Verified RealEstate™

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

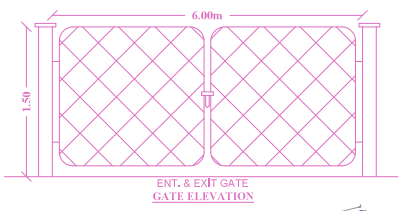
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

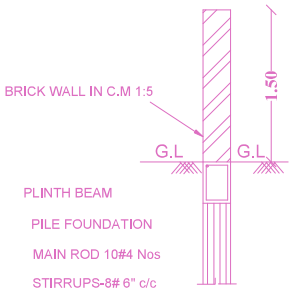
hello@verified.realestate
+91 9996 12 9996

Official Property Record

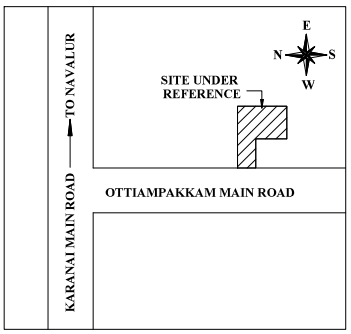
Digitally Verified Record - Powered by Verified RealEstate™







C/S OF COMPOUND WALL



KEY PLAN
NOT TO SCALE

SITE PLAN | SHEET NO. 1/7

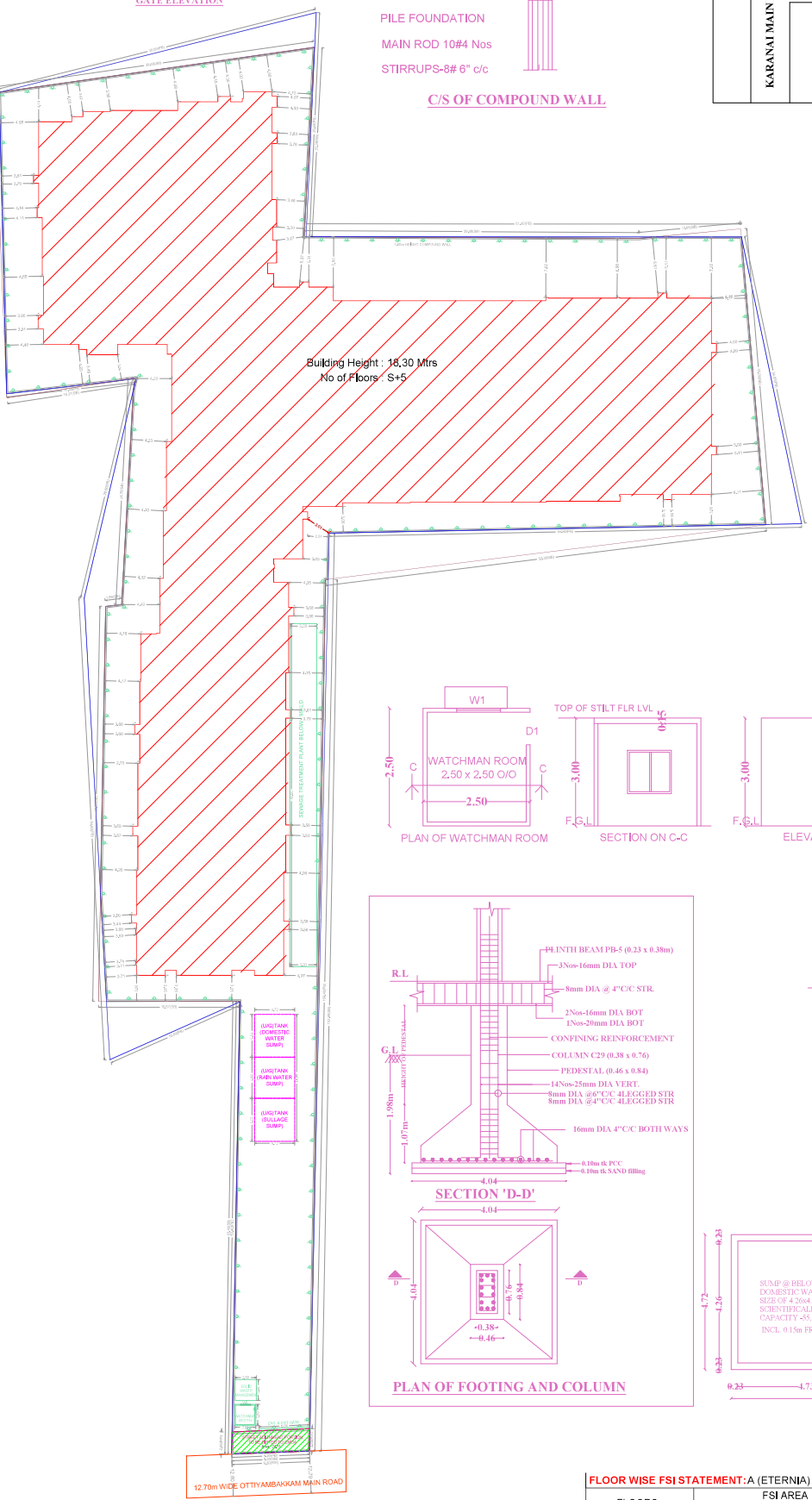
SITE PLAN

PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR + 5 FLOORS (HEIGHT - 19.20M) RESIDENTIAL BUILDING WITH 148 DWELLING UNITS FOR AFFORDABLE HOUSING (GYM & INDOOR GAMES ROOM AT 5TH FLOOR) AT OTTIYAMBAKKAM MAIN ROAD, OTTIYAMBAKKAM, CHENNAI, COMPRISED IN OLD S.NO.259/2, 261/1 & 262/1B3, NEW S.NOS.259/2A1B, 259/2B1B, 259/2C1B, 259/2D1, 261/1B & 262/1B3 OF OTTIYAMBAKKAM VILLAGE WITHIN THE LIMITS OF ST.THOMAS MOUNT PANCHAYAT UNION.

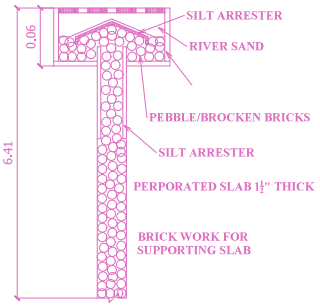
A) AREA STATEMENT	SQ.M.
