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Official Property Record

Digitally Verified Record - Powered by Verified RealEstate™



Area details	sqm					
land extend	15215.5					
FSI area achieved	73757.82					
FSI achieved	4.848					
transformer yard	400					
OSR provided	1538.2					
remaining site area	13277.3					
commercial FSI(Hotel&office1)	32424.78					
commercial FSI(office2)	4583.18					
Residence FSI	35975.21					
Block C- Utility	754.65					
Gas bank FSI	20					
total	73757.82					
covered parking	772					
surface parking	190					
total parking	962					
Saleable area as per current design	**FSI/sqm**	**UDS/sqm**	**parking/covered**	**parking/open**		
Block A- Tower A - T1 Residences	17432.8	2963.6	138			
Block A- Tower B - T2 Residences	25713.7	4370.9	204			
Block-A -Tower A- Hotel&BOH/Office	24290.27	4999.6	419	164		
Block B - Office	5546.4	943.2	11	26		
Block C - utility block	754.65	0.0	0			
Block-gas bank	20	0.0	0			
Total saleable area	**73757.82**	**13277.28**	**772**	**190**		

Sl.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)	Car Parking (Nos.)	
											Covered	Open
1		lower/3rd basement floor		commercial/boh	374	0	0	66.00	440.00	0	25	
2		upper/2nd basement floor		commercial	0	0	0	0.00	0.00	0	71	
3		1st basement floor		commercial/boh	501.67	0	0	88.53	590.20	0	311	
4		Stilt/ground floor		commercial/lobby	568.7	0	0	64.30	633.00	454	12	164
5		1st floor		commercial/banquet	801.00	0	0	89.00	890.00	221.04		
6		2nd floor		commercial/club&restaurant	3312.34	0	0	368.04	3680.38	835		
7		3rd floor		commercial/spa&gym	1937.67	0	0	215.30	2152.97	502.26		
8		4th floor	3101	BOH/OFFICE	159.5	0	0.6	70.76	230.86	39.24		
9		5th floor	3102	BOH/OFFICE	159.5	0	0.6	70.76	230.86	39.24		
10		6th floor	3103	BOH/OFFICE	159.5	0	0.6	70.76	230.86	39.24		
11		7th floor	3104	BOH/OFFICE	159.5	0	0.6	70.76	230.86	39.24		
12		8th floor	3105	BOH/OFFICE	159.5	0	0.6	70.76	230.86	39.24		
13		9th floor	3106	BOH/OFFICE	159.5	0	0.6	70.76	230.86	39.24		
14		10th floor	3107	BOH/OFFICE	159.5	0	0.6	70.76	230.86	39.24		
15		11th floor	3108	BOH/OFFICE	159.5	0	0.6	70.76	230.86	39.24		
16		12th floor	3109	BOH/OFFICE	159.5	0	0.6	70.76	230.86	39.24		
17		13th floor	3110	BOH/OFFICE	159.5	0	0.6	70.76	230.86	39.24		
18		14th floor	3111	BOH/OFFICE	159.5	0	0.6	70.76	230.86	39.24		
19		15th floor	3112	BOH/OFFICE	159.5	0	0.6	70.76	230.86	39.24		
20		4th floor - 18th floor		Hotel Rooms	7953.71	0	0	566.29	8520.00	1870.52		
