



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

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

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Official Property Record



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Carpet Area Statement									Date:28.02.2022	
SI No	Block	Floor	Flat No.	Type	RERA Carpet Area(sec 2(k)) (sq.m)	Exclusive Balcony (sq.m)	Exclusive Verandah/Utility/ Service/Open Terrace (sq.m)	Proportionate Common Area (sq.m)	Total Area (sq.m)	UDS land area (sq.m)
BUILDER SHARE										
1	Nil	First	1A	3BHK	82.872	4.952	Nil	34.158	121.982	53.511
2	Nil	First	1B	2BHK	67.158	3.057	Nil	26.681	96.896	42.549
3	Nil	Second	2C	3BHK	84.518	4.102	Nil	34.374	122.994	53.883
							449.829x40% = 179.932			149.943
APARTMENT SHARED BY BUIDER & LAND OWNER										
4	Nil	Second	2A	3BHK	82.872	4.952	Nil	34.158	121.982	Builder: 29.989 L. owner: 23.522 Total : 53.511
LAND OWNER										
5	Nil	First	1C	3BHK	84.518	4.102	Nil	34.374	122.994	53.883
6	Nil	Second	2B	2BHK	67.158	3.057	Nil	26.681	96.896	42.549
7	Nil	Third	3A	3BHK	82.872	4.952	Nil	34.158	121.982	53.511
8	Nil	Third	3B	2BHK	67.158	3.057	Nil	26.681	96.896	42.549
9	Nil	Third	3C	3BHK	84.518	4.102	Nil	34.374	122.994	53.883
							449.829 x 60% = 269.897			246.375
							TOTAL		1025.616	449.829

UDS STATEMENT:

Total Land : 449.829sqm

BUILDER SHARE : 40% (449.829sqm x 40%) = 179.932

LAND OWNER SHARE : 60% (446.829sq.m x 60%) = 269.897sqm



For J M R BUILDERS



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

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