AREA AS PER PATTA	9857.00
AREA AS PER DOCUMENT	9857.00
AREA CONSIDERED FOR FSI	9857.00
STREET ALIGNMENT/ROAD WIDENING/MRR ROAD	75.00
CRZ AREA	0.00
TOTAL FSI AREA	14538.94
FSI FACTOR	2.25
COVERAGE AREA (PERCENTAGE %)	33%

A) PARKING STATEMENT

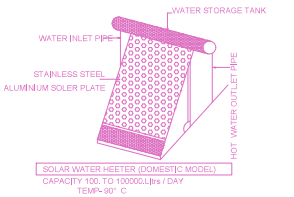
VEHICLE	REQUIRED	PROVIDED
LORRY	-	-
CAR	81	135
TWO WHEELER	131	150
CYCLE	-	-



SITE PLAN (Scale - 1:150)

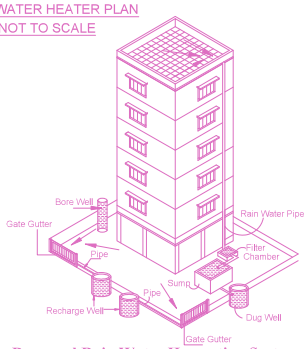


PERCULATION PIT



SOLAR WATER HEATER PLAN
NOT TO SCALE

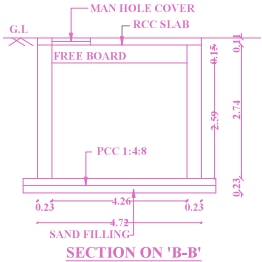
PLAN OF WATCHMAN ROOM



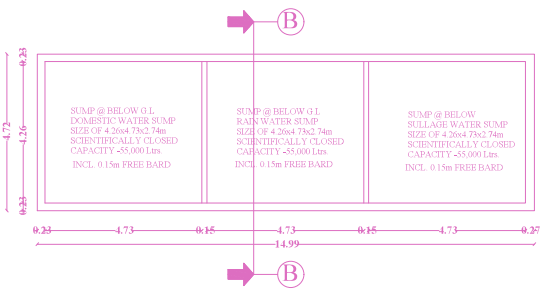
Proposed Rain Water Harvesting System
Provided as per CBR Norms Drawing No:3A

SECTION 'D-D'

PLAN OF FOOTING AND COLUMN



SECTION ON 'B-B'



PLAN OF SUMP DETAIL

BUILDING WISE FSI STATEMENT

BUILDING	NO OF SAME BUILDING	FSI AREA				DU	TOTAL
		COMM.	RESI.	IND.	INST.		FSI AREA
A-1 (ETERNIA)		0.00	14538.94	0.00	0.00	148	14538.94
Total		0.00	14538.94	0.00	0.00	148	14538.94

FLOOR WISE FSI STATEMENT: A (ETERNIA)

