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

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Official Property Record

Digitally Verified Record - Powered by Verified  RealEstate™



Project Detail

Project Name	LUMINA
Category of the Building	RESIDENTIAL APARTMENTS
Project Commencement Date	20 th AUGUST 2018
Plot Extent	32900 Sq Mts
Total Open area (Sq ft)	5218.43 Sq.Mtrs
Project address Line 1	LUMINA NELLI KUPPAM ROAD
District	KANCHEEPURAM DISTRICT
No of Open Parking	162 Nos
No of Covered Parking	233 NOS.

No. of Units	420 Units and Commercial Block
Project Status	YET TO COMMENCE
Project End Date	31 st DECEMBER 2022
Total Covered area (Sq ft)	5982.02 Sq. Mtrs
Project address Line 2	GUDUVANCHERY KANCHEEPURAM DISTRICT
Tehsil/Sub District	
Total area of open Parking (Sq ft)	1972.77 Sq. mtrs.
Total area of Covered	5315.53 Sq. mtrs.

For LANCOR HOLDINGS LIMITED

Mallika Ravi

MALLIKA RAVI
CHIEF EXECUTIVE OFFICER

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Parking (Sq ft)

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Development Details

Type of Dwelling Unit	1 / 2 / 3 BHK	Total No. of Dwelling Unit	420 Units
Carpet Area (Sq ft)	22004.58 Sq. mtrs	No of Dwelling Unit Available for Sale	420 Nos.
Area of exclusive Open terrace if any (Sq ft)	805.19 Sq.Mtrs	Area of exclusive balcony/verandah (Sq ft)	1458.66 Sq. Mtrs

If it is other than Residential

Office / Shops / Departmental Stores etc.,	COMMERCIAL	Total Floor Area	885.36 Sq.Mt
Carpet area (Sq Mt)	265.54Sq.Mt	Available for Sale	NIL
Area of exclusive Open terrace if any (Sq Mt)	NIL	Area of exclusive balcony/verandah (Sq Mt)	NIL

External Development Work

Road System	NIL	Water Supply	Bore-well + Rain water Harvesting + Lorry Water Supply
Sewage and Drainage System	Storm Water Drain / S T P	Electricity Supply Transformers and Sub Station	TNEB + Solar
Solid Waste Management and Disposal	Disposed through Municipal Lorries		

For LANCOR HOLDINGS LIMITED

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CHIEF EXECUTIVE OFFICER

Project Architects

Architect Name	A.VENKAT	E Mail ID	venkat@nva.in
MCA No.	CLASS I No.R.A.41. CORPORATION OF CHENNAI	Address Line 2	Thiruvanmiyur, Chennai – 600 041.
Mobile No.	(+91) 98843 00981	District	CHENNAI
Address Line 1	No.18, Third Seaward Road, Valmiki Nagar	Year of Establishment	1987
State	TAMIL NADU	District	CHENNAI
Pin Code	600 018		
Key Projects Completed			

For LANCOR HOLDINGS LIMITED

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Structural Engineers

Engineer Name	S.SANGEETA	E Mail ID	Vsanga40@gmail.com
If Registered in any Corporation / LB , License No.	CLASS I, REGD NO. 1610 CORPORATION OF CHENNAI	Address Line 2	
Mobile No.	044 – 2235 0711	District	
Address Line 1	Mount view, Third Floor, No.64, Mount Road, Guindy, Chennai – 600032	Year of Establishment	More than 40 years
State	Tamil Nadu	District	Chennai
Pin Code	600032		
Key Projects Completed			

Project Contractors

Contractor Name	P.R.ENGINEERS & CONTRACTORS	E Mail ID	civil@precindia.com
Registered in any Govt Dept			
Address Line 1	GOLDEN GEORGE NAGAR, NERKUNDRAM, CHENNAI-600 107.	ADDRESS LINE 2	PH:044 2656 7777,2656 9777
State	TAMIL NADU	District	CHENNAI
Pin Code	600 107	Year of Establishment	MORE THAN 20 YEARES
Key Projects Completed			

For LANCOR HOLDINGS LIMITED

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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

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