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ஸ்ரீ ராமஜெயம்

Engineer **S. SATHYA NARAYANAN**

NOC Consultant for Airport, Indian Air Force,
Police, Fire, Highways, Railways etc.,

98402 44050
80728 13931
044 - 2953 0618

Email : sathyanarayanan4873@gmail.com | Web. : www.carstereozone.in

H.O. : Gokulam House, No.2, E.V.R. Street, Meenambakam, Chennai – 600 027.

B.O. : ' No.10, Gokulam Mini Hall, Theradi Street, Thiruneermalai, Chennai – 600 132.

To,

Chennai, 29th August 2023

The Executive Engineer,
Tamil Nadu Urban Habitat Development Board
Division III, T.P. Chathiram.

Sub: Handing over **"Airport Authority NOC"** for the proposed construction at **RAJA THOTTAM, PERAVALLUR, T.P. Chathiram.**

Ref: NOC Certificate with ID: CHEN/SOUTH/B/081723/777050, Dt. 17-08-2023 indicating **Requested Ht. 46.95 m** AMSL and **Permitted Ht. 96.00 m** AMSL

****

Dear Sir,

I am happy to inform you that with my close follow up with AAI and with the active Co-operation by you & your Team of Engineers, AEE. Er. Dayalan, A.E. Er. B. Muthuarasi, I have obtained the Airport NOC for the subject Scheme at the shortest possible time.

The above NOC is a special type NOC called **"Auto Assessment Ht clearance NOC"** with the confirmation that as against our Requested height of **46.95m** AMSL (-- S.E: 8.95m) ,= **38.00 m AGL**, the Permitted Top Elevation for the Grid of our Site Location is **96.00 Mts.** AMSL. I have enclosed "Brief Detail on Two Types of NOC" for your kind information.

Along with Original NOC, now I am handing over 3 Copies of the Airport NOC certificates attested by Govt. of India Notary - One Attested copy may be handed over to CMDA for Building Plan Approval and remaining copies may be kept with your office records and further use.

One set of NOC Application with supporting documents are enclosed herewith to keep as your office copy.

S.SATHYANARAYANAN,
Airport NOC Consultant,

Encl: 1. NOC Certificate, 2. Lr. on System Generated Auto Assessment NOC



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To,

Chennai, 29th August 2023

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Tamil Nadu Urban Habitat Development Board
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Airport NOC Consultant,

Encl: 1. NOC Certificate, 2. Lr. on System Generated Auto Assessment NOC



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Ref: Lr. No. SN/TNUHDB/NOC

Date: 29th August 2023

To

The Executive Engineer,
Tamil Nadu Urban Habitat Development Board
Division III, T.P. Chathiram

Auto Settled NOC

Sub : **Airport N.O.C. to TNPHC by Auto Settled Method** for the Proposed Construction
RAJA THOTTAM, PERAVALLUR, T.P. Chathiram

Dear Sir,

I am glad to inform you that we have obtained the **Auto Settled-Airport NOC** called as **"System Generated Auto Assessment for Height Clearance"** for the **Subject Scheme** in Chennai and I have enclosed 1 Copy Original and 3 Copies of NOC with this letter duly attested by Notary Public, Govt. of India.

Further, I am enclosing a letter with " **Brief detail on Two Types of NOC** " being issued by Airports Authority of India as per Revised Procedure according to Order No GSR (751)E dated 30th Sept 2015 and GSR (770) E dated 17th Dec. 2020 of Ministry of Civil Aviation. Govt. of India.

This is a System Generated Auto Assessment for Height Clearance- NOC letter issued by Airports Authority (New Delhi) and thus does not require any signature .

Airports Authority has sent electronic Soft copy of the above NOC to CMDA and have also floated the NOC copy on their website.