21		19th floor	2601	2 single rooms	71.9	0	4.4	35.2	111.5	15.61		
22		19th floor	2602	3 bay master suite	157.2	0	2.2	58.9	218.3	30.56		
23		19th floor	2603	2 bay executive suite	75	0	2.2	34.3	111.5	15.61		
24		19th floor	2604	2 bay executive suite	72.9	0	4.4	34.2	111.5	15.61		
25		19th floor	2605	2 bay executive suite	72.9	0	4.4	34.2	111.5	15.61		
26		19th floor	2606	2 bay junior suite	97.7	0	2.2	38.5	138.4	19.38		
27	Block A-Tower A-Hotel	19th floor	2607	2 bay junior suite	83	0	2.2	34.2	119.4	16.71		
28		20th floor	2701	2 single rooms	71.9	0	4.4	35.2	111.5	15.61		
29		20th floor	2702	3 bay master suite	157.2	0	2.2	58.9	218.3	30.56		
30		20th floor	2703	2 bay executive suite	75	0	2.2	34.3	111.5	15.61		
31		20th floor	2704	2 bay executive suite	72.9	0	4.4	34.2	111.5	15.61		
32		20th floor	2705	2 bay executive suite	72.9	0	4.4	34.2	111.5	15.61		
33		20th floor	2706	2 bay junior suite	97.7	0	2.2	38.5	138.4	19.38		
34		20th floor	2707	2 bay junior suite	83	0	2.2	34.2	119.4	16.71		
35		21st floor	2801	2 single rooms	71.9	0	4.4	35.2	111.5	15.61		
36		21st floor	2802	3 bay master suite	157.2	0	2.2	58.9	218.3	30.56		
37		21st floor	2803	2 bay executive suite	75	0	2.2	34.3	111.5	15.61		
38		21st floor	2804	2 bay executive suite	75	0	2.2	34.3	111.5	15.61		
39		21st floor	2805	2 bay executive suite	75	0	2.2	34.3	111.5	15.61		
40		21st floor	2806	2 bay junior suite	97.7	0	2.2	38.5	138.4	19.38		
41		21st floor	2807	2 bay junior suite	83	0	2.2	34.2	119.4	16.71		
42		22nd & 23rd Floor	2901 & 3001	2 single rooms	71.9	0	4.4	35.2	111.5	15.61		
43		22nd floor	2902	4 bay presidential suite	197.7	0	2.2	75.6	275.5	38.57		
44		22nd floor	2903 & 2904	2 single rooms	71.9	0	4.4	35.2	111.5	15.61		
45		22nd floor	2905	2 bay executive suite	75	0	2.2	34.3	111.5	15.61		
46		22nd floor	2906	2 bay executive suite	72.9	0	4.4	34.2	111.5	15.61		
47		22nd floor	2907	2 bay junior suite	97.7	0	2.2	38.5	138.4	19.38		
48		22nd floor	2908	2 bay junior suite	83	0	2.2	34.2	119.4	16.71		
49		23rd floor	3002	4 bay presidential suite	197.7	0	2.2	75.6	275.5	38.57		
50		23rd floor	3003&3004	2 single rooms	71.9	0	4.4	35.2	111.5	15.61		
51		23rd floor	3005	2 bay executive suite	75	0	2.2	34.3	111.5	15.61		
52		23rd floor	3006	2 bay executive suite	72.9	0	4.4	34.2	111.5	15.61		
53		23rd floor	3007	2 bay junior suite	97.7	0	2.2	38.5	138.4	19.38		
54		23rd floor	3008	2 bay junior suite	83	0	2.2	34.2	119.4	16.71		
Total					20527.39	0	108.4	3654.48	24290.27	4999.56	419	164

