Verified RealEstate™

RE REGULATORY RECORD

RERA Document

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CONSTRUCTION OF HIGH RISE BUILDING (HRB) CONSISTING OF 2 BLOCKS, BLOCK 1: EXTENDED BASEMENT FLOOR + STILT FLOOR PART/GROUND FLOOR PART (PARKING, RESIDENTIAL, KIDS PLAY AREA, CLUB HOUSE RECEPTION, ASSOCIATION ROOM, ELECTRICAL SWITCH GEAR ROOM, METER ROOM,) + 1ST FLOOR TO 9 FLOORS – 75 DWELLING UNITS WITH 30.0M HEIGHT RESIDENTIAL BUILDING, BLOCK 2: GROUND FLOOR +2 FLOORS WITH 9.45M HEIGHT COMMERCIAL BUILDING(SHOP) AVAILING WITH PREMIUM FSI AT PLOT NO: 1 & 2, DOOR NO.18/35, 37 & 230/2, JAWAHARLAL NEHRU SALAI, (INNER RING ROAD) SCHOOL STREET, THIRUVEEDHI AMMAN KOIL STREET, KOYEMBEDU, CHENNAI – 600 107, COMPRISED IN TS.NO.47, 48, 65/1, 65/2, 66, 68/2, BLOCK NO.56 OF KOYEMBEDU VILLAGE WITHIN THE LIMIT OF GREATER CHENNAI CORPORATION.

CARPET AREA STATEMENT

SL.No	Block	Floor No	Flat No	Type	RERA Carpet Area (Sq.m)	Exclusive Balcony (Sq.m)	Exclusive Verandah/ Utility/Service/Open Terrace	Proportionate Common Area (Sq.m)	Total Area (Sq.m)	UDS Land (Sq.m)	Carparking (Nos)	
											Covered	Open
1	1	Ground	FLAT A 001	3BHK	119.01	10.95		53.15	183.11	48.52		1
2			FLAT A 002	3BHK	113.58	19.73		52.31	185.62	49.19		1
3			FLAT A 003	3BHK	113.20	18.50		39.24	170.94	45.30		1
4		1st	FLAT A 101	3BHK	119.01	10.95		53.15	183.11	48.52		1
5			FLAT A 102	3BHK	113.58	19.73		52.31	185.62	49.19		1
6			FLAT A 103	3BHK	113.20	18.50		39.24	170.94	45.30		1
7			FLAT A 104	3BHK	98.97	6.62	2.77	45.30	153.66	40.72		1
8			FLAT B 101	3BHK	92.74	6.20	5.23	42.99	147.16	39.00		1
9			FLAT B 102	3BHK	118.27	3.61		52.68	174.56	46.26		1
10			FLAT B 103	3BHK	87.00	6.68	2.46	40.43	136.57	36.19		1
11			FLAT B 104	3BHK	96.60	4.72		41.47	142.79	37.84		1
12	1	2nd	FLAT A 201	3BHK	119.01	10.95		53.15	183.11	48.52		1
13			FLAT A 202	3BHK	113.58	19.73		52.31	185.62	49.19		1
14			FLAT A 203	3BHK	113.20	18.50		39.24	170.94	45.30		1
15			FLAT A 204	3BHK	98.97	6.62		44.63	150.22	39.81		1
16			FLAT B 201	3BHK	92.74	6.20		41.25	140.19	37.15		1
17			FLAT B 202	3BHK	118.27	3.61		52.68	174.56	46.26		1
18			FLAT B 203	3BHK	87.00	6.68		39.63	133.31	35.33		1
19			FLAT B 204	3BHK	96.60	4.72		41.47	142.79	37.84		1

ARCHITECT : AMERNATH.A
REG. No. CA/2014/64905
CMDA Regd. No. RA/Gr-I/2024/03/030
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For TRAVENTURE HOMES PRIVATE LIMITED