The Planning Authority and the Planning Officer of the CMDA Office have been given the facility to see the copy of the NOC through the website for cross verification

This is for your kind Information. Best wishes

Engr. S. SATHYANARAYANAN
Airport N.O.C. Consultant
No. 2, E.V.R. Street,
Meenambakkam, Chennai-600 027
Mob : 98402 44050



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Ref: Lr. No. SN/TNUHDB/NOC

Date: 29th Aug.2023

To
The Executive Engineer,
Tamil Nadu Urban Habitat Development Board
Division III, T.P. Chathiram

Dear Sir,

Sub: Airport Authority of India – New NOC Application System –NOCAS-2-
Revised procedure on Issue of NOC as per Order No. GSR 751 (E) dated 30th Sep. 2015 and GSR 770 (E) dated 17th Dec. 2020 of Ministry of Civil Aviation, Govt. of India –Brief Detail on 2 (Two) types of NOC's.

-- 0 --

Airports Authority of India has introduced New - No Objection Certificate Application System (NOCAS 2), to accept online applications for height clearance for the structures such as buildings, masts, chimney etc., .for Safeguarding the Airspace in and around the Civil Airports as per the rules laid down in GSR 751 (E), and GSR 770 (E), issued by Ministry of Civil Aviation –Govt. of India, on 30th September, 2015 and 17th Dec. 2020, [replaced SO 84 (E)].
The above New NOC Application System is effective from 1st January 2016..
Brief detail of the New NOC system is given below:
As per the New NOC System, the following Two types of N.O.C. certificates are issued:

1. Normal No Objection Certificates for Height Clearance.
2. **System Generated Auto Assessment for Ht. Clearance NOC .**

As per procedure, the Owner of the Land/Property has to submit his ONLINE application for NOC for each Building separately through his authorized NOC Consultant as "Applicant", with all relevant documents, Under taking on Stamp Paper, Authorisation Letter, Site Elevation Certificates, Site Co-ordinates Certificates duly certified by Approved valuer, Chartered Engineer, Registered Engineer CMDA. etc . and gets a " NOC Id."
Based on the above, the NOC Application will be processed & scrutinized:

1. If the Location of the proposed Building is closer to Airport, Funnel Area, Communication and Operational Installations etc., , the application will be checked by the different Departments of the Airport Authority and the normal NOC will be issued indicating the permissible height.
2. Alternatively, on scrutiny, if the Location of the proposed Building is far away from the Airports -- say 20 Km from VFR Airport and beyond 56 Km from the IFR Airports and/or if the requested Location comes within the CCZM (Color Coded Zoning Map) of the Airport indicating the permissible ht of the particular Zone, the "System Generated Auto Assessment for Height Clearance NOC", will be issued indicating the distance of the Building Site from the ARP (Airport Reference Point),the Grid Number of the CCZM of the Particular Airport, and Confirming that the Requested height is less than the permitted height /Permitted top Elevation for this Grid.

As the Auto Settled NOC is system generated, does not require any signature; But It is issued on the Letter head of Airport Authority Hqrs, New Delhi with the detailed address of the Designated Officer ,with his E Mail Id & Both the NOC can be viewed by the Planning Authorities of the Govt./Local Bodies, General Public etc. by using the respective " NOC- Id" given on the Certificates.
It takes about 45 to 90 days for issue of Normal NOC and the Auto Settled NOC is issued at the shortest possible time, This is the main advantage in the NEW NOC Application System of the Airport which has been introduced from January 2016.

This is for your kind information

Engr. S. SATHYANARAYANAN
Airport N.O.C. Consultant
No. 2, E.V.R. Street,
Meenambakkam, Chennai-600 027.
Mob : 98402 44050



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Airport NOC Certificate

NOC ID: CHEN/SOUTH/B/081723/777050

for Proposed Reconstruction of
Block-1: Stilt Floor+9 Floors with 162 Residential Dwelling Units
(161 Dwelling + 1 Refuge Units : Totally : 162 Units)

by

Tamil Nadu Urban Habitat Development Board

Site Address :

RAJA THOTTAM
Comprised in T.S. No. 1 and 3,
PERAVALLUR Village,
PERAMBUR Taluk, Chennai District,
within **the Limits of Greater Chennai Corporation,**

