Verified RealEstate™

Your trusted partner for buying, selling, and managing property, ensuring hassle-free service with 100% transparency.

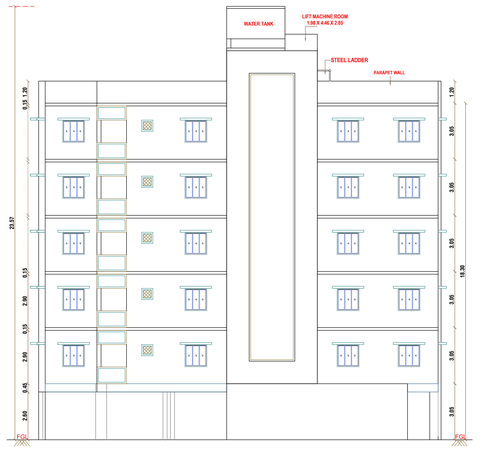
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

hello@verified.realestate
+91 9996 12 9996

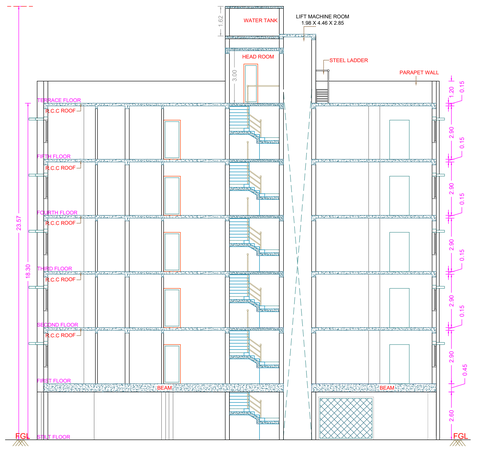
Official Property Record

Digitally Verified Record - Powered by Verified RealEstate™

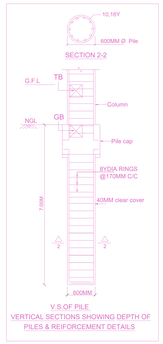




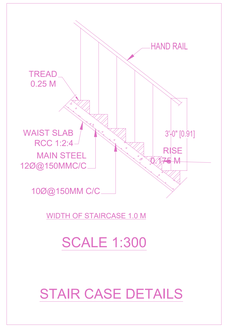
ELEVATION



SECTION ON A-A

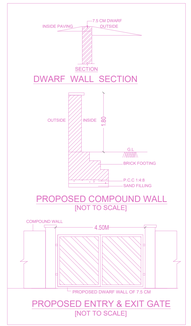


VERTICAL SECTIONS SHOWING DEPTH OF PILES & REIFORCEMENT DETAILS



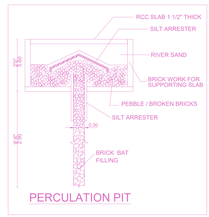
SCALE 1:300

STAIR CASE DETAILS

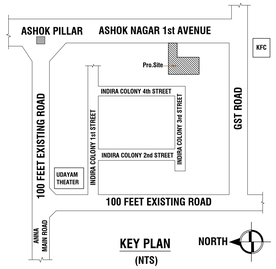


PROPOSED COMPOUND WALL [NOT TO SCALE]

PROPOSED ENTRY & EXIT GATE [NOT TO SCALE]



PERCULATION PIT

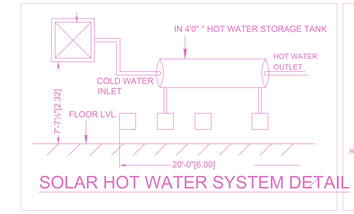


PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR+ 5 FLOORS (HEIGHT 18.30M) RESIDENTIAL BUILDING WITH 10 DWELLING UNITS AT DOOR NO.3/75-A, ASHOK NAGAR 1ST AVENUE, CHENNAI-600083, COMPRISED IN OLD S.NO.278/3 PART, T.S.NO.5/16, BLOCK NO.71 OF KODAMBAKKAM VILLAGE, WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