FLOORS	FSI AREA				DU	TOTAL
	COMM.	RESI.	IND.	INST.		FSI AREA
STILT PARKING FLOOR	0.00	229.59	0.00	0.00	0	229.59
FIRST FLOOR	0.00	2861.87	0.00	0.00	30	2861.87
SECOND FLOOR	0.00	2861.87	0.00	0.00	30	2861.87
THIRD FLOOR	0.00	2861.87	0.00	0.00	30	2861.87
FOURTH FLOOR	0.00	2861.87	0.00	0.00	30	2861.87
FIFTH FLOOR	0.00	2861.87	0.00	0.00	28	2861.87
Terrace	0.00	0.00	0.00	0.00	0	0.00
Total	0.00	14538.94	0.00	0.00	148	14538.94

APPROVAL CONDITION

SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

SUBJECT TO THE CONDITIONS MENTIONED IN THE LETTER

Signature valid

Signature valid

GR CODE

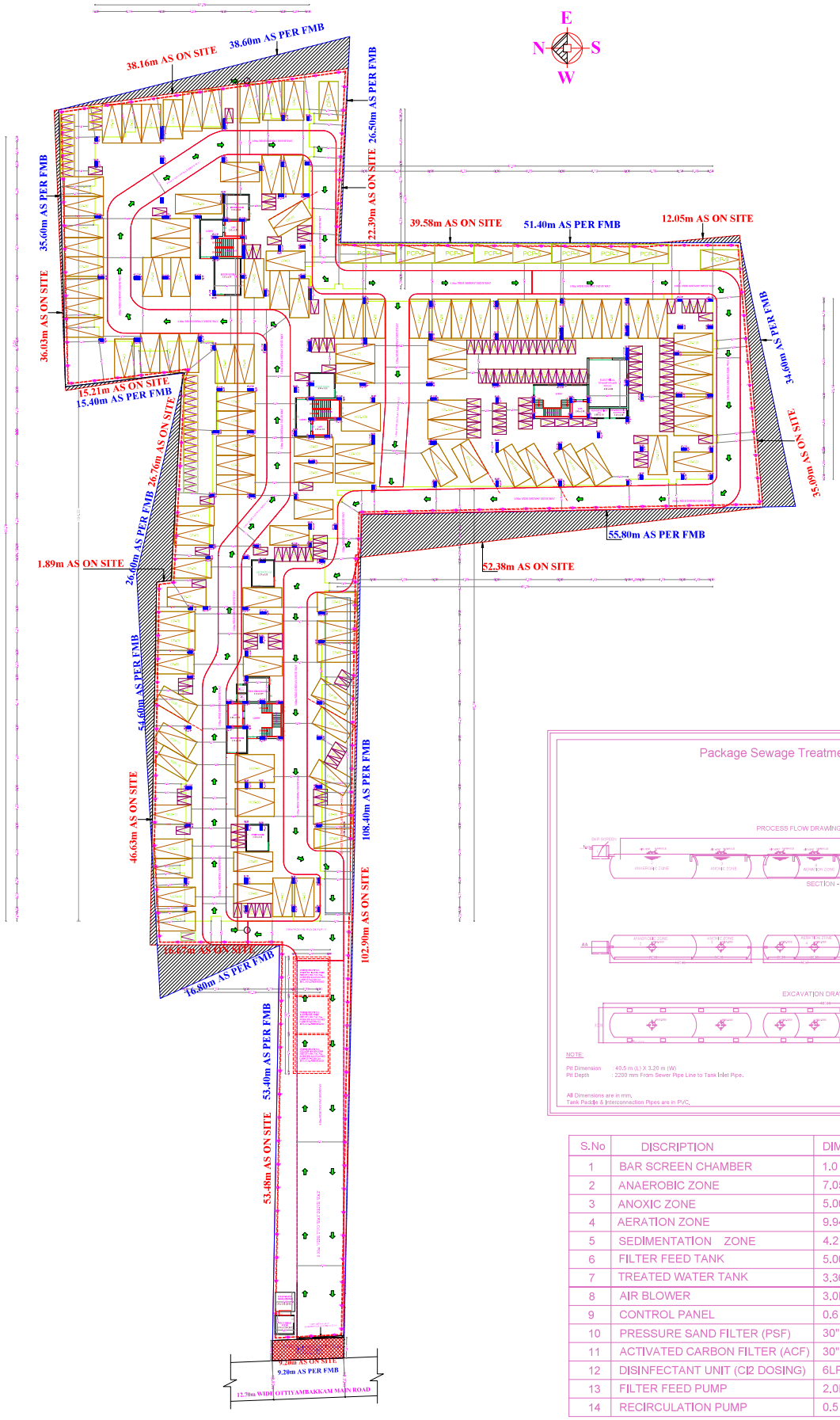
This is a system generated drawing as per the soft copy submitted by the Architect/ License Engineer

User Defined Imperial (60.00 x 40.00inches)