NOC Survey Engineer : **D. RajaRam, Mob: 9790714115 / 044-29530618**
Sr. Officer, Air India-Delhi (Retd)

NOC Consultant & Online Applicant :

Engr. S. SATHYANARAYANAN
Airport N.O.C. Consultant
No. 2, E.V.R. Street,
Meenambakkam, Chennai-600 027
Mob : 98402 44050

Communication Address:

Executive Engineer, Division III,
T.P. Chathiram

Contact Persons:

Er. S. Sudhalaimuthu Kumar, E.E., Mob: 98421 03609
Er. Dayalan, A.E.E., Mob: 94441 23957
Er. B. Muthuarasi, A.E., Mob: 99941 81753
Email Id: tnuhdbdivision3@gmail.com

Plot Extent: 2912.48 Sq. m Applied Ht . for NOC : **38.00** m AGL
(Applied Ht .for NOC- AMSL : **38.00** m AGL+ S.E: **8.95 m** = **46.95** m AMSL
Permitted Ht. as per CCZM for the Zone of this site (Grid G15) **96.00** m AMSL

भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

Tamil Nadu Urban Habitat Development Board

Date: 29-08-2023

Executive Engineer,
Division III, T.P. Chathiram.

System Generated Auto Assessment for Height Clearance

1. Airports Authority of India (AAI) in pursuance of responsibility conferred by and as per the provisions of Govt. of India (Ministry of Civil Aviation) order GSR 751 (E) dated 30th Sep. 2015 for Safe and Regular Aircraft Operations has assessed the site data filled by the applicant.

2. Assessment details for Height Clearance:

NOC ID :	**CHEN/SOUTH/B/081723/777050**
Applicant Name*	**S Sathya Narayanan**
Site Address*	**RAJA THOTTAM, Comprised in T.S. No. 1 and 3, PERAVALLUR Village, within the Limits of Greater Chennai Corporation.**
Site Coordinates*	**13 07 04.10N 80 13 36.71E, 13 07 04.58N 80 13 36.77E, 13 07 03.57N 80 13 36.81E, 13 07 04.51N 80 13 37.37E, 13 07 05.38N 80 13 37.55E, 13 07 03.78N 80 13 38.16E, 13 07 03.63N 80 13 38.61E, 13 07 03.59N 80 13 39.25E, 13 07 04.26N 80 13 39.48E, 13 07 04.68N 80 13 39.65E**
Site Elevation in mtrs AMSL as submitted by Applicant*	**8.95 M**
Type Of Structure*	**Building**

*As provided by applicant

Your site is located at a distance 14795 mts from ARP and lies in the grid D15 of the published CCZM of Chennai airport. The Permitted top elevation for this grid is 96 mts.

Since the requested top elevation 46.95 mts in AMSL is below CCZM permitted top elevation, the NOC for height clearance is not required from Airports Authority of India.

3. This assessment is subject to the terms and conditions as given below:

a. The site-elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation for the proposed structure. If however, at any stage it is established that the actual data is different from the one provided by the applicant, this assessment will become invalid.

b. The Site coordinates as provided by the applicant in the NOC application has been plotted on the street view map and satellite map as shown in ANNEXURE. Applicant/Owner to ensure that the plotted coordinates corresponds to his/her site.In case of any discrepancy,this assessment shall be treated as null and void

c. Airport operator or his designated representative may visit the site (with prior coordination with applicant or owner) to ensure that assessment terms & conditions are complied with.

d. The assessment is further subject to the provisions of Section 9-A of the Indian Aircraft Act, 1934 and any notifications issued there under from time to time including the Aircraft(Demolition of Obstruction caused by Buildings and Trees etc.) Rules,1994.

c. The applicant is responsible to obtain all other statutory clearances from the concerned authorities including the approval of building plans. This assessment for height is to ensure the safe and regular aircraft operations and shall not be used as document for any other purpose/claim whatsoever, including ownership of land etc.

f. Use of oil, electric or any other fuel which does not create smoke hazard for flight operations is obligatory, within 8 KM of the Aerodrome Reference Point.

g. This assessment has been issued w.r.t. the Civil Airports as notified in GSR 751(E). Applicant needs to seek separate NOC for Defence, if the site lies within jurisdiction of Defence Airport. Applicants also need to seek clearance from state Govt. as applicable, for sites which lies in the jurisdiction of unlicensed civil aerodrome as outlined in Rule 13 of GSR751 (E).

