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

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

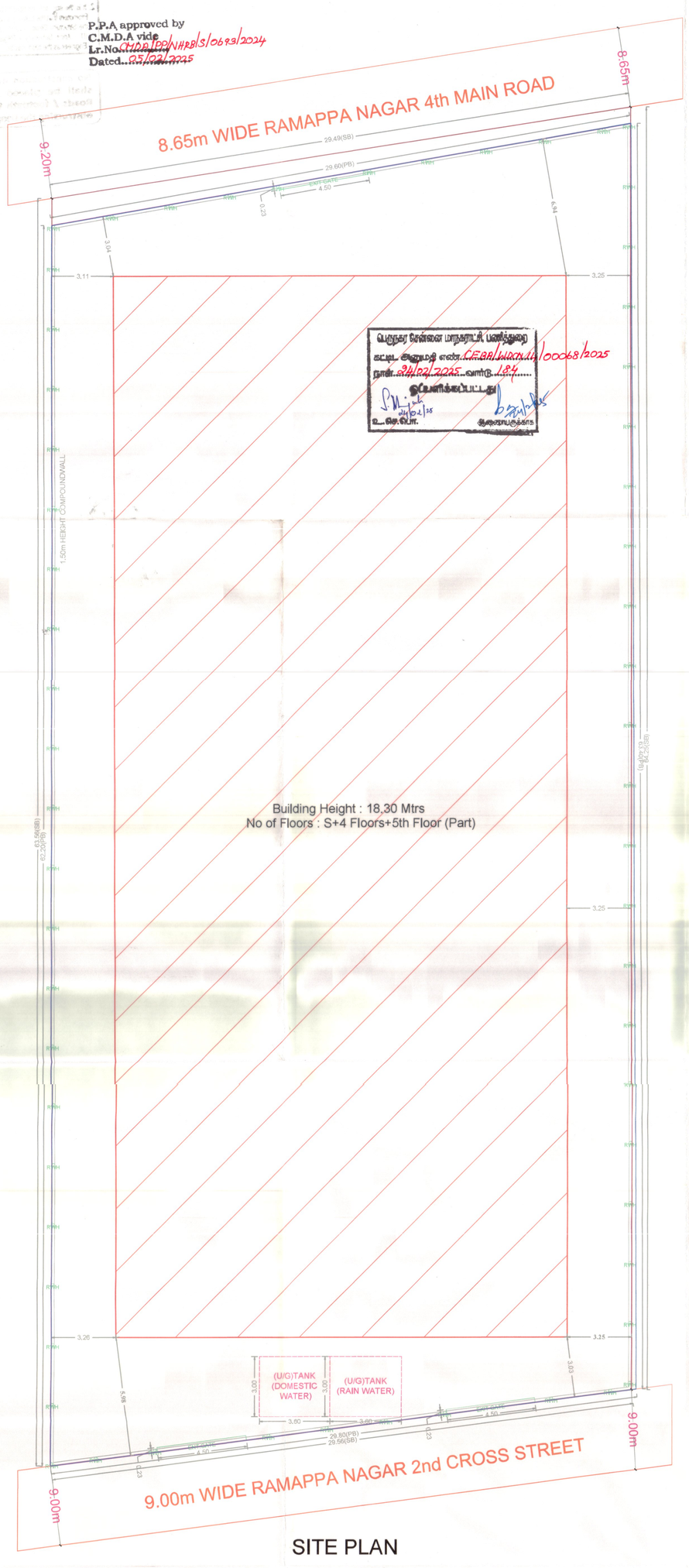
hello@verified.realestate
+91 9996 12 9996

