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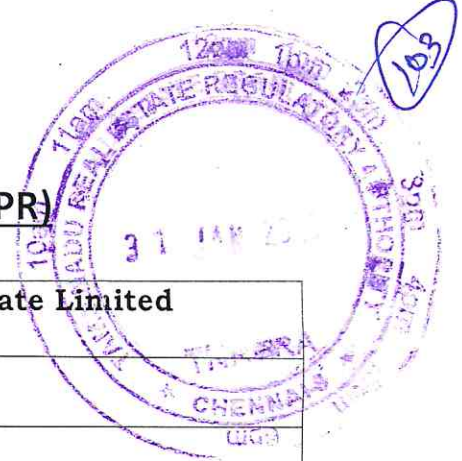
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Project - Quarterly Progress Report (QPR)



Promoter's Name	:	Greenpro Constructions Private Limited
Project Name	:	EBENEZER ORCHID
Project Registration No.	:	TN/29/BUILDING/00262/2023
Project Registration Date	:	14-06-2023
Project Completion Date	:	16-05-2024
Quarter Ending	:	December Year 2024

RERA Separate Bank A/c Details

Bank Name	:	Axis Bank Limited
Bank Branch	:	Anna Nagar – 016 Branch
Bank A/c No.	:	922020043137034

Amount collected from the allottees and deposited in the RERA A/c from the date of opening	:	1,29,11,752
Amount withdrawn from the RERA A/c from the date of opening	:	1,29,11,752
Bank statement for the respective Quarter duly signed by the Bank to be enclosed	:	Attached

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	9	851.76
	b) UDS Registered	9	378.48

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2. Furnish the details Flat-wise

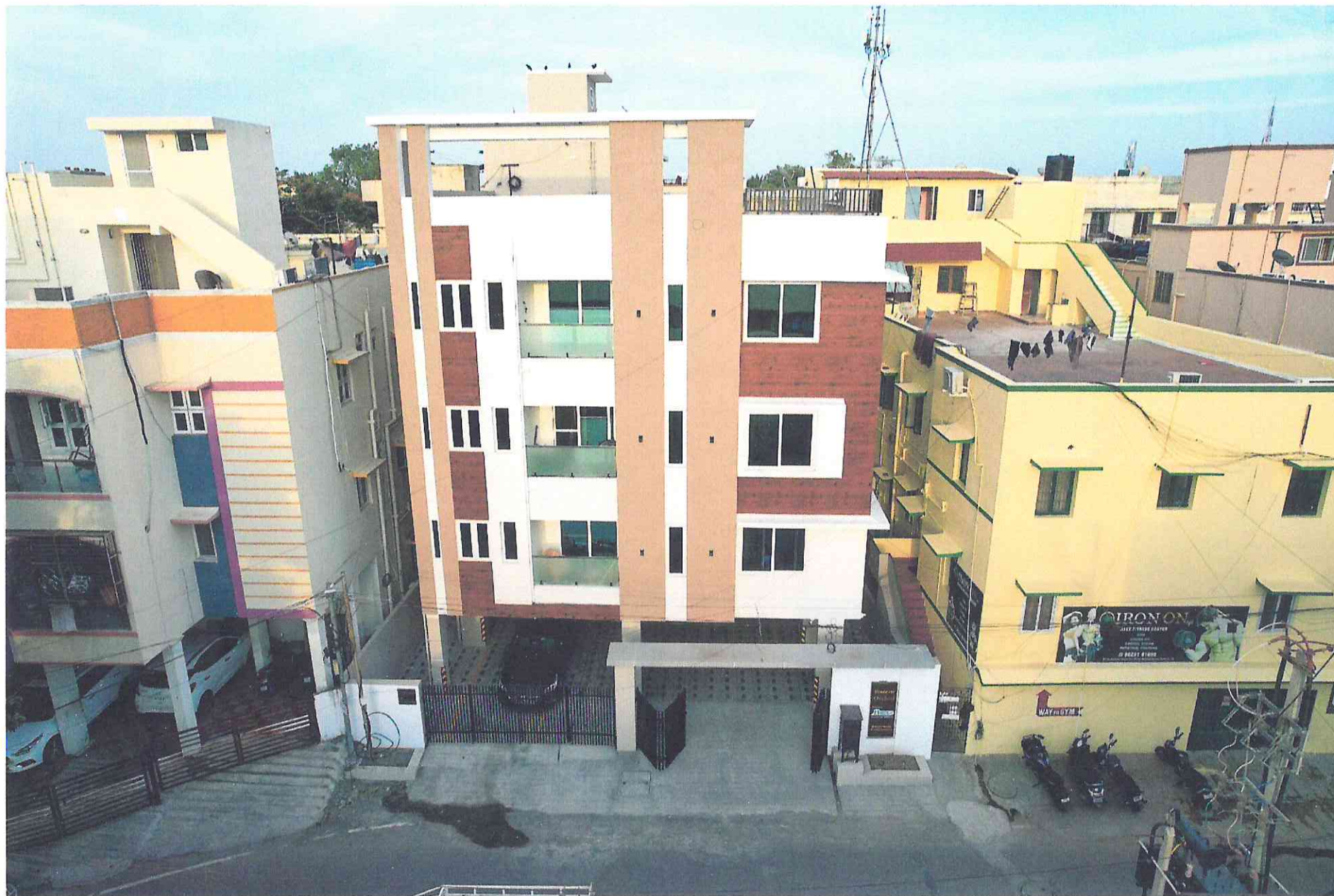
Sl. No.	Flat No. as in approved Plan	Flats Booked (Yes/No)	UDS Registered (Yes/No)
1.	F1	YES	YES
2.	F2	YES	YES
3.	F3	YES	YES
4.	S1	YES	YES
5.	S2	YES	YES
6.	S3	YES	YES
7.	T1	YES	YES
8.	T2	YES	YES
9.	T3	YES	YES