FLOOR NAME	SHEET NO. 2/7
FLOOR NAME	

PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR + 5 FLOORS (HEIGHT - 19.20M) RESIDENTIAL BUILDING WITH 148 DWELLING UNITS FOR AFFORDABLE HOUSING (GYM & INDOOR GAMES ROOM AT 5TH FLOOR) AT OTTIYAMBAKKAM MAIN ROAD, OTTIYAMBAKKAM, CHENNAI, COMPRISED IN OLD S.NO.259/2, 261/1 & 262/1B3, NEW S.NOS.259/2A1B, 259/2B1B, 259/2C1B, 259/2D1, 261/1B & 262/1B3 OF OTTIYAMBAKKAM VILLAGE WITHIN THE LIMITS OF ST.THOMAS MOUNT PANCHAYAT UNION.

SITE CUM STILT FLOOR PLAN



SITE CUM STILT FLOOR PLAN
SCALE(1:150)

S.No	DISCRIPTION	DIMENSION (M)	QTY	MOC
1	BAR SCREEN CHAMBER	1.0 X 1.5 X 1.0	1	RCC
2	ANAEROBIC ZONE	7.05(L) X 2.2 (Dia)	1	FRP
3	ANOXIC ZONE	5.00(L) X 2.2 (Dia)	1	FRP
4	AERATION ZONE	9.94(L) X 2.2 (Dia)	1	FRP
5	SEDIMENTATION ZONE	4.21(L) X 2.2 (Dia)	1	FRP
6	FILTER FEED TANK	5.00(L) X 2.2 (Dia)	1	FRP
7	TREATED WATER TANK	3.36(L) X 2.2 (Dia)	1	FRP
8	AIR BLOWER	3.0HP	2 + 1	----
9	CONTROL PANEL	0.6 X 0.7X 0.25	1	----
10	PRESSURE SAND FILTER (PSF)	30" X 72"	1	FRP
11	ACTIVATED CARBON FILTER (ACF)	30" X 72"	1	FRP
12	DISINFECTANT UNIT (Cl2 DOSING)	6LPH	1	----
13	FILTER FEED PUMP	2.0HP	1 + 1	----
14	RECIRCULATION PUMP	0.5 HP	1	----

APPROVAL CONDITION

SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

SUBJECT TO THE CONDITIONS MENTIONED IN THE LETTER

GA CODE

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

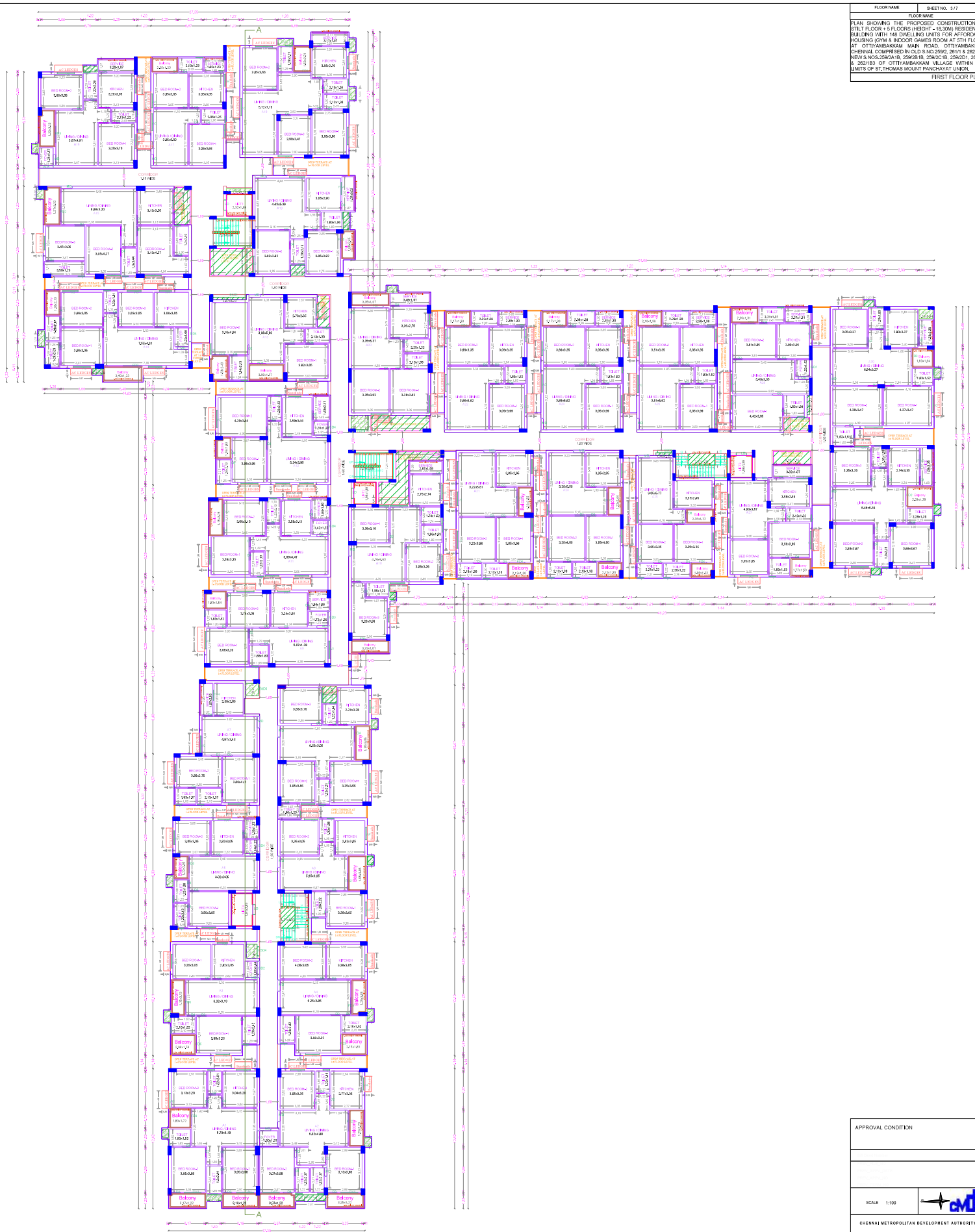
User Defined Imperial (60.00 x 40.00inches)