This assessment is system auto generated and thus does not require any signature

Designated Officer

Region Name: SOUTH

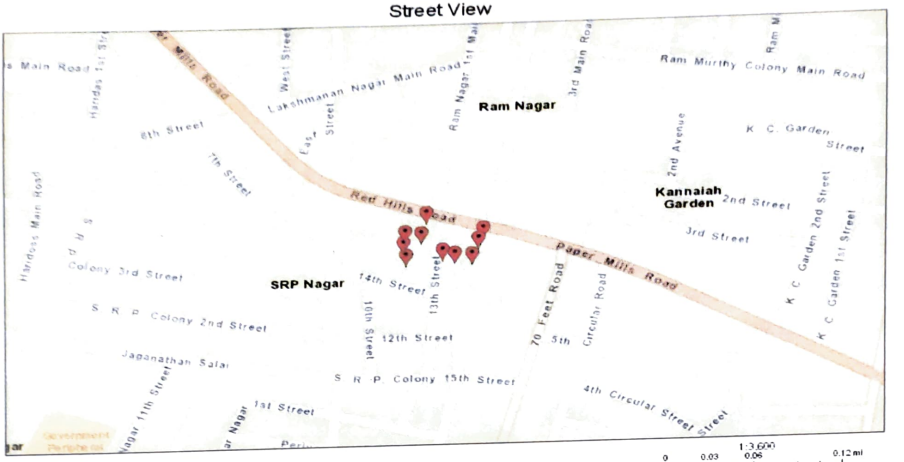
Address: General Manager Airports Authority of India, Regional Headquarter, Southern Region, Chennai Airport, Chennai-600027 (Tamil Nadu)

Email ID: vomm.noc@aai.aero

Contact No: 044-22560046

ANNEXURE

Street View



August 17, 2023

Satellite View



August 17, 2023



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Engineer S. SATHYA NARAYANAN

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AIRPORTS AUTHORITY OF INDIA

Tamil Nadu Urban Habitat Development Board

Date: 29-08-2023

Executive Engineer,
Division III, T.P. Chathiram.

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c. Airport operator or his designated representative may visit the site (with prior coordination with applicant or owner) to ensure that assessment terms & conditions are complied with.

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e. The applicant is responsible to obtain all other statutory clearances from the concerned authorities including the approval of building plans. This assessment for height is to ensure the safe and regular aircraft operations and shall not be used as document for any other purpose/claim whatsoever, including ownership of land etc.

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This assessment is system auto generated and thus does not require any signature

Designated Officer

Region Name: SOUTH

Address: General Manager Airports Authority of India, Regional Headquarter, Southern Region, Chennai Airport, Chennai-600027 (Tamil Nadu)