AMPA HOME BUILD PRIVATE LIMITED

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Sl.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)	Car Parking (Nos.)	
											Covered	Open
1	Block A - Tower A -T1 Residences	4th Floor	4111	3bhk	144.50	11.5	4	72.9	232.93	39.60	2	
2			4112	3bhk	160.84	11.3	9	84.55	265.69	45.17	2	
3			4113	4bhk	239.90	13	7.5	115.83	376.23	63.96	3	
4		5th Floor	4121	3bhk	144.50	11.5	4	72.9	232.93	39.60	2	
5			4122	3bhk	160.84	11.3	9	84.55	265.69	45.17	2	
6			4123	4bhk	239.90	13	7.5	115.83	376.23	63.96	3	
7		6th Floor	4141	3bhk	144.50	11.5	4	72.9	232.93	39.60	2	
8			4142	3bhk	160.84	11.3	9	84.55	265.69	45.17	2	
9			4143	4bhk	239.90	13	7.5	115.83	376.23	63.96	3	
10		7th Floor	4151	3bhk	144.50	11.5	4	72.9	232.93	39.60	2	
11			4152	3bhk	160.84	11.3	9	84.55	265.69	45.17	2	
12			4153	4bhk	239.90	13	7.5	115.83	376.23	63.96	3	
13		8th Floor	4161	3bhk	144.50	11.5	4	72.9	232.93	39.60	2	
14			4162	3bhk	160.84	11.3	9	84.55	265.69	45.17	2	
15			4163	4bhk	239.90	13	7.5	115.83	376.23	63.96	3	
16		9th Floor	4171	3bhk	144.50	11.5	4	72.9	232.93	39.60	2	
17			4172	3bhk	160.84	11.3	9	84.55	265.69	45.17	2	
18			4173	4bhk	239.90	13	7.5	115.83	376.23	63.96	3	
19		10th Floor	4181	3bhk	144.50	11.5	4	72.9	232.93	39.60	2	
20			4182	3bhk	160.84	11.3	9	84.55	265.69	45.17	2	
21			4183	4bhk	239.90	13	7.5	115.83	376.23	63.96	3	
22		11th Floor	4191	3bhk	144.50	11.5	4	72.9	232.93	39.60	2	
23			4192	3bhk	160.84	11.3	9	84.55	265.69	45.17	2	
24			4193	4bhk	239.90	13	7.5	115.83	376.23	63.96	3	
25		12th Floor	4201	3bhk	144.50	11.5	4	72.9	232.93	39.60	2	
26			4202	3bhk	160.84	11.3	9	84.55	265.69	45.17	2	
27			4203	4bhk	239.90	13	7.5	115.83	376.23	63.96	3	
28		13th Floor	4211	3bhk	144.50	11.5	4	72.9	232.93	39.60	2	
29			4212	3bhk	160.84	11.3	9	84.55	265.69	45.17	2	
30			4213	4bhk	239.90	13	7.5	115.83	376.23	63.96	3	
31		14th Floor	4221	3bhk	144.50	11.5	4	72.9	232.93	39.60	2	
32			4222	3bhk	160.84	11.3	9	84.55	265.69	45.17	2	
33			4223	4bhk	239.90	13	7.5	115.83	376.23	63.96	3	
34		15th Floor	4231	3bhk	144.50	11.5	4	72.9	232.93	39.60	2	
35			4232	3bhk	160.84	11.3	9	84.55	265.69	45.17	2	
36			4233	4bhk	239.90	13	7.5	115.83	376.23	63.96	3	
37		16th Floor	4241	3bhk	144.50	11.5	4	72.9	232.93	39.60	2	
38			4242	3bhk	160.84	11.3	9	84.55	265.69	45.17	2	
39			4243	4bhk	239.90	13	7.5	115.83	376.23	63.96	3	
40		17th Floor	4251	3bhk	144.50	11.5	4	72.9	232.93	39.60	2	
41			4252	3bhk	160.84	11.3	9	84.55	265.69	45.17	2	
42			4253	4bhk	226.80	13	22.3	114.13	376.23	63.96	3	
43		18th Fl	4261	4bhk	329.20	11.3	6.4	152.24	499.14	84.85	4	
44			4262	4bhk	343.60	19.5	15.5	159.24	537.84	91.43	4	
45		19th Fl	4271	4bhk	329.20	11.3	6.4	152.24	499.14	84.85	4	
46			4272	4bhk	343.60	19.5	15.5	159.24	537.84	91.43	4	
47		20st Fl	4281	4bhk	329.20	11.3	6.4	152.24	499.14	84.85	4	
48			4282	4bhk	343.60	19.5	15.5	159.24	537.84	91.43	4	
49		21st Floo	4291	4bhk	329.20	11.3	6.4	152.24	499.14	84.85	4	
50			4292	4bhk	343.60	19.5	15.5	159.24	537.84	91.43	4	
51		22nd Flo	4301	4bhk	329.20	11.3	6.4	152.24	499.14	84.85	4	
52			4302	4bhk	343.60	19.5	15.5	159.24	537.84	91.43	4	
					10984.26	655.2	411.3	5382.04	17432.8	2963.62	138	

