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3/350/2 Mettukuppam,
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Official Property Record



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TOTAL PROJECT COST

at "INDUS ARBOUR" Commercial cum Residential Building with 1 Unit at Old No.23, New No.9, Plot No.4363, X Block, 5th Street, Anna Nagar West, Chennai – 600 040, comprised in Old Survey No.92 Part, R.S.No.92/2 Part, T.S.No.584, Block No.2, Ward No.1, Mullam Village, Aminjikarai Taluk, Chennai District,, Tamil Nadu

TOTAL PROJECT COST

Cost of Land	:	**3,00,00,000/-**
Cost of the Building	:	**3,50,00,000/-**
Infrastructure	:	**1,00,00,000/-**
Total Project Cost	**:**	**7,50,00,000/-**

(Rupees Seven Crores and Fifty Lakhs Only/-)

PROPOSED COMMERCIAL BUILDING AT NEW DOOR NO. 9, OLD DOOR NO. X -23, (PLOT NO. 4363), 5TH STREET, X – BLOCK, ANNA NAGAR, CHENNAI – 600040

Total Project cost:

Details	Amount
Land Value (market value)	2,80,00,000/-
Development charges (construction &others)	1,21,83,043/-
Fees (CMDA & Corporation)	9,10,270/-
Total	**4,10,93,313/-**

(Rupees Four Crores Ten lakhs Ninety Three Thousand Three Hundred and Thirteen only).

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

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real estate journey

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