Email ID: vomm.noc@aai.aero

Contact No: 044-22560046

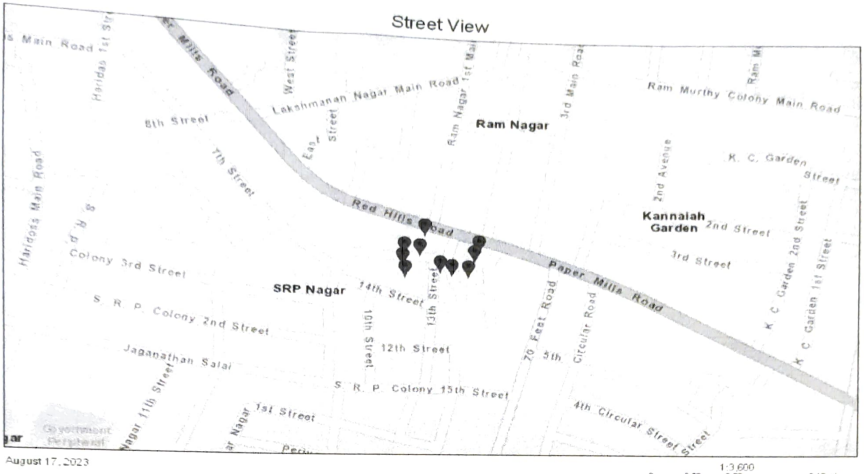
NOTARY PUBLIC
M. NALLA THAMBI, M.A., M.L.,
ADVOCATE
No. 12, E.V.R. STREET,
MEENAMBAKKAM,
CHENNAI-600 027.
Reg. No. 9275
Dt. 16-12-2011
GOVT. OF INDIA

29/08/2023

Er. D. RAJA RAM,
B.E., D.C.E., F.I.E., F.I.V.,
Grade-1 Registered Engineer,
Chennai Metropolitan Development Authority
Chennai - 600 027.

ANNEXURE

Street View



August 17, 2023

1:3,600

Satellite View



August 17, 2023

1:3,600

NOTARY PUBLIC
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Reg. No: 9275
Dt: 10-12-2011
GOVT. OF INDIA

29/8/23

M. NALLA THAMBI, M.A.,M.L.,
ADVOCATE & NOTARY PUBLIC
COMMISSIONER OF OATHS
No. 12, E.V.R. STREET,
MEENAMBAKKAM
CHENNAI-600 027.



ஸ்ரீ ராமஜெயம்

Engineer S. SATHYA NARAYANAN

NOC Consultant for Airport, Indian Air Force,
Police, Fire, Highways, Railways etc.,

98402 44050
80728 13931
044 - 2953 0618

Email : sathyanarayanan4873@gmail.com | Web. : www.carstereozone.in

H.O. : Gokulam House, No.2, E.V.R. Street, Meenambakam, Chennai – 600 027.

B.O. : No.10, Gokulam Mini Hall, Theradi Street, Thiruneermalai, Chennai – 600 132.

Airport NOC Certificate

NOC ID: CHEN/SOUTH/B/081723/777050

for Proposed Reconstruction of
Block-1: Stilt Floor+9 Floors with 162 Residential Dwelling Units
(161 Dwelling + 1 Refuge Units : Totally : 162 Units)

by

Tamil Nadu Urban Habitat Development Board

Site Address :

RAJA THOTTAM
Comprised in T.S. No. 1 and 3,
PERAVALLUR Village,
PERAMBUR Taluk, Chennai District,
within **the Limits of Greater Chennai Corporation,**

NOC Survey Engineer : **D. RajaRam, Mob: 9790714115 / 044-29530618**
Sr. Officer, Air India-Delhi (Retd)

NOC Consultant & Online Applicant :

Engr. S. SATHYANARAYANAN
Airport N.O.C. Consultant
No. 2, E.V.R. Street,
Meenambakkam, Chennai-600 027.
Mob : 98402 44050

Communication Address:

Executive Engineer, Division III,
T.P. Chathiram

Contact Persons:

Er. S. Sudhalaimuthu Kumar, E.E., Mob: 98421 03609
Er. Dayalan, A.E.E., Mob: 94441 23957
Er. B. Muthuarasi, A.E., Mob: 99941 81753
Email Id: tnuhdbdivision3@gmail.com

Plot Extent: 2912.48 Sq. m Applied Ht. for NOC : **38.00** m AGL
(Applied Ht .for NOC- AMSL : **38.00** m AGL+ S.E: **8.95 m** = **46.95** m AMSL
Permitted Ht. as per CCZM for the Zone of this site (Grid G15) **96.00** m AMSL

भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

Tamil Nadu Urban Habitat Development Board

Date: 29-08-2023

Executive Engineer,
Division III, T.P. Chathiram.

