Verified RealEstate™

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

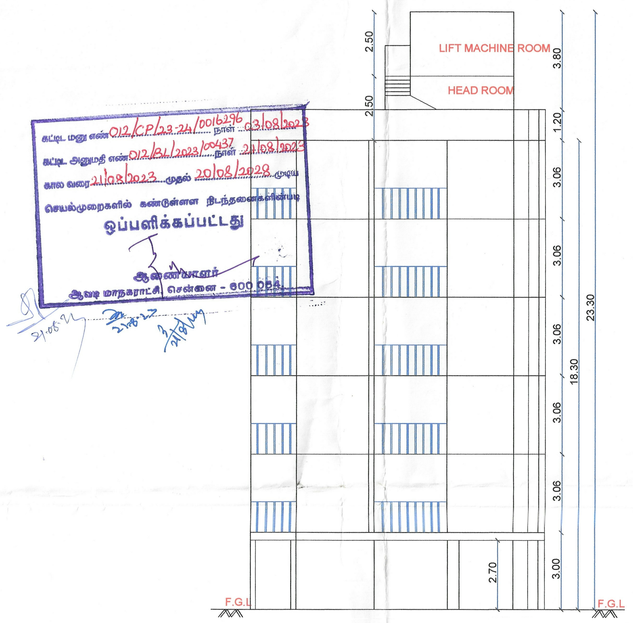
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

hello@verified.realestate
+91 9996 12 9996

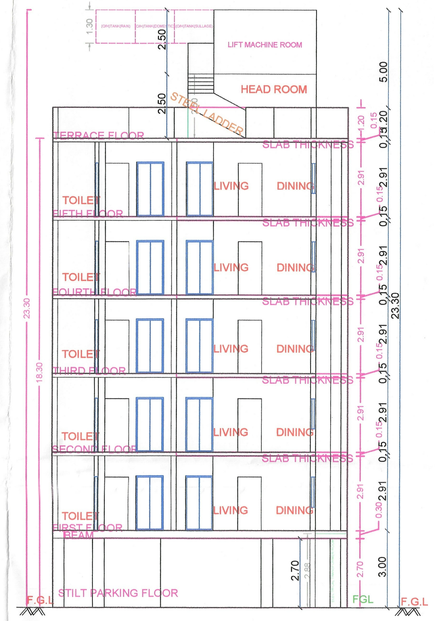
Official Property Record

Digitally Verified Record - Powered by Verified RealEstate™

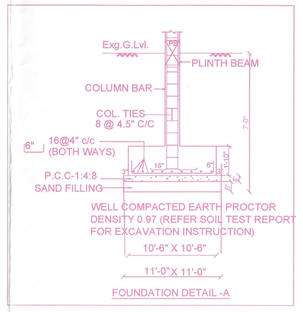




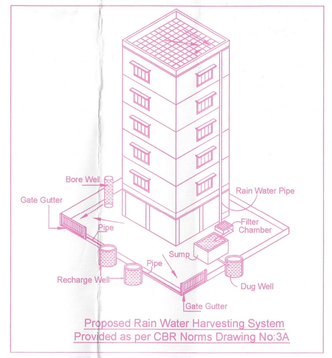
ELEVATION



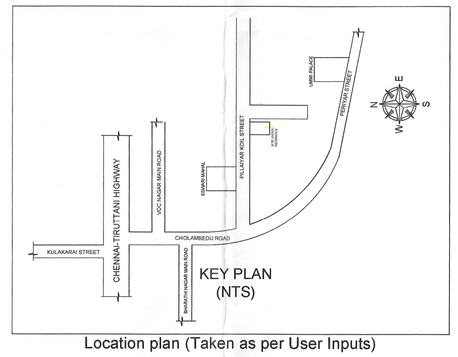
SECTION A-A



FOUNDATION DETAIL -A



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



Location plan (Taken as per User Inputs)

PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR (PARKING) + 5 FLOORS RESIDENTIAL BUILDING WITH 20 DWELLING UNITS, AFFORDABLE HOUSING, (HEIGHT-18.30M) PLOT NOS.1,TO 5, PILLAIYAR KOIL STREET, THIRUMULLAIVOYAL, CHENNAI, COMPRISED IN S.NO.631/1B, T.S.NOS.69,70 AND 71, BLOCK NO.77 ,WARD-D, OF THIRUMULLAIVOYAL VILLAGE AVADI MUNICIPALITY

A) AREA STATEMENT	SQ.M.
AREA AS PER PATTA	752.00
AREA AS PER DOCUMENT	752.16
AREA CONSIDERED FOR FSI	752.16
STREET ALIGNMENT/ ROAD WIDENING/LINK ROAD	0.00
OSR AREA	0.00
TOTAL FSI AREA	1860.39
FSI FACTOR	2.541
COVERAGE AREA (PERCENTAGE %)	N.A