B. Construction

Sl. No.	Description	Block/Tower No.	Status
1.	Stage of construction of each Block/Tower, Floor-wise	BLOCK 1	100% COMPLETED
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

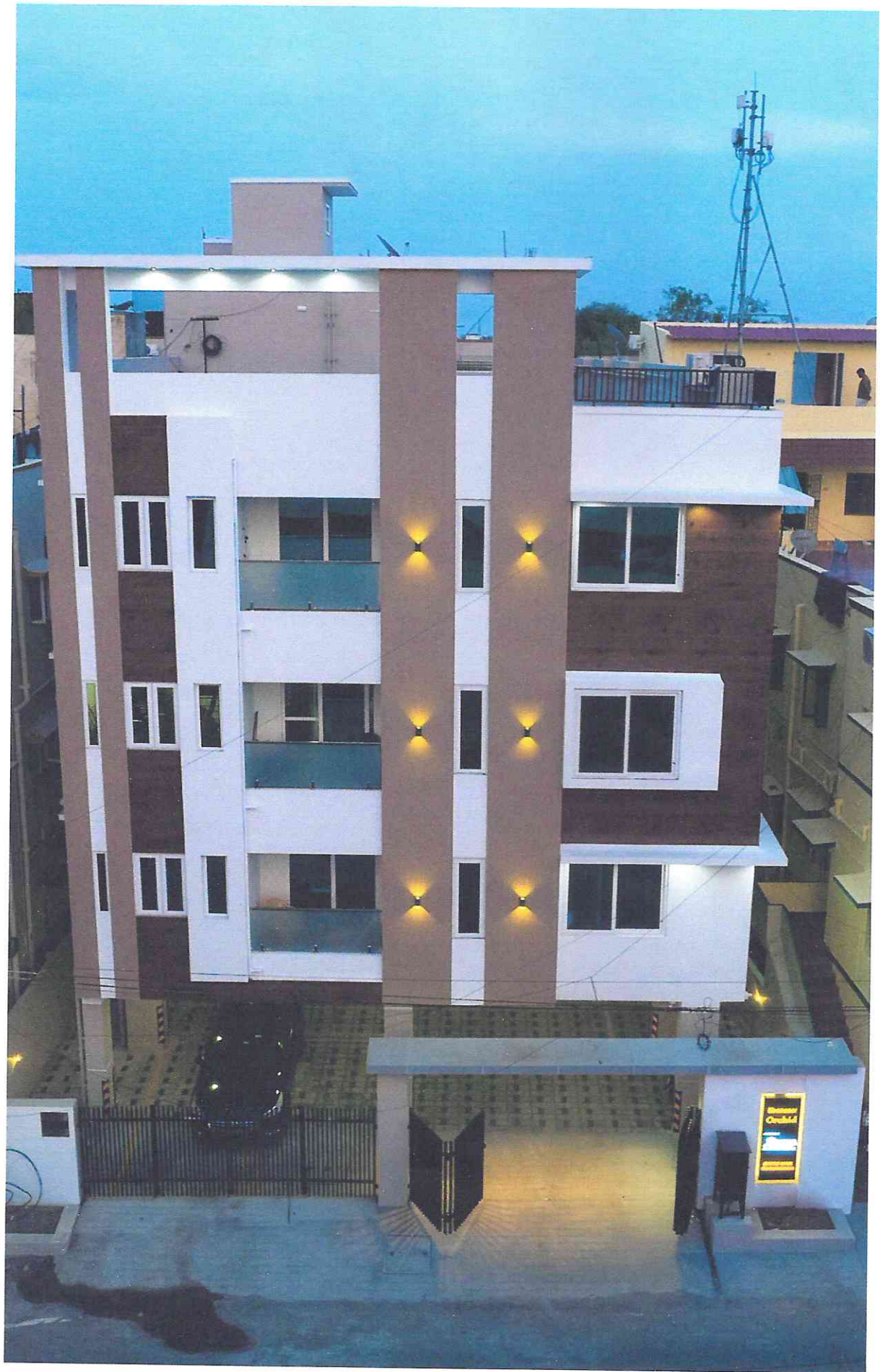
Sl. No.	Description	Percentage
1.	Percentage of completion Block / Tower Floor-wise i) Physical ii) Financial (Enter Anticipated Project Cost in Lakhs)	100% % Rs. 370 Lakhs
2.	Percentage of completion of Common Amenities i) Physical ii) Financial (Enter Anticipated Project Cost in Lakhs)	NA NA