System Generated Auto Assessment for Height Clearance

1. Airports Authority of India (AAI) in pursuance of responsibility conferred by and as per the provisions of Govt. of India (Ministry of Civil Aviation) order GSR 751 (E) dated 30th Sep. 2015 for Safe and Regular Aircraft Operations has assessed the site data filled by the applicant.

2. Assessment details for Height Clearance:

NOC ID :	**CHEN/SOUTH/B/081723/777050**
Applicant Name*	**S Sathya Narayanan**
Site Address*	**RAJA THOTTAM, Comprised in T.S. No. 1 and 3, PERAVALLUR Village, within the Limits of Greater Chennai Corporation.**
Site Coordinates*	**13 07 04.10N 80 13 36.71E, 13 07 04.58N 80 13 36.77E, 13 07 03.57N 80 13 36.81E, 13 07 04.51N 80 13 37.37E, 13 07 05.38N 80 13 37.55E, 13 07 03.78N 80 13 38.16E, 13 07 03.63N 80 13 38.61E, 13 07 03.59N 80 13 39.25E, 13 07 04.26N 80 13 39.48E, 13 07 04.68N 80 13 39.65E**
Site Elevation in mtrs AMSL as submitted by Applicant*	**8.95 M**
Type Of Structure*	**Building**

*As provided by applicant

Your site is located at a distance 14795 mts from ARP and lies in the grid D15 of the published CCZM of Chennai airport. The Permitted top elevation for this grid is 96 mts.

Since the requested top elevation 46.95 mts in AMSL is below CCZM permitted top elevation, the NOC for height clearance is not required from Airports Authority of India.

3. This assessment is subject to the terms and conditions as given below:

a. The site-elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation for the proposed structure. If however, at any stage it is established that the actual data is different from the one provided by the applicant, this assessment will become invalid.

b. The Site coordinates as provided by the applicant in the NOC application has been plotted on the street view map and satellite map as shown in ANNEXURE. Applicant/Owner to ensure that the plotted coordinates corresponds to his/her site.In case of any discrepancy,this assessment shall be treated as null and void

c. Airport operator or his designated representative may visit the site (with prior coordination with applicant or owner) to ensure that assessment terms & conditions are complied with.

d. The assessment is further subject to the provisions of Section 9-A of the Indian Aircraft Act, 1934 and any notifications issued there under from time to time including the Aircraft(Demolition of Obstruction caused by Buildings and Trees etc.) Rules,1994.

राजीव गांधी भवन, सफदरजंग हवाई अड्डा नई दिल्ली–110003
Rajiv Gandhi Bhawan, Safdarjung Airport, New Delhi-110003
दूरभाष : 24632950
Phone: 24632950

e. The applicant is responsible to obtain all other statutory clearances from the concerned authorities including the approval of building plans. This assessment for height is to ensure the safe and regular aircraft operations and shall not be used as document for any other purpose/claim whatsoever, including ownership of land etc.

f. Use of oil, electric or any other fuel which does not create smoke hazard for flight operations is obligatory, within 8 KM of the Aerodrome Reference Point.

g. This assessment has been issued w.r.t. the Civil Airports as notified in GSR 751(E). Applicant needs to seek separate NOC for Defence, if the site lies within jurisdiction of Defence Airport. Applicants also need to seek clearance from state Govt. as applicable, for sites which lies in the jurisdiction of unlicensed civil aerodrome as outlined in Rule 13 of GSR751 (E).

This assessment is system auto generated and thus does not require any signature

Designated Officer

Region Name: SOUTH

Address: General Manager Airports Authority of India, Regional Headquarter, Southern Region, Chennai Airport, Chennai-600027 (Tamil Nadu)