Official Property Record

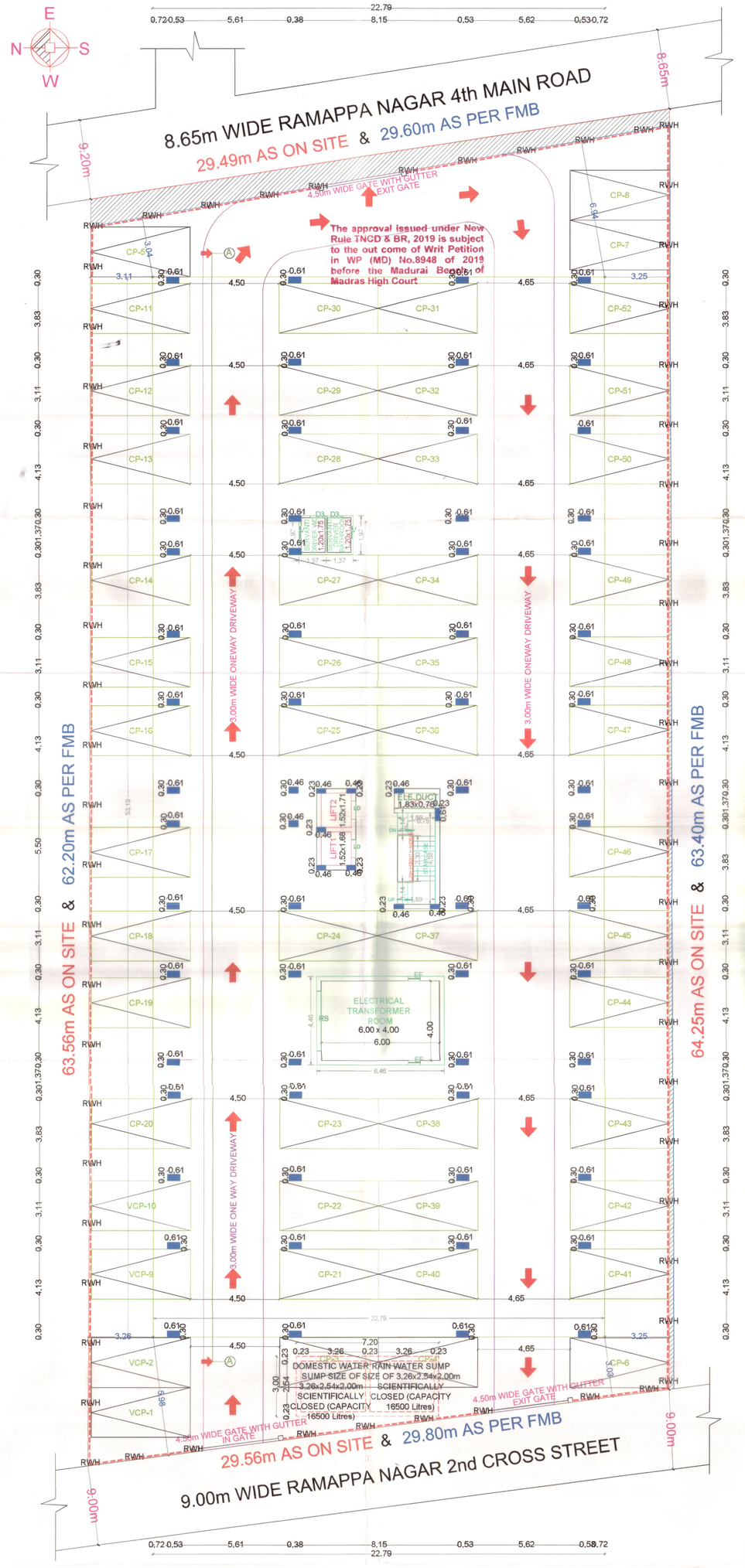
Digitally Verified Record - Powered by Verified RealEstate™



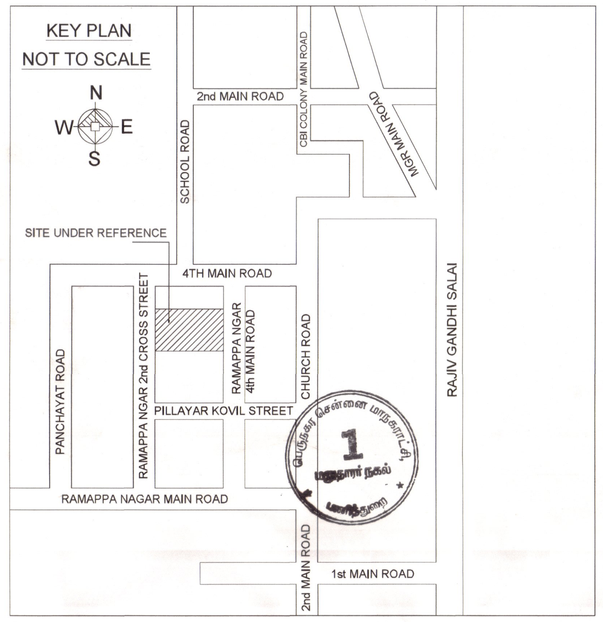
P.P.A approved by
C.M.D.A vide
Lr.No.CMDA/TCP/HRRD/S/06831/2024
Dated..23/12/2024