FLOOR NAME	SHEET NO. 3/7

FLOOR NAME

PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR + 5 FLOORS (HEIGHT - 18.30M) RESIDENTIAL BUILDING WITH 148 DWELLING UNITS FOR AFFORDABLE HOUSING (GYM & INDOOR GAMES ROOM AT 5TH FLOOR) AT OTTIYAMBAKKAM MAIN ROAD, OTTIYAMBAKKAM, CHENNAI, COMPRISED IN OLD S.NO.259/2, 261/1 & 262/1B3, NEW S.NOS.259/2A1B, 259/2B1B, 259/2C1B, 259/2D1, 261/1B & 262/1B3 OF OTTIYAMBAKKAM VILLAGE WITHIN THE LIMITS OF ST.THOMAS MOUNT PANCHAYAT UNION.

FIRST FLOOR PLAN



FIRST FLOOR PLAN (Scale 1:100)

APPROVAL CONDITION

SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE

Applicants (Owner / Developer / Power of Attorney)

QR CODE

ARCH_E_(36,00_x_48,00_Inches)

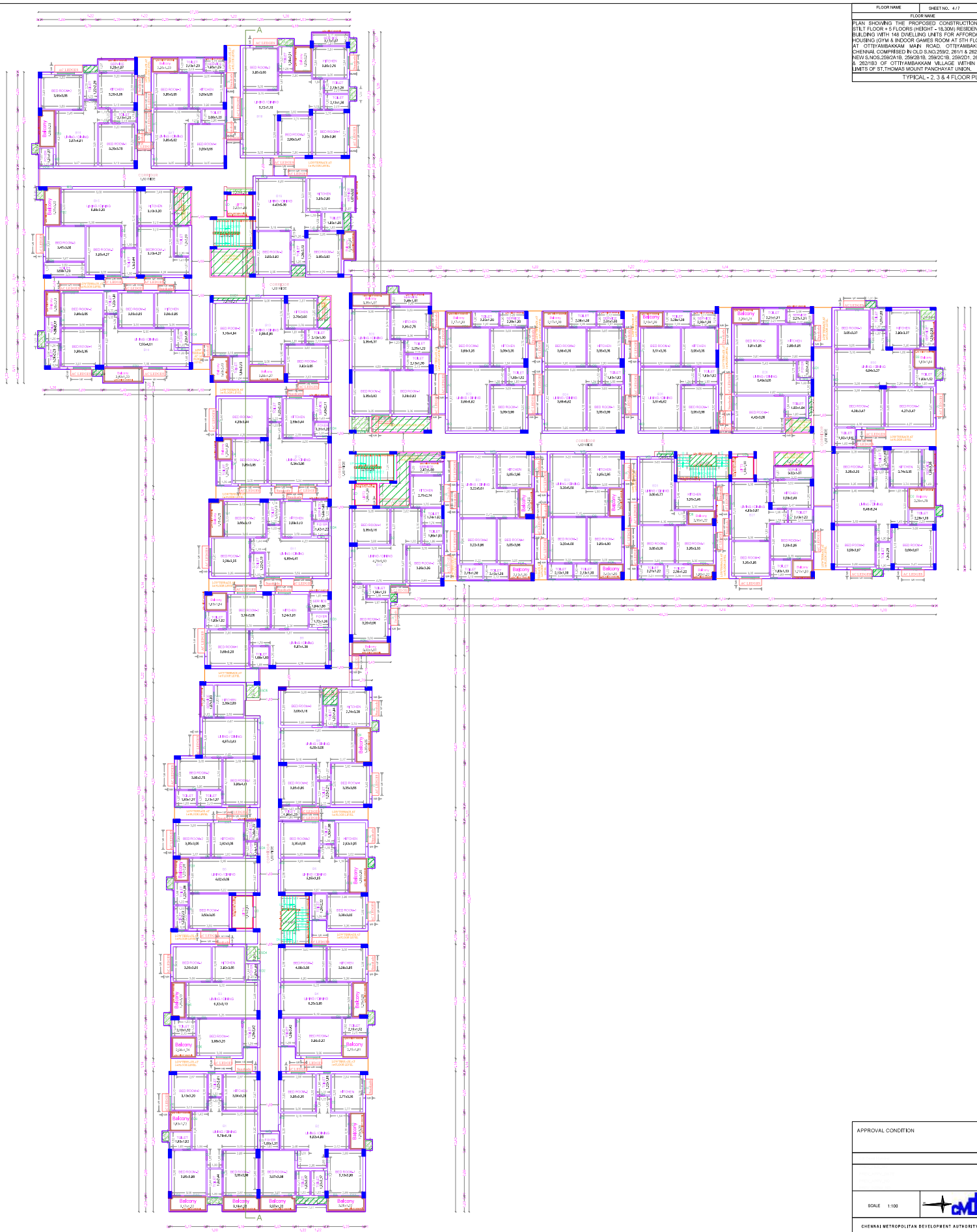
This is a system generated drawing as per the soft copy submitted by the Architect/ License Engineer

