



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

Official Property Record

Digitally Verified Record - Powered by Verified  RealEstate™



Project Detail

Project Name	BRIGADE XANADU
Category of the Building	Residential Development
Project Commencement Date	Feb 2017
Plot Extent	33.65 acres
Total Open area (Sq Mt)	-
Project address Line 1	Union Road, Nolambur Village,
District	Chennai – 600095
No of Open Parking	Nil
No of Covered Parking	

Project Description	Development of Residential Apartments
Project Status	Foundation work in progress
Project End Date	31/12/2019

Total Covered area (Sq Mt)	-
Project address Line 2	Ambattur Taluk (presently Maduravoyal Taluk)
Tehsil/Sub District	Thiruvalluvar
Total area of open Parking (Sq Mt)	NIL
Total area of Covered Parking (Sq Mt)	

For BRIGADE ENTERPRISES LTD.

S. S. Sathya

Authorized Signatory

Development Details

Type of Dwelling Unit	1,2,3 & 4 BHK	Total No. of Dwelling Unit	264
Carpet rea (SqMt)	25246sq.mt	No of Dwelling Unit Available for Sale	228
Area of exclusive Open terrace if any (Sq Mt)	N.A.	Area of exclusive balcony/verandah (Sq Mt)	

If it is other than Residential

Office / Shops / Departmental Stores etc.,	N.A.	Total Floor Area	N.A
Carpet area (Sq Mt)	N.A.	Available for Sale	N.A.
Area of exclusive Open terrace if any (Sq Mt)		Area of exclusive balcony/verandah (Sq Mt)	

External Development Work

Road System	Highways / Corporation / Other Roads	Water Supply	CMWSSB
Sewage and Drainage System	CMWSSB	Electricity Supply Transformers and Sub Station	TNEB
Solid Waste Management and Disposal	Chennai Corporation		

Project Architects

Architect Name	Nataraj&Venkat Architects Mr.A.Venkatakrishnan
MCA No.	
Land Line No.	044-49050000
Address Line 1	18, Third Seaward Road,
State	Tamilnadu
Pin Code	600 041
Key Projects Completed	Separate sheet enclosed

E Mail ID	
Address Line 2	Valmiki Nagar, Thiruvannamiyur,
District	Chennai
Year of Establishment	1982
District	Chennai

Structural Engineers

Engineer Name	Design Tree Service Consultants Pvt Ltd
If Registered in any Corporation / LB , License No.	
Mobile No.	8041225481 / 40919417
Address Line 1	#7, LaxmiNarasimha Complex, 100 Feet Ring Road,
State	Karnataka
Pin Code	560 078
Key Projects Completed	A separate sheet enclosed

E Mail ID	info@designtreeconsultant s.com
Address Line 2	4 th Phase, J.P.Nagar,
District	Bangalore
Year of Establishment	2008
District	Bangalore

For BRIGADE ENTERPRISES LTD.

S. J. Senthil

Authorized Signatory

project Contractors

Contractor Name	Brilliant Corporate Services Pvt. Ltd
Registered in any GovtDept	
Address Line 1	Thulasi Garden, 2 nd floor, #19, Chitlapakkam Main Road
State	Tamilnadu
Pin Code	600 044
Key Projects Completed	A Separate sheet enclosed

E Mail ID	info@brilliantcorporate.com
Address Line 2	Nehru Nagar, Chrompet
District	Chennai
Year of Establishment	2010



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



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](tel:+919996129996)
www.verified.realestate