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Sl.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)	Car Parking (Nos.)	
											Covered	Open
1	Block A- Tower B- T2 Residences	4th Floor	5111	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
2			5112	3bhk	238.07	16.5	5.57	119.76	379.9	64.6	3	
3			5113	3bhk	150.2	11.8	4.38	73.12	239.5	40.7	2	
4			5114	3bhk	221.67	12.88	8.83	108.22	351.6	59.8	3	
5		5th Floor	5121	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
6			5122	3bhk	238.07	16.5	5.57	119.76	379.9	64.6	3	
7			5123	3bhk	150.2	11.8	4.38	73.12	239.5	40.7	2	
8			5124	3bhk	221.67	12.88	8.83	108.22	351.6	59.8	3	
9		6th Floor	5141	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
10			5142	3bhk	238.07	16.5	5.57	119.76	379.9	64.6	3	
11			5143	3bhk	150.2	11.8	4.38	73.12	239.5	40.7	2	
12			5144	3bhk	221.67	12.88	8.83	108.22	351.6	59.8	3	
13		7th Floor	5151	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
14			5152	3bhk	238.07	16.5	5.57	119.76	379.9	64.6	3	
15			5153	3bhk	150.2	11.8	4.38	73.12	239.5	40.7	2	
16			5154	3bhk	221.67	12.88	8.83	108.22	351.6	59.8	3	
17		8th Floor	5161	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
18			5162	3bhk	238.07	16.5	5.57	119.76	379.9	64.6	3	
19			5163	3bhk	150.2	11.8	4.38	73.12	239.5	40.7	2	
20			5164	3bhk	221.67	12.88	8.83	108.22	351.6	59.8	3	
21		9th Floor	5171	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
22			5172	3bhk	238.07	16.5	5.57	119.76	379.9	64.6	3	
23			5173	3bhk	150.2	11.8	4.38	73.12	239.5	40.7	2	
24	Block A- Tower B- T2 Residences		5174	3bhk	221.67	12.88	8.83	108.22	351.6	59.8	3	
25		10th Floor	5181	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
26			5182	3bhk	238.07	16.5	5.57	119.76	379.9	64.6	3	
27			5183	3bhk	150.2	11.8	4.38	73.12	239.5	40.7	2	
28			5184	3bhk	221.67	12.88	8.83	108.22	351.6	59.8	3	
29		11th Floor	5191	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
30			5192	3bhk	238.07	16.5	5.57	119.76	379.9	64.6	3	
31			5193	3bhk	150.2	11.8	4.38	73.12	239.5	40.7	2	
32			5194	3bhk	221.67	12.88	8.83	108.22	351.6	59.8	3	
33		12th Floor	5201	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
34			5202	3bhk	238.07	16.5	5.57	119.76	379.9	64.6	3	
35			5203	3bhk	150.2	11.8	4.38	73.12	239.5	40.7	2	
36			5204	3bhk	221.67	12.88	8.83	108.22	351.6	59.8	3	
37		13th Floor	5211	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
38			5212	3bhk	238.07	16.5	5.57	119.76	379.9	64.6	3	
39			5213	3bhk	150.2	11.8	4.38	73.12	239.5	40.7	2	
40			5214	3bhk	221.67	12.88	8.83	108.22	351.6	59.8	3	
41	Block A- Tower B- T2 Residences	14th Floor	5221	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
42			5222	3bhk	238.07	16.5	5.57	119.76	379.9	64.6	3	
43			5223	3bhk	150.2	11.8	4.38	73.12	239.5	40.7	2	
44			5224	3bhk	221.67	12.88	8.83	108.22	351.6	59.8	3	
45		15th Floor	5231	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
46			5232	3bhk	238.07	16.5	5.57	119.76	379.9	64.6	3	
47			5233	3bhk	150.2	11.8	4.38	73.12	239.5	40.7	2	
48			5234	3bhk	221.67	12.88	8.83	108.22	351.6	59.8	3	
49		16th Floor	5241	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
50			5242	3bhk	238.07	16.5	5.57	119.76	379.9	64.6	3	
51			5243	3bhk	150.2	11.8	4.38	73.12	239.5	40.7	2	
52			5244	3bhk	221.67	12.88	8.83	108.22	351.6	59.8	3	
53		17th Floor	5251	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
54			5252	3bhk	238.07	16.5	5.57	119.76	379.9	64.6	3	
55			5253	3bhk	150.2	11.8	4.38	73.12	239.5	40.7	2	
56			5254	3bhk	221.67	12.88	8.83	108.22	351.6	59.8	3	
57	Block A- Tower B- T2 Residences	18th Floo	5261	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
58			5262	4bhk	285.9	16.5	5.3	127.8	435.5	74	3	
59			5263	4bhk	335.34	25	13.06	154.7	528.1	89.8	4	
60		19th Floo	5271	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
61			5272	4bhk	285.9	16.5	5.3	127.8	435.5	74	3	
62			5273	4bhk	335.34	25	13.06	154.7	528.1	89.8	4	
63		20th Floo	5281	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
64			5282	4bhk	285.9	16.5	5.3	127.8	435.5	74	3	
65			5283	4bhk	335.34	25	13.06	154.7	528.1	89.8	4	
66		21stFloo	5291	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
67			5292	4bhk	285.9	16.5	5.3	127.8	435.5	74	3	
68			5293	4bhk	335.34	25	13.06	154.7	528.1	89.8	4	
69		22nd Floo	5301	4bhk	243.72	13.3	11.7	115.58	384.3	65.3	3	
70			5302	4bhk	285.9	16.5	5.3	127.8	435.5	74	3	
71			5303	4bhk	335.34	25	13.06	154.7	528.1	89.8	4	
					16276.04	1036.72	577.02	7823.92	25713.7	4371.1	204	