SITE PLAN



SITE CUM STILT FLOOR PLAN



Location plan (Taken as per User Inputs)

SITE PLAN	SHEET NO. 1 / 2

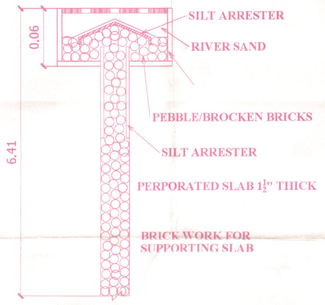
SITE PLAN

PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR + 4 FLOORS + 5TH FLOOR (PART) (HEIGHT - 18.30M) RESIDENTIAL BUILDING WITH 36 DWELLING UNITS AVAILING PREMIUM FSI WITH TOD BENEFIT AT RAMAPPA NAGAR 2ND CROSS STREET AND RAMAPPA NAGAR 4TH MAIN ROAD, PERUNGUDI, CHENNAI COMPRISED IN S.NOS.56/1A & 44/1A (DOCUMENT), S.NOS.56/16A1 & 44/1B (PATTA) OF PERUNGUDI VILLAGE WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

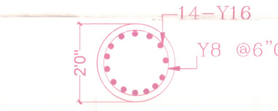
A) AREA STATEMENT	SQ.M.
AREA AS PER PATTA	1839.00
AREA AS PER DOCUMENT	1877.73
AREA CONSIDERED FOR FSI	1839.00
STREET ALIGNMENT/ ROAD WIDENING/LINK ROAD	0.00
OSR AREA	0.00
TOTAL FSI AREA	4775.47
FSI FACTOR	2.597
COVERAGE AREA (PERCENTAGE %)	NA