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பெருநகர சென்னை மாநகராட்சி
Greater Chennai Corporation
Zonal Office -Kodambakkam
Completion Certificate



From	To	
The Zonal Officer, Greater Chennai Corporation, No.64, NSK Salai Kodambakkam, Chennai - 600024	1	The Chairman, TANGEDCO, Anna Salai, Chennai - 600002
	2	The Managing Director, CMWSSB, N0.1,Pumping Station Road, Chintadripet, Chennai-600002

Z.O. CC/WDCN10/00652/2024

Dated: 26/04/2024

Sir/Madam,

Sub: Greater Chennai Corporation - Zonal Office - Kodambakkam Completed the Construction of Residential/Commercial Building at Door No:13/6,Block No:9,Plot No:21, Survey No:T.S.No:14/2,, Andavar Nagar li Street,Andavar Nagar,Vadapalani,Puliyur, Chennai, 600024 within the limits of Chennai Corporation - Completion Certificate - Issued - Regarding.

Ref:

- 1.Planning Permission / Building Permit Issud by Greater Chennai Corporation vide No:PPA/WDCN10/05585/2022 and BA/WDCN10/04388/2022 dated : 26/05/2022
- 2.Completion Certificate Application online registration :CC/WDCN10/00588/2024 dated :26/04/2024
- 3.This office letter vide No:CC/WDCN10/00588/2024 dated 26/04/2024
- 4.Additional Charges remitted in Greater Chennai Corporation vide Challan No:N10/2024-25/03343

(1) This is to certify that Thiru. MOHANRAJ EBENEZER AND 3 OTHERS has completed the construction of Residential / Commercial building at Door No:13/6,Block No:9,Plot No:21, Survey No:T.S.No:14/2,, Andavar Nagar li Street,Andavar Nagar,Vadapalani,Puliyur, Chennai, 600024 within Greater Chennai Corporation limits sanctioned vide Planning Permission No:PPA/WDCN10/05585/2022 and Building Permit No:BA/WDCN10/04388/2022 dated: 26/05/2022. 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/WDCN10/00652/2024
Dated:16/05/2024

(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 provision does not cover Structural Stability aspect of the building. As far as the structural stability, 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.

