Verified RealEstate™

RE REGULATORY RECORD

RERA Document

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CARPET AREA STATEMENT	DATE : 25.06.2026

Project Name: "PS SIGNATURE"

Project Address: Mel Ayanambakkam Main Road, Ayanambakkam Village, Chennai, comprised in Old Survey No.397/1, New Survey No.397/1 B of Ayanambakkam Village within the limits of Thiruverkadu Municipality

Type of Development: Proposed constriction of stilt + 5 floors of residential building with 78 dwelling units (Affordable Housing)

S.NO	BLOCK	FLOOR	TYPE	APARMENT NO.	(a) CARPET AREA (as per sec 2(k) of RERA Act) (sq.m)	(b) EXCLUSIVE BALCONY (sq.m)	(c) EXCLUSIVE VARANDAH/ UTILITY/SERVICE/OPEN TERRACE (sq.m)	(d) AREA OF EXTERNAL WALLS (sq.m)	e = (a + b + c + d) FLOOR AREA Of THE APARTMENT (sq.m)	(f) PROPORTIONATE COMMON AREA (sq.m)	(g) = (e + f) GROSS AREA OF THE APARTMENT	(h) UDS LAND AREA (sq.m)	(i) CAR PARKING	
													COVERED (Nos.)	OPEN (Nos.)
1	BLOCK-1 (Core-1)	FIRST	APARTMENT	1A	72.11	3.72	3.05	11.88	90.76	18.15	108.91	41.27	1	0
2	BLOCK-1 (Core-1)	FIRST	APARTMENT	1B	71.75	3.72	3.37	11.92	90.76	18.15	108.91	41.27	1	0
3	BLOCK-1 (Core-1)	FIRST	APARTMENT	1C	66.96	3.72	3.05	13.04	86.77	17.35	104.12	39.46	1	0
4	BLOCK-1 (Core-1)	FIRST	APARTMENT	1D	65.21	3.72	2.30	12.29	83.52	16.70	100.22	37.98	1	0
5	BLOCK-1 (Core-1)	FIRST	APARTMENT	1E	67.09	3.72	0.00	11.87	82.68	16.54	99.22	37.60	1	0
6	BLOCK-1 (Core-1)	FIRST	APARTMENT	1F	73.12	3.72	2.74	13.04	92.62	18.52	111.14	42.12	1	0
7	BLOCK-1 (Core-1)	FIRST	APARTMENT	1G	69.17	3.72	3.07	12.39	88.35	17.67	106.02	40.18	1	0
8	BLOCK-1 (Core-1)	FIRST	APARTMENT	1H	67.08	3.72	3.05	13.02	86.87	17.37	104.24	39.51	1	0
9	BLOCK-1 (Core-2)	FIRST	APARTMENT	1J	52.45	3.34	0.00	9.89	65.68	13.14	78.82	29.87	0	0
10	BLOCK-1 (Core-2)	FIRST	APARTMENT	1K	54.77	3.34	0.00	10.26	68.37	13.67	82.04	31.09	0	0
11	BLOCK-1 (Core-2)	FIRST	APARTMENT	1L	56.52	3.72	0.00	10.65	70.89	14.18	85.07	32.24	0	1
12	BLOCK-1 (Core-2)	FIRST	APARTMENT	1M	56.10	3.72	3.02	10.93	73.77	14.75	88.52	33.55	1	0
13	BLOCK-1 (Core-2)	FIRST	APARTMENT	1N	54.81	3.72	2.91	10.56	72.00	14.40	86.40	32.74	1	0