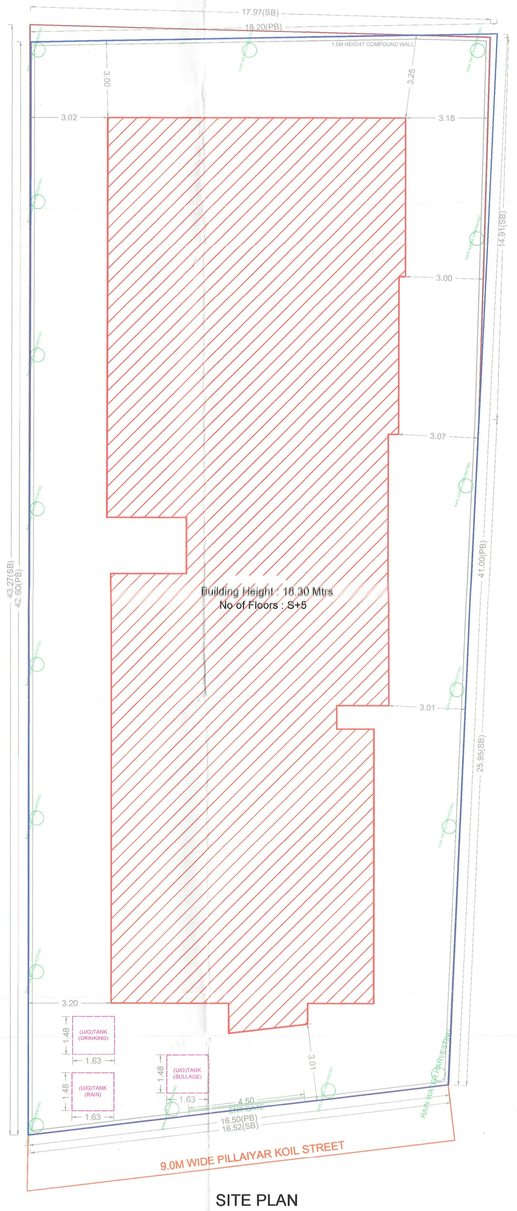
A) PARKING STATEMENT		
VEHICLE	REQUIRED	PROVIDED
LORRY	0	0
CAR	17	17
TWO WHEELER	11	11
CYCLE	0	0

BUILDING WISE FSI STATEMENT

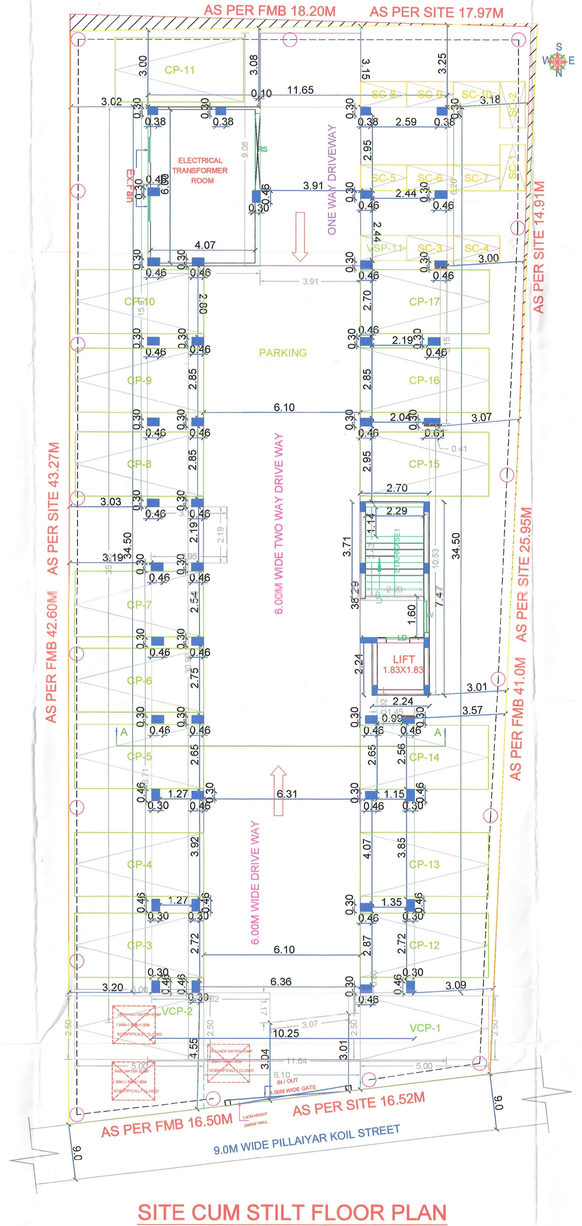
BUILDING	NO OF SAME BUILDING	FSI AREA				DU	TOTAL
		COMM.	RESI.	IND.	SPEC.		FSI AREA
NHRB-1 (RES)		0.00	1860.39	0.00	0.00	20	1860.39
Total		0.00	1860.39	0.00	0.00	20	1860.39

FLOOR WISE FSI STATEMENT: NHRB (RES)