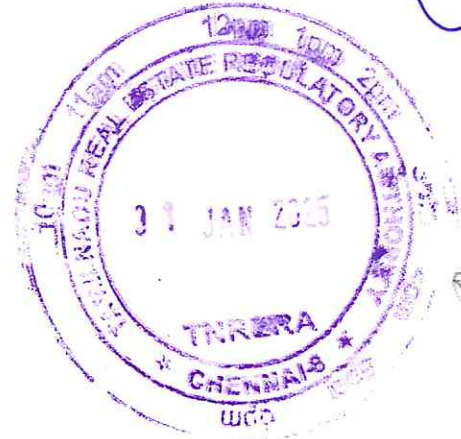
Digitally Signed by Murugesan
Pappa
Date: 21-May-2024 (10:49:06)
Zonal Officer-Kodambakkam
Greater Chennai Corporation

FORM -4A

ARCHITECT'S CERTIFICATE

TO

M/S. GREENPRO CONSTRUCTIONS PVT LTD
F-22, 3B PALM SPRING APARTMENTS
F BLOCK 2ND MAIN ROAD, ANNA NAGAR EAST
CHENNAI – 600102.



Sir,

Subject: Certificate of Completion of Construction work of EBENEZER ORCHID building of the Project with TNRERA registration No. TN/29/BUILDING/00262/2023 DT: 14.06.2023 situated on the Plot bearing No. 21, Door No. 13/6, T.S. No. 14/2 Andavar Nagar 2nd Street, Kodambakkam, Chennai – 600024, demarcated by its boundaries (latitude and longitude of the end points) 13.056322401860424, 80.21775024374514, 90.5 ft to the North 90.5 ft to the south, 40ft to the East, 50 feet to the west, Division 130, Puliur Village, Egmore Taluk, Block 9, Chennai District, measuring 851.76 sq.m. area being developed by M/s. GreenPro Constructions Pvt Ltd.

1. I RESHMA L, have undertaken assignment as Architect of certifying completion of Construction work of EBENEZER ORCHID building of the Project situated on the Plot bearing No. 21, Door No. 13/6, T.S. No. 14/2 Andavar Nagar 2nd Street, Kodambakkam, Chennai – 600024, Division 130, Puliur Village, Egmore Taluk, Block 9, Chennai District, measuring 851.76 sq.m. area being developed by M/s. GreenPro Constructions Pvt Ltd.
2. The following technical Professionals are appointed by the Promoter and the owners.
 - (i) Ms. RESHMA L as Architect
 - (ii) Mr. S. VIVEKANAND as Structural Consultant
 - (iii) Mr. MANIKANDAN as Site Supervisor
3. Based on the detailed inspection of the building and structural safety certificate issued by the Structural Engineer and to the best of my knowledge, I hereby certify that EBENEZER ORCHID building has been completed in all aspects as per the planning permission issued by the competent authority and building permission issued by the local body concerned. The EBENEZER ORCHID building is granted Completion Certificate bearing No. CC/WDCN10/00652/2024 Dated:16/05/2024 by the Greater Chennai Corporation.

Yours faithfully

L. RESHMA

COA REGISTERED ARCHITECT
CA/2023 155449

No.25, Somasundaram Devar 2nd Street,
Ayanavaram, Chennai-600 023.

connect.vkinfra@gmail.com

+91 9677065901/ 9600122941

VK INFRA

Dt. 10.11.2024

FORM 4B

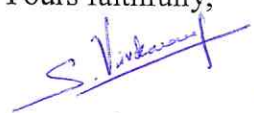
STRUCTURAL STABILITY CERTIFICATE

I S.Vivekanand have undertaken assignment as Structural Engineer for the detailed design and construction of the building "EBENEZER ORCHID" comprising of three floors situated in the land bearing Survey No. T.S. No. 14/2 Plot No. 21, Door No. 13/6 Andavar Nagar 2nd Street, Kodambakkam, Chennai – 600 024, Division 130, Puliyur Village, Egmore Taluk, Block 9, Chennai District.

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,


S. Vivekanand M.Tech.,
Registered Structural Engineer Grade-1 (SE)
CMDA:SE/2024/11/0178
Chennai Metropolitan Development Authority



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.



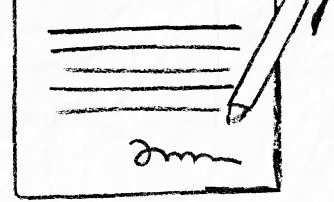
NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management



Compliance & Special Services

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



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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



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

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OMR Thoraipakkam,
Chennai, India

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