A) PARKING STATEMENT

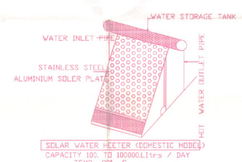
VEHICLE	REQUIRED	PROVIDED
LORRY	-	0
CAR	40	52
TWO WHEELER	0	0
CYCLE	-	0



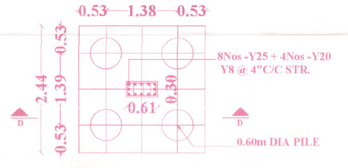
PERCULATION PIT



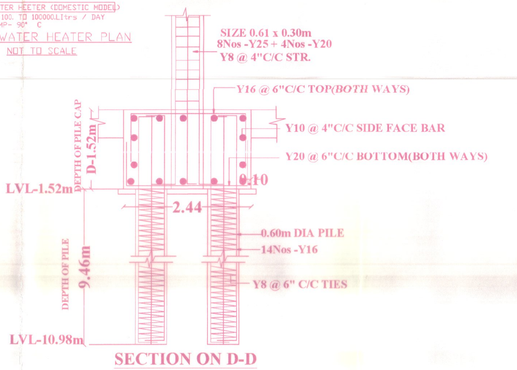
CROSS SECTION OF PILE



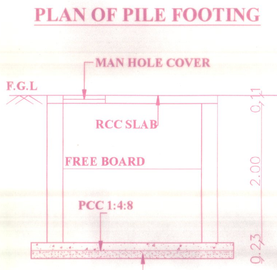
SOLAR WATER HEATER PLAN
NOT TO SCALE



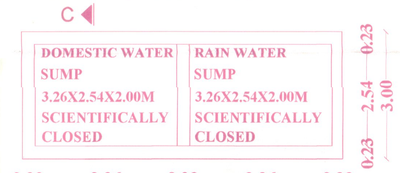
PLAN OF PILE FOOTING



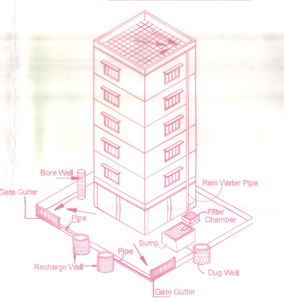
SECTION ON D-D



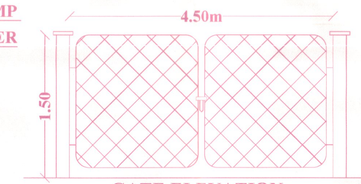
SECTION 'C-C'



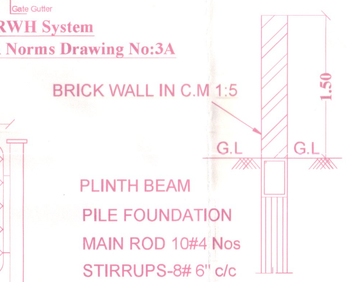
TYPICAL PLAN OF SUMP FOR DOMESTIC WATER



Proposed RWH System
Provided as per CBR Norms Drawing No:3A



GATE ELEVATION



C/S OF COMPOUND WALL

FLOOR WISE FSI STATEMENT: A (PERUNKUDI)

FLOORS	FSI AREA COMM.	RESI.	IND.	INST.	DU	TOTAL FSI AREA
STILT PARKING FLOOR	0.00	28.81	0.00	0.00	0	28.81
FIRST FLOOR	0.00	1052.96	0.00	0.00	8	1052.96
SECOND FLOOR	0.00	1052.96	0.00	0.00	8	1052.96
THIRD FLOOR	0.00	1052.96	0.00	0.00	8	1052.96
FOURTH FLOOR	0.00	1052.96	0.00	0.00	8	1052.96
FIFTH FLOOR	0.00	534.82	0.00	0.00	4	534.82
Terrace	0.00	0.00	0.00	0.00	0	0.00
Total	0.00	4775.47	0.00	0.00	36	4775.47

BUILDING WISE FSI STATEMENT

BUILDING	NO OF SAME BUILDING	FSI AREA COMM.	RESI.	IND.	INST.	DU	TOTAL FSI AREA
A-1 (PERUNKUDI)		0.00	4775.47	0.00	0.00	36	4775.47
Total		0.00	4775.47	0.00	0.00	36	4775.47

APPROVAL CONDITION

SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
APPROVED
SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE

This Planning Permission issued under New Rule TNCDR, 2019 is subject to the out come of Writ Petition (MD) No.8948 of 2019 and WMP (MD) Nos. 6512 & 6913 of 2019.

Signature valid
Digitally Signed by
Registered Engineer Grade II M ATHI
SARAVATHI
Sign Date: 11/10/2024 2:44:58 PM

Signature valid

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

KEY NO. 8688

QR CODE

Applicants (Owner / Developer / Power of Attorney)

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

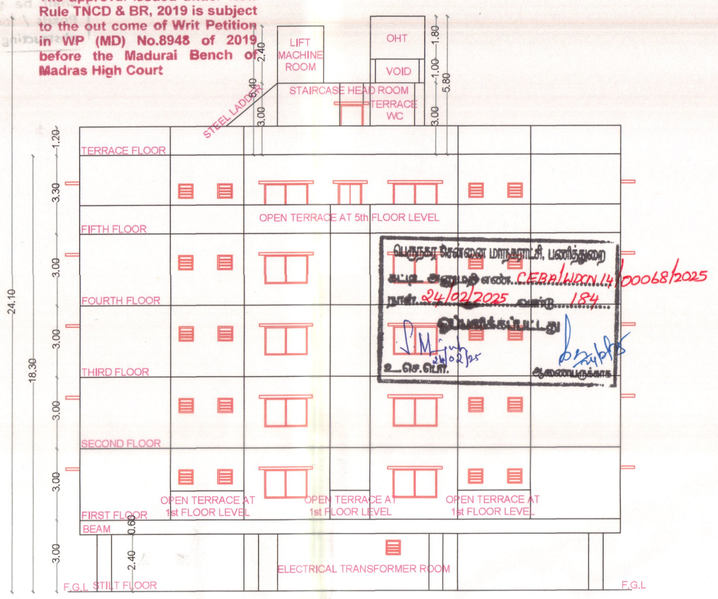
ARCH_E_(36.00_x_48.00_Inches)