FLOOR NAME	SHEET NO. 4 / 7

FLOOR NAME

PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR + 5 FLOORS (HEIGHT - 18.30M) RESIDENTIAL BUILDING WITH 148 DWELLING UNITS FOR AFFORDABLE HOUSING (GYM & INDOOR GAMES ROOM AT 5TH FLOOR) AT OTTIYAMBAKKAM MAIN ROAD, OTTIYAMBAKKAM, CHENNAI, COMPRISED IN OLD S.NO.259/2, 261/1 & 262/1B3, NEW S.NOS.259/2A1B, 259/2B1B, 259/2C1B, 259/2D1, 261/1B & 262/1B3 OF OTTIYAMBAKKAM VILLAGE WITHIN THE LIMITS OF ST.THOMAS MOUNT PANCHAYAT UNION.

TYPICAL - 2, 3 & 4 FLOOR PLAN



TYPICAL - 2, 3 & 4 FLOOR PLAN (Scale 1:100)

APPROVAL CONDITION

SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE

Applicants (Owner / Developer / Power of Attorney)

ARCH_E_(36,00_x_48,00_Inches)

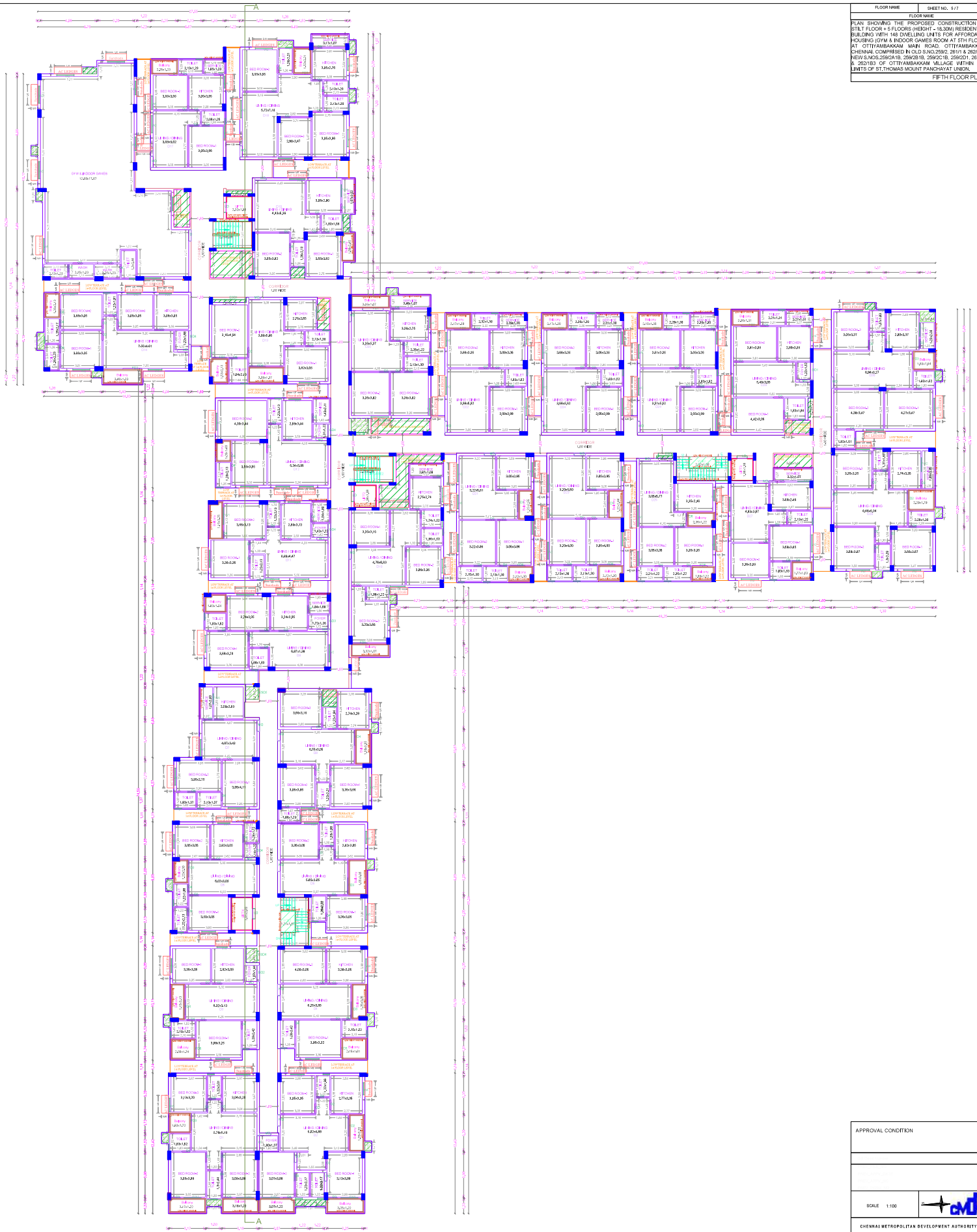
This is a system generated drawing as per the soft copy submitted by the Architect/ License Engineer

FLOOR NAME	SHEET NO. 5 / 7

FLOOR NAME

PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR + 5 FLOORS (HEIGHT - 18.30M) RESIDENTIAL BUILDING WITH 148 DWELLING UNITS FOR AFFORDABLE HOUSING (GYM & INDOOR GAMES