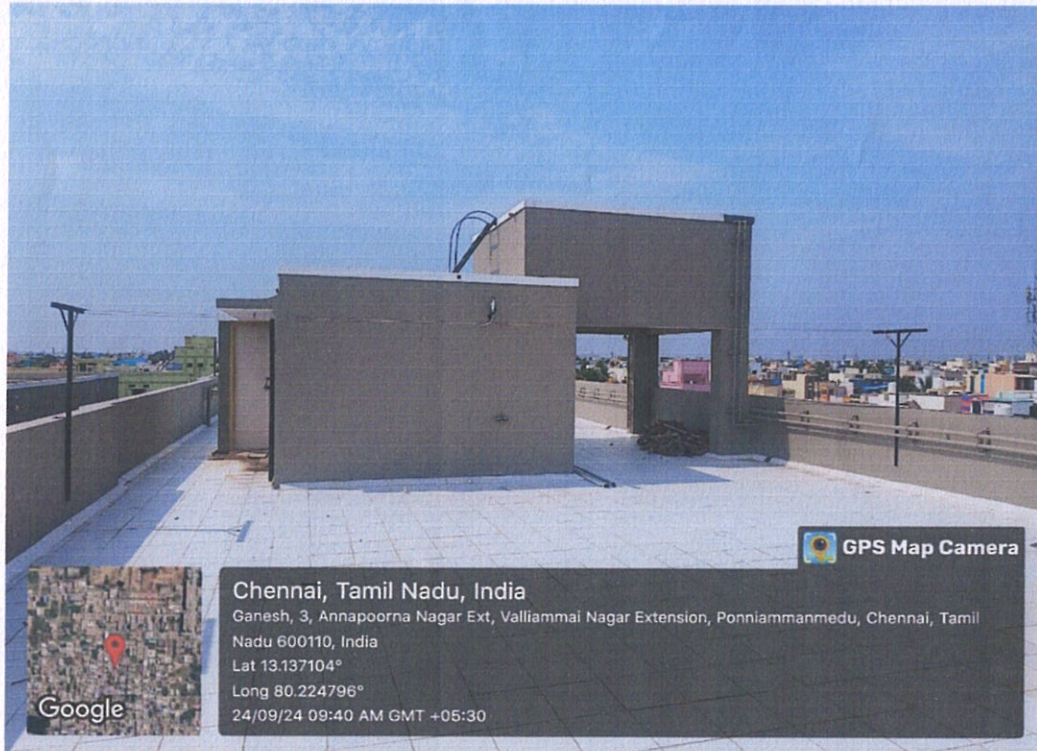


RAHUL ASSOCIATES

R. A. Shid
Proprietor

"PEARL"

Plot No: 7, Annapoorna nagar (Samson Nagar), Madhavaram, Chennai - 600 060



RAHUL ASSOCIATES

P. S. Shil
Proprietor

Our services go beyond



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.

Smarter Tools, Stronger Decisions



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,
OMR Thoraipakkam,
Chennai, India

hello@verified.realestate
+91 9996 12 9996
www.verified.realestate