The approval issued under New Rule TNCD & BR, 2019 is subject to the out come of Writ Petition in WP (MD) No.8948 of 2019 before the Madurai Bench of Madras High Court

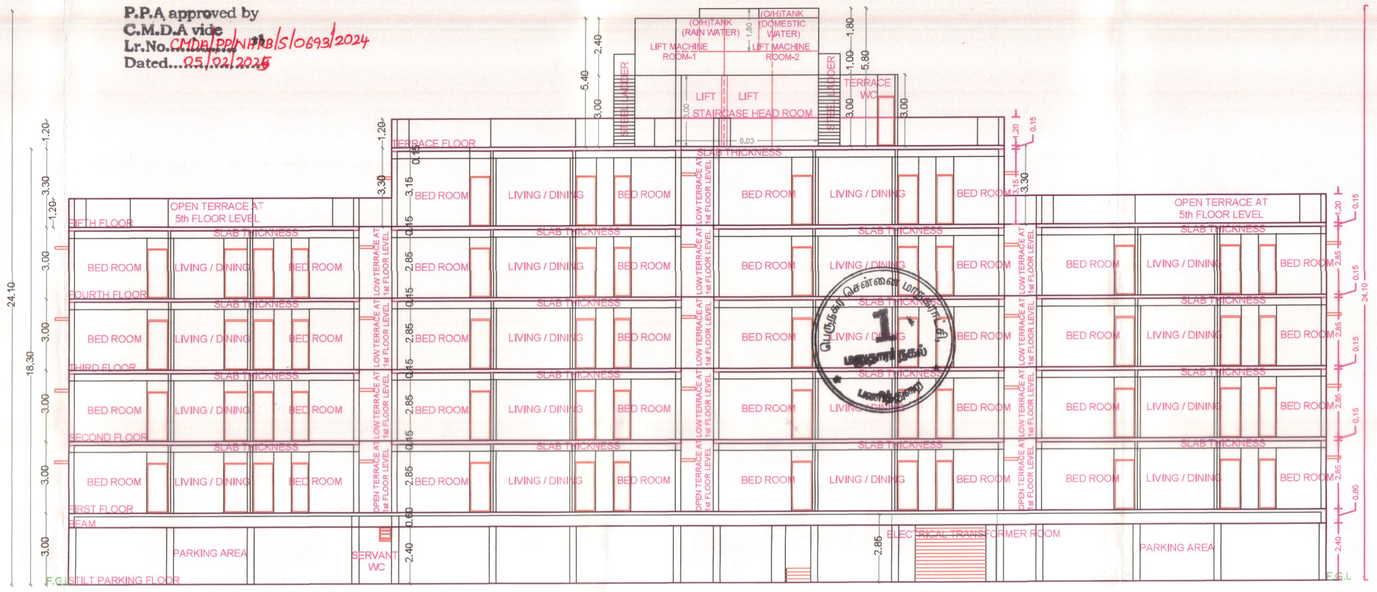
P.P.A approved by
C.M.D.A vide
Lr.No.CMDA/ZP(N)/PP/16/1/0693/2024
Dated...25/01/2025