ROOM AT 5TH FLOOR) AT OTTIYAMBAKKAM MAIN ROAD, OTTIYAMBAKKAM, CHENNAI, COMPRISED IN OLD S.NO.259/2, 261/1 & 262/1B3, NEW S.NOS.259/2A1B, 259/2B1B, 259/2C1B, 259/2D1, 261/1B & 262/1B3 OF OTTIYAMBAKKAM VILLAGE WITHIN THE LIMITS OF ST.THOMAS MOUNT PANCHAYAT UNION.

FIFTH FLOOR PLAN



FIFTH FLOOR PLAN (Scale 1:100)

APPROVAL CONDITION

SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE

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)



FLOOR NAME	SHEET NO. 8 / 7

FLOOR NAME

PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR + 5 FLOORS (HEIGHT - 18.30M) RESIDENTIAL BUILDING WITH 148 DWELLING UNITS FOR AFFORDABLE HOUSING (GYM & INDOOR GAMES ROOM AT 5TH FLOOR) AT OTTIYAMBAKKAM MAIN ROAD, OTTIYAMBAKKAM, CHENNAI, COMPRISED IN OLD S.NO.259/2, 261/1 & 262/1B3, NEW S.NOS.259/2A1B, 259/2B1B, 259/2C1B, 259/2D1, 261/1B & 262/1B3 OF OTTIYAMBAKKAM VILLAGE WITHIN THE LIMITS OF ST.THOMAS MOUNT PANCHAYAT UNION.

TERRACE FLOOR PLAN

APPROVAL CONDITION

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE

Applicants (Owner / Developer / Power of Attorney)