14	BLOCK-1 (Core-2)	FIRST	APARTMENT	1P	56.52	3.72	0.00	10.27	70.51	14.10	84.61	32.07	0	1
15	BLOCK-1 (Core-2)	FIRST	APARTMENT	1R	54.77	3.34	0.00	9.98	68.09	13.62	81.71	30.97	0	0
16	BLOCK-1 (Core-2)	FIRST	APARTMENT	1S	52.45	3.34	0.00	9.71	65.50	13.10	78.60	29.79	0	0
17	BLOCK-1 (Core-2)	SECOND	APARTMENT	2A	72.11	3.72	3.05	11.88	90.76	18.15	108.91	41.27	1	0
18	BLOCK-1 (Core-1)	SECOND	APARTMENT	2B	71.75	3.72	3.37	11.92	90.76	18.15	108.91	41.27	1	0
19	BLOCK-1 (Core-1)	SECOND	APARTMENT	2C	66.96	3.72	3.05	13.04	86.77	17.35	104.12	39.46	1	0
20	BLOCK-1 (Core-1)	SECOND	APARTMENT	2D	65.21	3.72	2.30	12.29	83.52	16.70	100.22	37.98	1	0
21	BLOCK-1 (Core-1)	SECOND	APARTMENT	2E	67.09	3.72	0.00	11.87	82.68	16.54	99.22	37.60	1	0
22	BLOCK-1 (Core-1)	SECOND	APARTMENT	2F	73.12	3.72	2.74	13.04	92.62	18.52	111.14	42.12	1	0
23	BLOCK-1 (Core-1)	SECOND	APARTMENT	2G	69.17	3.72	3.07	12.39	88.35	17.67	106.02	40.18	1	0
24	BLOCK-1 (Core-1)	SECOND	APARTMENT	2H	67.08	3.72	3.05	13.02	86.87	17.37	104.24	39.51	1	0
25	BLOCK-1 (Core-1)	SECOND	APARTMENT	2J	52.45	3.34	0	9.89	65.68	13.14	78.82	29.87	1	0
26	BLOCK-1 (Core-2)	SECOND	APARTMENT	2K	54.77	3.34	0	10.26	68.37	13.67	82.04	31.09	0	0
27	BLOCK-1 (Core-2)	SECOND	APARTMENT	2L	56.52	3.72	0	10.65	70.89	14.18	85.07	32.24	1	0
28	BLOCK-1 (Core-2)	SECOND	APARTMENT	2M	56.10	3.72	3.02	10.93	73.77	14.75	88.52	33.55	0	0
29	BLOCK-1 (Core-2)	SECOND	APARTMENT	2N	54.81	3.72	2.91	10.56	72.00	14.40	86.40	32.74	1	0
30	BLOCK-1 (Core-2)	SECOND	APARTMENT	2P	56.52	3.72	0.00	10.27	70.51	14.10	84.61	32.07	0	1
31	BLOCK-1 (Core-2)	SECOND	APARTMENT	2R	54.77	3.34	0.00	9.98	68.09	13.62	81.71	30.97	0	0
32	BLOCK-1 (Core-2)	SECOND	APARTMENT	2S	52.45	3.34	0.00	9.71	65.50	13.10	78.60	29.79	0	0

33	BLOCK-1 (Core-2)	THIRD	APARTMENT	3A	72.11	3.72	3.05	11.88	90.76	18.15	108.91	41.27	1	0
34	BLOCK-1 (Core-1)	THIRD	APARTMENT	3B	71.75	3.72	3.37	11.92	90.76	18.15	108.91	41.27	1	0
35	BLOCK-1 (Core-1)	THIRD	APARTMENT	3C	66.96	3.72	3.05	13.04	86.77	17.35	104.12	39.46	1	0
36	BLOCK-1 (Core-1)	THIRD	APARTMENT	3D	65.21	3.72	2.30	12.29	83.52	16.70	100.22	37.98	1	0
37	BLOCK-1 (Core-1)	THIRD	APARTMENT	3E	67.09	3.72	0.00	11.87	82.68	16.54	99.22	37.60	1	0
38	BLOCK-1 (Core-1)	THIRD	APARTMENT	3F	73.12	3.72	2.74	13.04	92.62	18.52	111.14	42.12	1	0
39	BLOCK-1 (Core-1)	THIRD	APARTMENT	3G	69.17	3.72	3.07	12.39	88.35	17.67	106.02	40.18	1	0
40	BLOCK-1 (Core-1)	THIRD	APARTMENT	3H	67.08	3.72	3.05	13.02	86.87	17.37	104.24	39.51	0	1
41	BLOCK-1 (Core-1)	THIRD	APARTMENT	3J	52.45	3.34	0.00	9.89	65.68	13.14	78.82	29.87	0	1
42	BLOCK-1 (Core-2)	THIRD	APARTMENT	3K	54.77	3.34	0.00	10.26	68.37	13.67	82.04	31.09	0	0
43	BLOCK-1 (Core-2)	THIRD	APARTMENT	3L	56.52	3.72	0.00	10.65	70.89	14.18	85.07	32.24	0	1
44	BLOCK-1 (Core-2)	THIRD	APARTMENT	3M	56.10	3.72	3.02	10.93	73.77	14.75	88.52	33.55	1	0
45	BLOCK-1 (Core-2)	THIRD	APARTMENT	3N	54.81	3.72	2.91	10.56	72.00	14.40	86.40	32.74	1	0
46	BLOCK-1 (Core-2)	THIRD	APARTMENT	3P	56.52	3.72	0.00	10.27	70.51	14.10	84.61	32.07	0	1
47	BLOCK-1 (Core-2)	THIRD	APARTMENT	3R	54.77	3.34	0.00	9.98	68.09	13.62	81.71	30.97	0	0
48	BLOCK-1 (Core-2)	THIRD	APARTMENT	3S	52.45	3.34	0.00	9.71	65.50	13.10	78.60	29.79	0	0
49	BLOCK-1 (Core-2)	FOURTH	APARTMENT	4A	72.11	3.72	3.05	11.88	90.76	18.15	108.91	41.27	1	0
50	BLOCK-1 (Core-1)	FOURTH	APARTMENT	4B	71.75	3.72	3.37	11.92	90.76	18.15	108.91	41.27	1	0
51	BLOCK-1 (Core-1)	FOURTH	APARTMENT	4C	66.96	3.72	3.05	13.04	86.77	17.35	104.12	39.46	1	0