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Sl.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)	Car Parking (Nos.)	
											Covered	Open
1	Block B - Office	1st floor	6101	OFFICE	327.3			134.9	462.2	78.6	1	
2		2nd floor	6102	OFFICE	327.3			134.9	462.2	78.6	1	
3		3rd floor	6103	OFFICE	327.3			134.9	462.2	78.6	1	
4		4th floor	6104	OFFICE	327.3			134.9	462.2	78.6	1	
5		5th floor	6105	OFFICE	327.3			134.9	462.2	78.6	1	
6		6th floor	6106	OFFICE	314	13.3		134.9	462.2	78.6	1	
7		7th floor	6107	OFFICE	327.3			134.9	462.2	78.6	1	
8		8th floor	6108	OFFICE	327.3			134.9	462.2	78.6	1	
9		9th floor	6109	OFFICE	327.3			134.9	462.2	78.6	1	
10		10th floor	6110	OFFICE	327.3			134.9	462.2	78.6	1	
11		11th floor	6111	OFFICE	327.3			134.9	462.2	78.6	1	
12		12th floor	6112	OFFICE	314	13.3		134.9	462.2	78.6		
					3901	**26.6**	**0**	**1618.8**	**5546.4**	**943.2**	**11**	**26**

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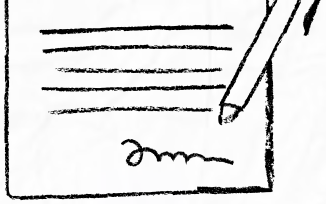
A. Cheralathan B Arch, M L Arch
RA/GR.I/19/03/087 (CMDA)
Cheralathan Associates
13 Santhi Enclave, 25, Venkatakrishna Road,
R.A. Puram, Chennai - 600 028.
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Sl.no	Block	Floor	Flat no	TYPE	RERA CARPET AREA (sec 2(k)) (sq.m)	Exclusive Balcony (sq.m)	Exclusive Verandah/Utility/ Service/Open Terrace (sq.m)	Proportionate Common Area (sq.m)	Total Area (sq.m)	UDS land Area (sq.m)	Car Parking (Nos.)	
											Covered	Open
1	Block C - utility block	ground floor			213			38.55	251.55			
2		1st floor			213			38.55	251.55			
3		2nd floor			213			38.55	251.55			
4	Gas Bank	ground floor			18			2	20			
					657	**0**	0	**117.65**	**774.65**	**0**	0	

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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

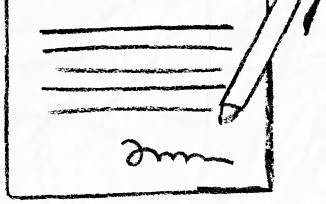
Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

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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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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