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

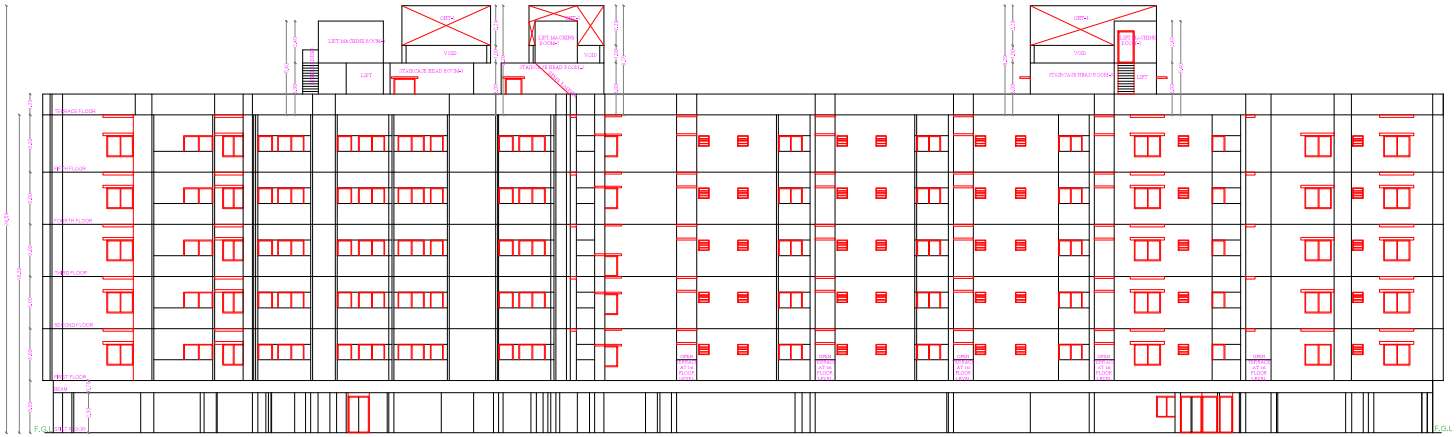
ARCH_E_(36.00_x_48.00_Inches)

FLOOR NAME	SHEET NO. 7 / 7

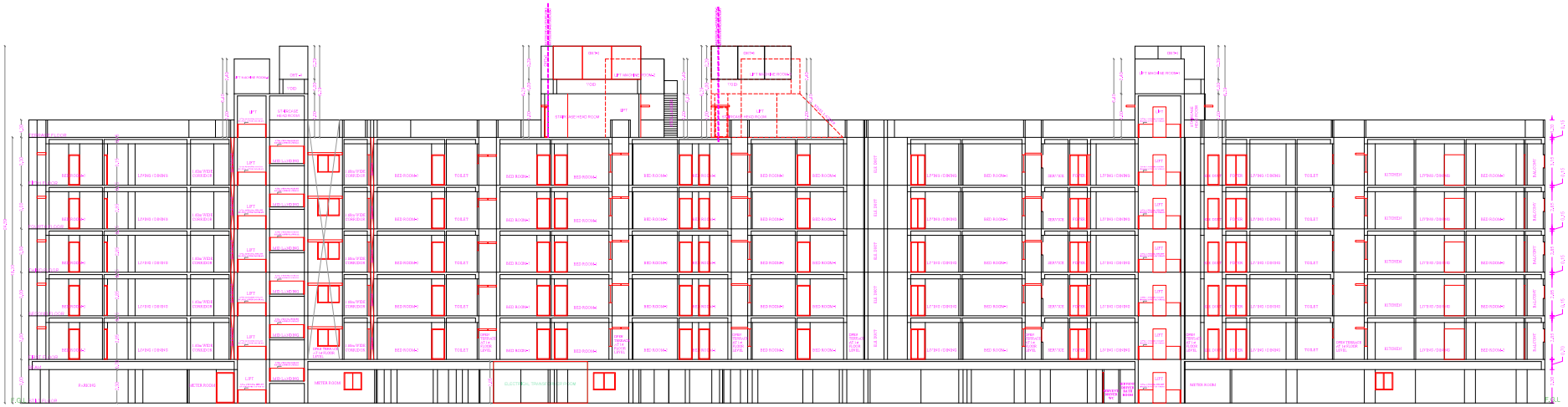
FLOOR NAME

PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR + 5 FLOORS (HEIGHT - 18.30M) RESIDENTIAL BUILDING WITH 148 DWELLING UNITS FOR AFFORDABLE HOUSING (GYM & INDOOR GAMES ROOM AT 5TH FLOOR) AT OTTIYAMBAKKAM MAIN ROAD, OTTIYAMBAKKAM, CHENNAI COMPRISED IN OLD S.NO.259/2, 261/1 & 262/1B3, NEW S.NOS.259/2A1B, 259/2B1B, 259/2C1B, 259/2D1, 261/1B & 262/1B3 OF OTTIYAMBAKKAM VILLAGE WITHIN THE LIMITS OF ST.THOMAS MOUNT PANCHAYAT UNION.

ELEVATION & SECTION



WEST SIDE ELEVATION



SECTION ON A-A

APPROVAL CONDITION

SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

SUBJECT TO THE CONDITIONS MENTIONED IN THE OFFICE

Applicants (Owner / Developer) Power of Attorney)

Signature valid

ARCH_E_(36.00_x_48.00_Inches)

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

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

hello@verified.realestate
+91 9996 12 9996
www.verified.realestate