FLOOR NAME	SHEET NO. 2 / 2
FLOOR NAME	

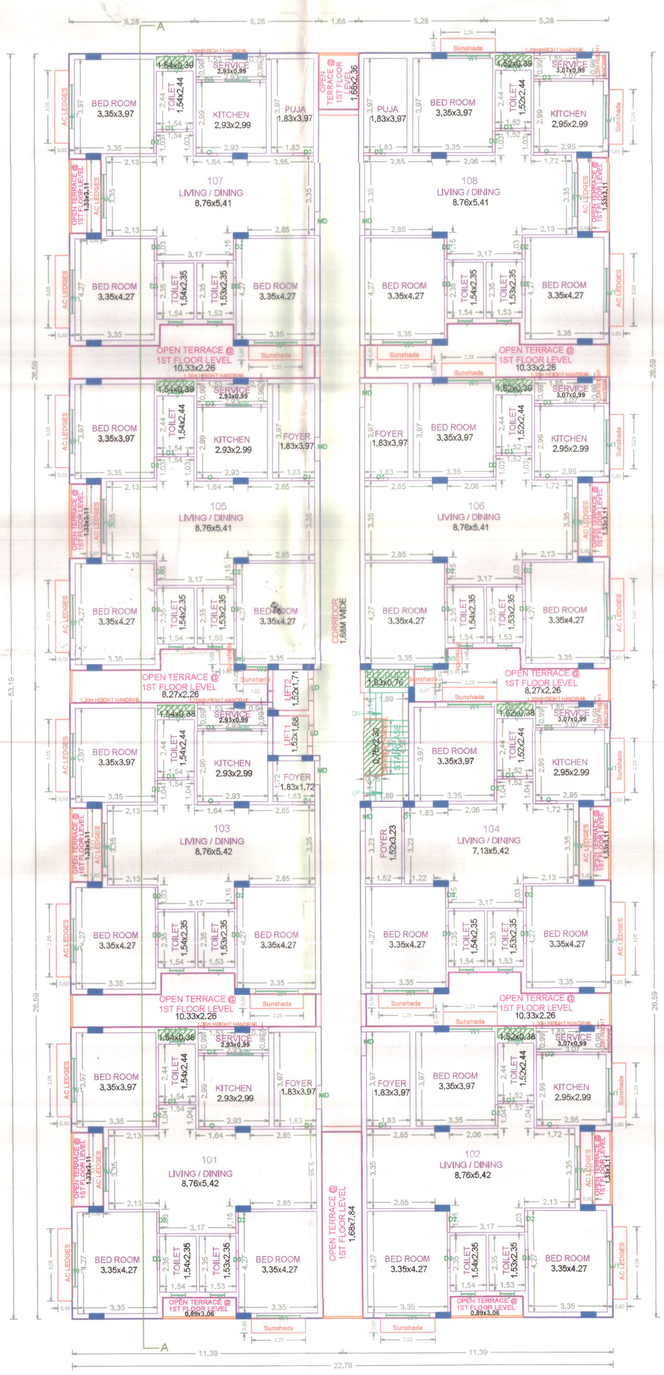
PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR + 4 FLOORS + 5TH FLOOR (PART) (HEIGHT - 18.30M) RESIDENTIAL BUILDING WITH 36 DWELLING UNITS AVAILING PREMIUM FSI WITH TOD BENEFIT AT RAMAPPA NAGAR 2ND CROSS STREET AND RAMAPPA NAGAR 4TH MAIN ROAD, PERUNGUDI, CHENNAI COMPRISED IN S.NOS.56/1A & 44/1A (DOCUMENT), S.NOS.56/16A1 & 44/1B (PATTA) OF PERUNGUDI VILLAGE WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.