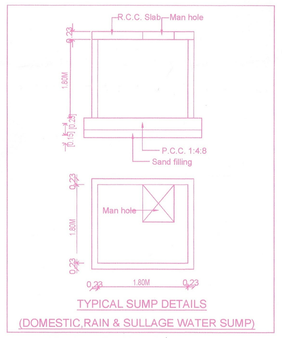
FLOORS	FSI AREA				DU	TOTAL
	COMM.	RESI.	IND.	SPEC.		FSI AREA
Terrace	0.00	0.00	0.00	0.00	0	0.00
FIFTH FLOOR	0.00	366.65	0.00	0.00	4	366.65
FOURTH FLOOR	0.00	366.65	0.00	0.00	4	366.65
THIRD FLOOR	0.00	366.65	0.00	0.00	4	366.65
SECOND FLOOR	0.00	366.65	0.00	0.00	4	366.65
FIRST FLOOR	0.00	366.65	0.00	0.00	4	366.65
STILT PARKING FLOOR	0.00	27.14	0.00	0.00	0	27.14
Total	0.00	1860.39	0.00	0.00	20	1860.39



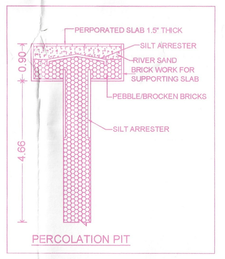
SITE PLAN



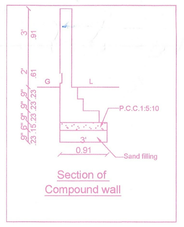
SITE CUM STILT FLOOR PLAN



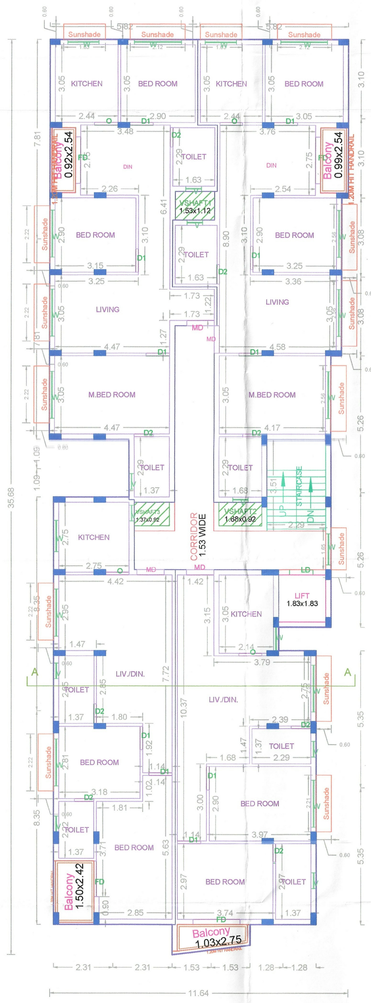
TYPICAL SUMP DETAILS
(DOMESTIC,RAIN & SULLAGE WATER SUMP)



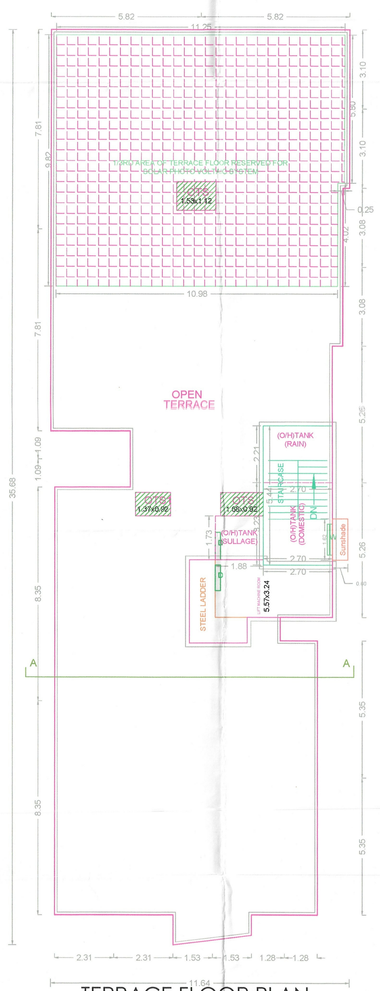
PERCOLATION PIT



Section of
Compound wall



TYPICAL FLOOR PLAN
(1ST,2ND,3RD,4TH & 5TH)



TERRACE FLOOR PLAN

ELEVATION



DWARF WALL DETAILS

APPROVAL CONDITION

SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

Digitally Signed by:-
Assistant Planner, Division A
Sign Date: 06/26/2023 5:30:00 PM
Letter No: CMDA/PRP/NHB/23487/2022
Approval No. : 1634/2023
Approval Date : 06/26/2023 5:53:47 PM
Permit No. : OL-003/2023

This Planning Permission issued under New Rule TNCDBR, 2019 is subject to the provisions of the Act 36/2016, 69/2016 of 2019 and WMP (MD) Nos. 6912 & 6913 of 2019.

Signature valid
Digitally Signed by:-
Regional Director, Chennai Region IC
VENKATACHALAM
Sign Date: 04/18/2023 1:34:07 PM

For (Deputy Planner I 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. 9688

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)



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

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

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Chennai, India

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