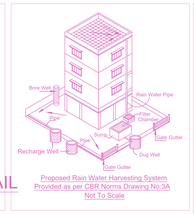
A) AREA STATEMENT	SQ.M.
AREA AS PER PATTA	558.00
AREA AS PER DOCUMENT	557.41
AREA CONSIDERED FOR FSI	557.41
STREET ALIGNMENT/ ROAD WIDENING/LINK ROAD	0.00
OSR AREA	0.00
TOTAL FSI AREA	1099.83
FSI FACTOR	1.973
COVERAGE AREA (PERCENTAGE %)	NA

A) PARKING STATEMENT

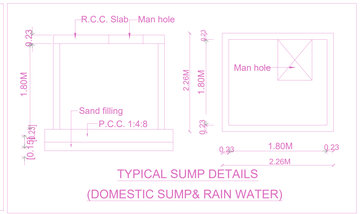
VEHICLE	REQUIRED	PROVIDED
LORRY	-	0
CAR	11	12
TWO WHEELER	0	12
CYCLE	-	0



SOLAR HOT WATER SYSTEM DETAIL



Proposed Rain Water Harvesting System Provided as per CBR Norms Drawing No:3A Not To Scale



TYPICAL SUMP DETAILS (DOMESTIC SUMP& RAIN WATER)

FLOOR WISE FSI STATEMENT: NHRB (RES)

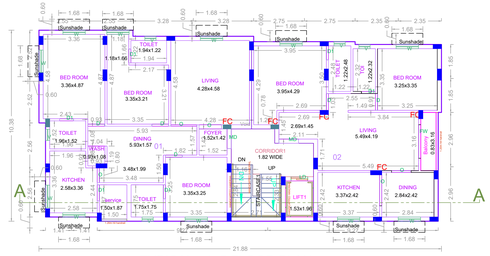
FLOORS	FSI AREA				DU	TOTAL
	COMM.	RESI.	IND.	INST.		FSI AREA
STILT PARKING FLOOR	0.00	28.38	0.00	0.00	0	28.38
FIRST FLOOR	0.00	214.29	0.00	0.00	2	214.29
SECOND FLOOR	0.00	214.29	0.00	0.00	2	214.29
THIRD FLOOR	0.00	214.29	0.00	0.00	2	214.29
FOURTH FLOOR	0.00	214.29	0.00	0.00	2	214.29
FIFTH FLOOR	0.00	214.29	0.00	0.00	2	214.29
Terrace	0.00	0.00	0.00	0.00	0	0.00
Total	0.00	1099.83	0.00	0.00	10	1099.83

BUILDING WISE FSI STATEMENT

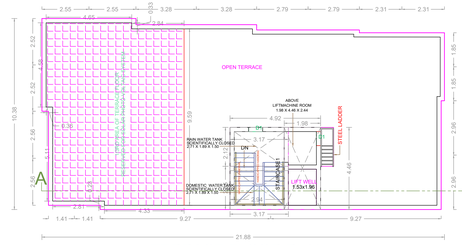
BUILDING	NO OF SAME BUILDING	FSI AREA				DU	TOTAL
		COMM.	RESI.	IND.	INST.		FSI AREA
NHRB-1 (RES)		0.00	1099.83	0.00	0.00	10	1099.83
Total		0.00	1099.83	0.00	0.00	10	1099.83

SITE PLAN

SITE CUM STILT FLOOR PLAN



TYPICAL - 1- 5 FLOOR PLAN



TERRACE FLOOR PLAN

APPROVAL CONDITION

SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

APPROVED

SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE

For (Deputy Planner / Chief Planner / Member-Secretary)
High Rise Building / Non High Rise Building.
This Approval is valid only after building Permit is issued by the concerned Local Body.

KEY NO. 1398

QR CODE

This Planning Permission issued under Rule 16 of TNCDBR, 2019 subject to final outcome of the W.P. (MD) No.8648 of 2019 and WMP (MD) Nos. 6812 & 6813 of 2019.

Applicants (Owner / Developer / Power of Attorney)

UserDefinedMetric (841.00 x 1400.00MM)

This is a system generated drawing as per the soft copy submitted by the Architect/ License Engineer



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

Verified RealEstate™

We're honored to be part of your real estate journey

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OMR Thoraipakkam,
Chennai, India

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