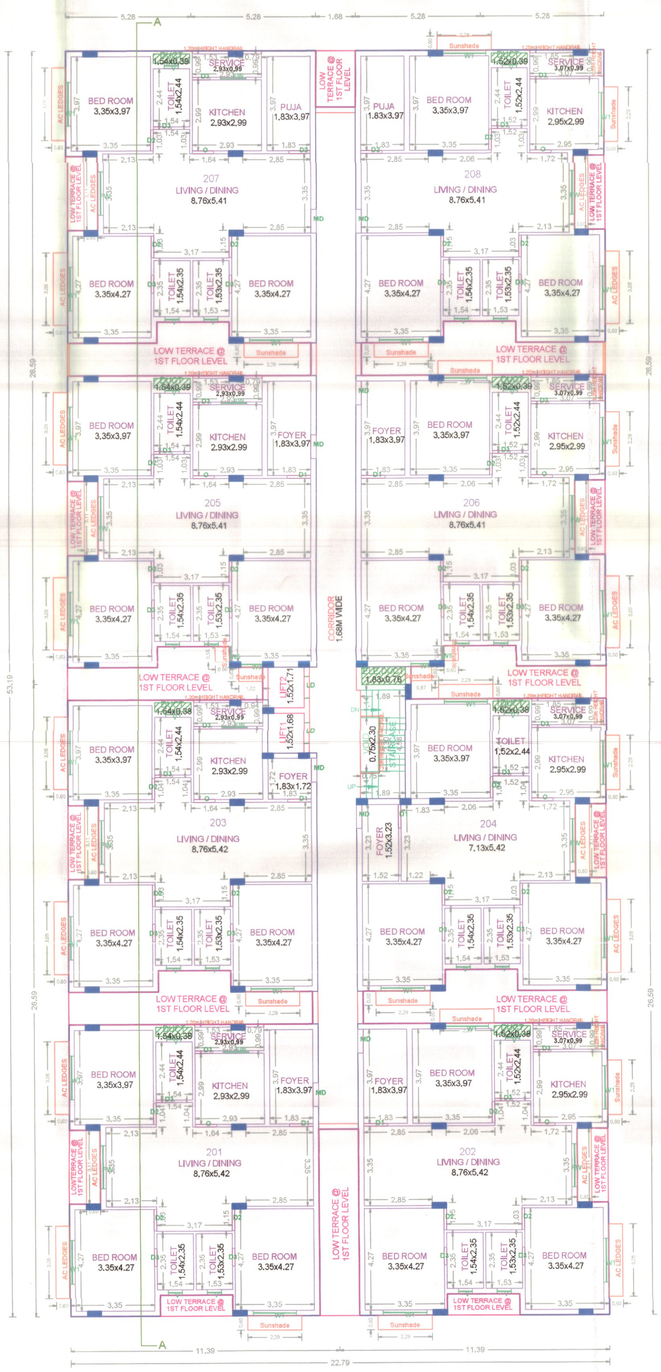
ELEVATION WESTERN SIDE



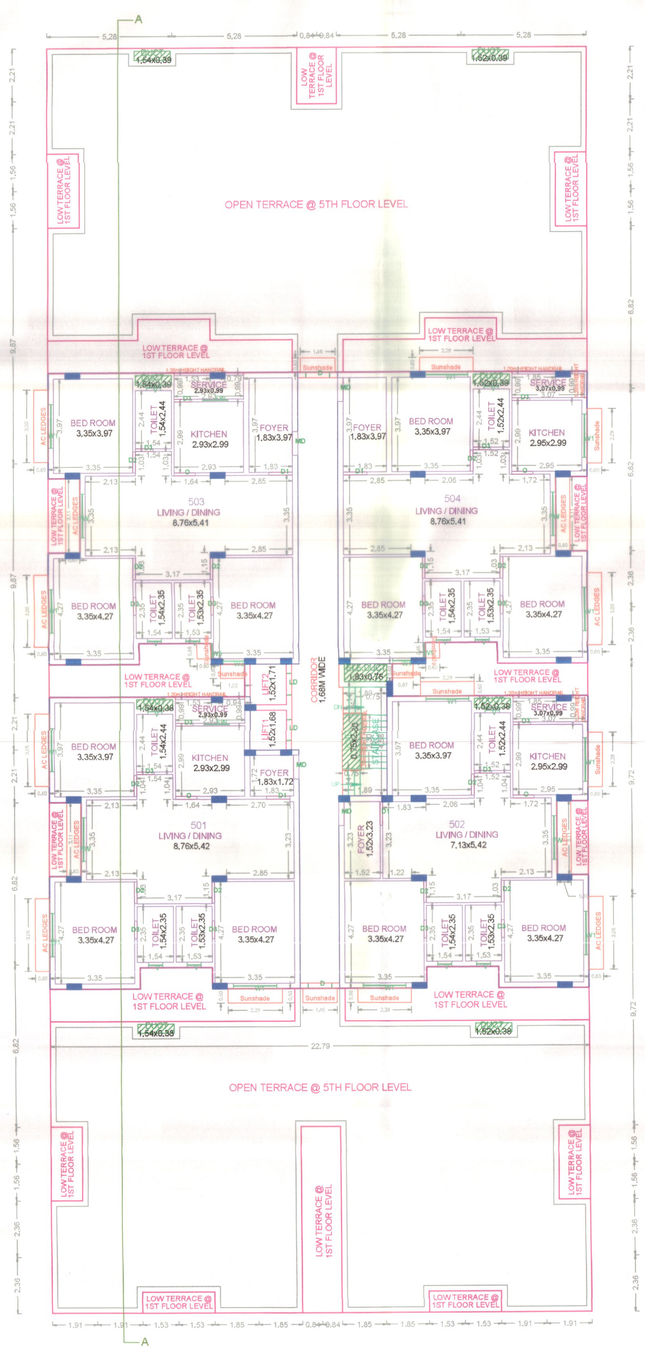
SECTION ON A-A



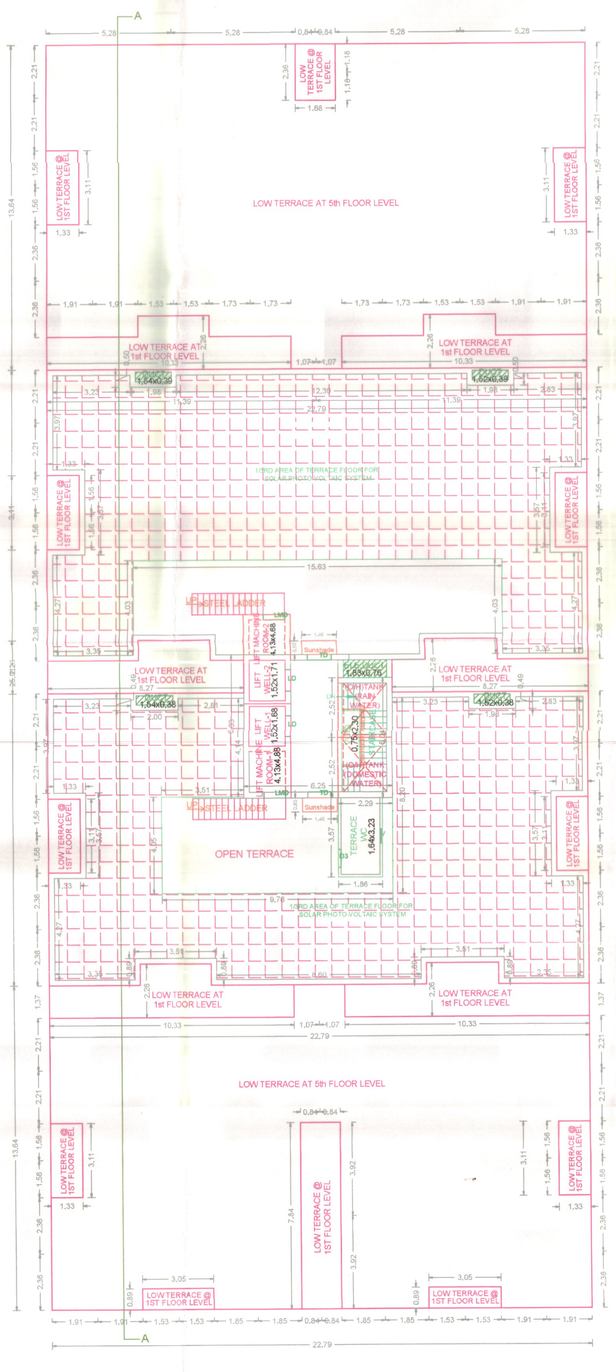
FIRST FLOOR PLAN



TYPICAL - 2, 3, 4 FLOOR PLAN



FIFTH FLOOR PLAN (PART)



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. 8688

QR CODE

Applicants (Owner / Developer / Power of Attorney)

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

UserDefinedImperial (60.00 x 40.00Inches)



our services doesn't just end there

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Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.

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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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