K.R. YUVITH
Managing Director

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SL.No	Block	Floor No	Flat No	Type	RERA Carpet Area (Sq.m)	Exclusive Balcony (Sq.m)	Exclusive Verandah/ Utility/Service/Open Terrace	Proportionate Common Area (Sq.m)	Total Area (Sq.m)	UDS Land (Sq.m)	Carparking (Nos)	
20	1	3rd	FLAT A 301	3BHK	119.01	10.95		53.15	183.11	48.52		1
21			FLAT A 302	3BHK	113.58	19.73		52.31	185.62	49.19		1
22			FLAT A 303	3BHK	113.20	18.50		39.24	170.94	45.30		1
23			FLAT A 304	3BHK	98.97	6.62		44.63	150.22	39.81		1
24			FLAT B 301	3BHK	92.74	6.20		41.25	140.19	37.15		1
25			FLAT B 302	3BHK	118.27	3.61		52.68	174.56	46.26		1
26			FLAT B 303	3BHK	87.00	6.68		39.63	133.31	35.33		1
27			FLAT B 304	3BHK	96.60	4.72		41.47	142.79	37.84		1
28	1	4th	FLAT A 401	3BHK	119.01	10.95		53.15	183.11	48.52	1	
29			FLAT A 402	3BHK	113.58	19.73		52.31	185.62	49.19	1	
30			FLAT A 403	3BHK	113.20	18.50		39.24	170.94	45.30	1	
31			FLAT A 405	3BHK	98.97	6.62		44.63	150.22	39.81	1	
32			FLAT B 401	3BHK	92.74	6.20		41.25	140.19	37.15		1
33			FLAT B 402	3BHK	118.27	3.61		52.68	174.56	46.26	1	
34			FLAT B 403	3BHK	87.00	6.68		39.63	133.31	35.33		1
35			FLAT B 405	3BHK	96.60	4.72		41.47	142.79	37.84		1
36		5th	FLAT A 501	3BHK	119.01	10.95		53.15	183.11	48.52	1	
37			FLAT A 502	3BHK	113.58	19.73		52.31	185.62	49.19	1	
38			FLAT A 504	3BHK	113.20	18.50		39.24	170.94	45.30	1	
39			FLAT A 505	3BHK	98.97	6.62		44.63	150.22	39.81	1	
40			FLAT B 501	3BHK	92.74	6.20		41.25	140.19	37.15		1
41			FLAT B 502	3BHK	118.27	3.61		52.68	174.56	46.26		1
42			FLAT B 504	3BHK	87.00	6.68		39.63	133.31	35.33		1
43			FLAT B 505	3BHK	96.60	4.72		41.47	142.79	37.84		1

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44	1	6th	FLAT A 601	3BHK	119.01	10.95		53.15	183.11	48.52	1	
45			FLAT A 603	3BHK	113.58	19.73		52.31	185.62	49.19	1	
46			FLAT A 604	3BHK	113.20	18.50		39.24	170.94	45.30	1	
47			FLAT A 605	3BHK	98.97	6.62		44.63	150.22	39.81	1	
48			FLAT B 601	3BHK	92.74	6.20		41.25	140.19	37.15	1	
49			FLAT B 603	3BHK	118.27	3.61		52.68	174.56	46.26	1	
50			FLAT B 604	3BHK	87.00	6.68		39.63	133.31	35.33	1	
51			FLAT B 605	3BHK	96.60	4.72		41.47	142.79	37.84	1	
52		7th	FLAT A 702	3BHK	119.01	10.95		53.15	183.11	48.52	1	
53			FLAT A 703	3BHK	113.58	19.73		52.31	185.62	49.19	1	
54			FLAT A 704	3BHK	113.20	18.50		39.24	170.94	45.30	1	
55			FLAT A 705	3BHK	98.97	6.62		44.63	150.22	39.81	1	
56			FLAT B 702	3BHK	92.74	6.20		41.25	140.19	37.15	1	
57			FLAT B 703	3BHK	118.27	3.61		52.68	174.56	46.26	1	
58			FLAT B 704	3BHK	87.00	6.68		39.63	133.31	35.33	1	
59			FLAT B 705	3BHK	96.60	4.72		41.47	142.79	37.84	1	
60	1	8th	FLAT A 801	3BHK	119.01	10.95		53.15	183.11	48.52	1	
61			FLAT A 802	3BHK	113.58	19.73		52.31	185.62	49.19	1	
62			FLAT A 803	3BHK	113.20	18.50		39.24	170.94	45.30	1	
63			FLAT A 804	3BHK	98.97	6.62		44.63	150.22	39.81	1	
64			FLAT B 801	3BHK	92.74	6.20		41.25	140.19	37.15	1	
65			FLAT B 802	3BHK	118.27	3.61		52.68	174.56	46.26	1	
66			FLAT B 803	3BHK	87.00	6.68		39.63	133.31	35.33	1	
67			FLAT B 804	3BHK	96.60	4.72		41.47	142.79	37.84	1	

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68			FLAT A 901	3BHK	119.01	10.95		53.15	183.11	48.52	1	
69			FLAT A 902	3BHK	113.58	19.73		52.31	185.62	49.19	1	
70			FLAT A 903	3BHK	113.20	18.50		39.24	170.94	45.30	1	
71		9th	FLAT A 904	3BHK	98.97	6.62		44.63	150.22	39.81	1	
72			FLAT B 901	3BHK	92.74	6.20		41.25	140.19	37.15	1	
73			FLAT B 902	3BHK	118.27	3.61		52.68	174.56	46.26	1	
74			FLAT B 903	3BHK	87.00	6.68		39.63	133.31	35.33	1	
75			FLAT B 904	3BHK	96.60	4.72		41.47	142.79	37.84	1	
		GF			83.56				90.86	41.08		
	2	FF			83.56				90.86	41.08		
		SF			83.56				90.86	41.08		1
								Total	**12352.66**	**3324.50**		
								Visitors Car Parking			6	2
											47	37
								Total			**84**	

Note: Block 2 - Commercial Property Retained by Developer* Carparking will be alloted on first cum first serve basis.

ALTITUDE 9 AREA STATEMENT - ABSTRACT	
PARTICULARS	**Sq.mt.**
SALEABLE AREA	12352.66
LAND AREA AS PER DOCUMENT	3392.40
LAND AREA AS PER PATTA	3324.50
LAND TO BE CONVEYED	3324.50

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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.