52	BLOCK-1 (Core-1)	FOURTH	APARTMENT	4D	65.21	3.72	2.30	12.29	83.52	16.70	100.22	37.98	1	0
53	BLOCK-1 (Core-1)	FOURTH	APARTMENT	4E	67.09	3.72	0.00	11.87	82.68	16.54	99.22	37.60	1	0
54	BLOCK-1 (Core-1)	FOURTH	APARTMENT	4F	73.12	3.72	2.74	13.04	92.62	18.52	111.14	42.12	1	0
55	BLOCK-1 (Core-1)	FOURTH	APARTMENT	4G	69.17	3.72	3.07	12.39	88.35	17.67	106.02	40.18	1	0
56	BLOCK-1 (Core-1)	FOURTH	APARTMENT	4H	67.08	3.72	3.05	13.02	86.87	17.37	104.24	39.51	1	0
57	BLOCK-1 (Core-1)	FOURTH	APARTMENT	4J	52.45	3.34	0.00	9.89	65.68	13.14	78.82	29.87	0	0
58	BLOCK-1 (Core-2)	FOURTH	APARTMENT	4K	54.77	3.34	0.00	10.26	68.37	13.67	82.04	31.09	0	0
59	BLOCK-1 (Core-2)	FOURTH	APARTMENT	4L	56.52	3.72	0.00	10.65	70.89	14.18	85.07	32.24	0	1
60	BLOCK-1 (Core-2)	FOURTH	APARTMENT	4M	56.10	3.72	3.02	10.93	73.77	14.75	88.52	33.55	1	0
61	BLOCK-1 (Core-2)	FOURTH	APARTMENT	4N	54.81	3.72	2.91	10.56	72.00	14.40	86.40	32.74	0	1
62	BLOCK-1 (Core-2)	FOURTH	APARTMENT	4P	56.52	3.72	0.00	10.27	70.51	14.10	84.61	32.07	0	1
63	BLOCK-1 (Core-2)	FOURTH	APARTMENT	4R	54.77	3.34	0.00	9.98	68.09	13.62	81.71	30.97	0	0
64	BLOCK-1 (Core-2)	FOURTH	APARTMENT	4S	52.45	3.34	0.00	9.71	65.50	13.10	78.60	29.79	0	0
65	BLOCK-1 (Core-1)	FIFTH	APARTMENT	5A	72.11	3.72	3.05	11.88	90.76	18.15	108.91	41.27	1	0
66	BLOCK-1 (Core-1)	FIFTH	APARTMENT	5B	71.75	3.72	3.37	11.92	90.76	18.15	108.91	41.27	1	0
67	BLOCK-1 (Core-1)	FIFTH	APARTMENT	5C	66.96	3.72	3.05	13.04	86.77	17.35	104.12	39.46	1	0
68	BLOCK-1 (Core-1)	FIFTH	APARTMENT	5D	65.21	3.72	2.30	12.29	83.52	16.70	100.22	37.98	1	0
69	BLOCK-1 (Core-1)	FIFTH	APARTMENT	5G	69.17	3.72	3.07	12.39	88.35	17.67	106.02	40.18	1	0
70	BLOCK-1 (Core-1)	FIFTH	APARTMENT	5H	67.08	3.72	3.05	13.02	86.87	17.37	104.24	39.51	1	0

73	BLOCK-1 (Core-2)	FIFTH	APARTMENT	5L	56.52	3.72	0.00	10.65	70.89	14.18	85.07	32.24	0	1
74	BLOCK-1 (Core-2)	FIFTH	APARTMENT	5M	56.10	3.72	3.02	10.93	73.77	14.75	88.52	33.55	1	0
75	BLOCK-1 (Core-2)	FIFTH	APARTMENT	5N	54.81	3.72	2.91	10.56	72.00	14.40	86.40	32.74	0	1
76	BLOCK-1 (Core-2)	FIFTH	APARTMENT	5P	56.52	3.72	0.00	10.27	70.51	14.10	84.61	32.07	0	0
77	BLOCK-1 (Core-2)	FIFTH	APARTMENT	5R	54.77	3.34	0.00	9.98	68.09	13.62	81.71	30.97	0	0
78	BLOCK-1 (Core-2)	FIFTH	APARTMENT	5S	52.45	3.34	0.00	9.71	65.50	13.10	78.60	29.79	0	0
				TOTAL	**4814.19**	**282.56**	**130.06**	**883.59**	**6110.40**	**1222.08**	**7332.48**	**2778.83**	**46**	**12**
											Area gifted towards to street alignment	71.17		
											Visitors' Car Parking		0	6
											Grand Total	**2850.00**	**46**	**18**

Note:

1) Car Parkings will be alloted to the bigger size of the apartments only.

2) GYM and Indor Games and Asscociation Room areas are not sold saparetly and same will be allotted to the project residents only.

V. SRINIVASAN, AIIA,
Registered Architect-CA/96/19755
Licensed Surveyor-Corporation of Chennai
R.A. No. 344
2B, K.L. Apartment, J-68, 6th Street, Anna Nagar East,
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For CELEBRITY DWELLINGS PVT LTD

Director

CELEBRITY DWELLINGS PVT LTD
Plot No. 13, 1st main Road,
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Chennai - 600 050.

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THE LANDLENS SUITE

Eight ways to know a piece of land before you pay for it.

This report covers one part of the picture. These cover the rest, drawn from the same government records, for any property in Tamil Nadu.

LandLens One
Ask anything about a property and get an answer grounded in live government records, with the sources shown.
/landlens/one

Verify My Land
Every record check run on one property and returned as a single report.
/landlens/verify-my-land

Legal Opinion
An advocate's written opinion on the title, built on the records we pull for it.
/landlens

One Map
Every layer on one map: the parcel, its boundary, zoning, water bodies and what sits around it.
/landlens/one/map

PriceMap
What land actually changed hands for around this plot, taken from the registered deeds.
/landlens/pricemap

Build Scope
What you are allowed to build here: floor space, height, coverage and setbacks.
/landlens/build-scope

Property Tracker
Watch a property and hear about it when something new is registered against it.
/landlens/property-tracker

Deal Room
Run the transaction in one place: documents, stamping, signatures and the parties.
/landlens/deal-room

FREE TOOLS · NO ACCOUNT NEEDED

Twenty-four checks you can run yourself, at no cost.

Records and verification

The registers themselves, read for you.

- Encumbrance Certificate
- Patta and Chitta
- Field Measurement Sketch
- EC Analyzer
- Bank charge check
- Court case search
- Seller background check
- Approval check by survey

Value and duty

What it is worth and what it costs to register.

- Guideline value by street
- Guideline value by survey
- Stamp duty and registration fees
- Capital gains
- Floor space index
- Area unit converter

Zoning and land use

What the plan says can happen on this land.

- Land use zone finder
- CMDA land use check
- Coastal regulation zone
- Master plan check
- Water bodies finder
- Airport height clearance

Registers and directories

Who holds it, and which office keeps the record.

- Find your registering office
- Temple property check
- Waqf property check
- RERA register

Every free tool
/tools

Services we run for you
/services

The LandLens suite
/landlens/one

Verified RealEstate™

Every claim in this document traces back to a government record.

- Legal opinions, due diligence and title verification
- Building plan, layout and sub-division approvals
- Completion and occupancy certificates, regularisation
- Escrow, negotiation and NRI property management
- Land survey, soil testing, architecture and construction

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Prepared from the registers named on the page each finding sits on. Where a register could not be read, this document says so in its place rather than leaving the gap to be read as a clean result.