Email ID: vomm.noc@aai.aero

Contact No: 044-22560046

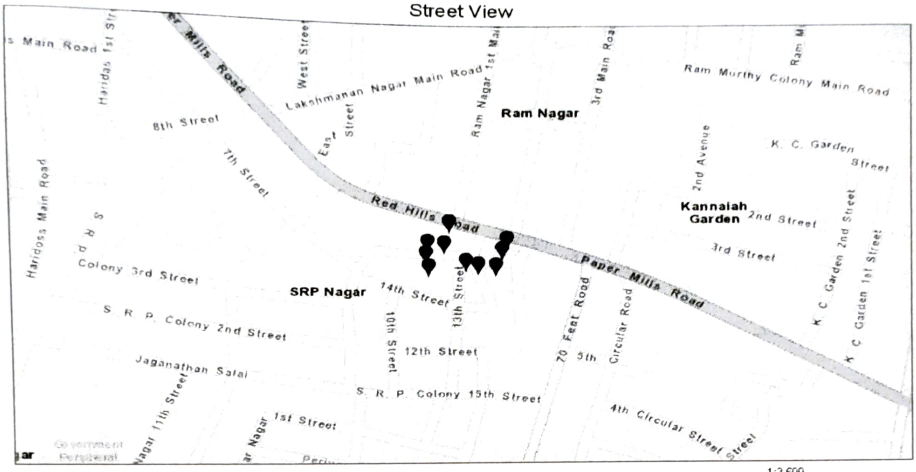
NOTARY PUBLIC
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Regd. No. 9275
dt. 16-12-2016
GOVT. OF INDIA

29/08/2023

Er. D. RAJA RAM,
B.E., D.C.E., F.I.E., F.I.V.,
Grade-1 Registered Engineer,
Chennai Metropolitan Development Authority
Chennai - 600 027.

ANNEXURE

Street View



August 17, 2023

1:3,600
0 0.03 0.05 0.12 mi
0 0.05 0.1 0.19 km

Satellite View



August 17, 2023

1:3,600
0 0.03 0.05 0.12 mi
0 0.05 0.1 0.19 km

NOTARY PUBLIC
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No. 12, E.V.R. STREET,
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CHENNAI-600 027.
Reg No. 9276
Dt. 10-02-2014
GOVT OF INDIA

29.8.23

M. NALLA THAMBI, M.A.,M.L.,
ADVOCATE & NOTARY PUBLIC
COMMISSIONER OF OATHS
No. 12, E.V.R. STREET,
MEENAMBAKKAM
CHENNAI-600 027.



ஸ்ரீ ராமஜெயம்

Engineer **S. SATHYA NARAYANAN**

NOC Consultant for Airport, Indian Air Force, Police, Fire, Highways, Railways etc.,

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80728 13931
044 - 2953 0618

Email : sathyanarayanan4873@gmail.com | Web. : www.carstereozone.in

H.O. : Gokulam House, No.2, E.V.R. Street, Meenambakam, Chennai – 600 027.

B.O. : No.10, Gokulam Mini Hall, Theradi Street, Thiruneermalai, Chennai – 600 132.

Airport NOC Certificate

NOC ID: CHEN/SOUTH/B/081723/777050

for Proposed Reconstruction of
Block-1: Stilt Floor+9 Floors with 162 Residential Dwelling Units
(161 Dwelling + 1 Refuge Units : Totally : 162 Units)

by

Tamil Nadu Urban Habitat Development Board

Site Address :

RAJA THOTTAM
Comprised in T.S. No. 1 and 3,
PERAVALLUR Village,
PERAMBUR Taluk, Chennai District,
within **the Limits of Greater Chennai Corporation,**

NOC Survey Engineer : **D. RajaRam, Mob: 9790714115 / 044-29530618**
Sr. Officer, Air India-Delhi (Retd)

NOC Consultant & Online Applicant :

Engr. S. SATHYANARAYANAN
Airport N.O.C. Consultant
No. 2, E.V.R. Street,
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Mob : 98402 44050

Communication Address:

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Email Id: tnuhdbdivision3@gmail.com

Plot Extent: 2912.48 Sq. m Applied Ht . for NOC : **38.00** m AGL
(Applied Ht .for NOC- AMSL : **38.00** m AGL+ S.E: **8.95 m** = **46.95** m AMSL
Permitted Ht. as per CCZM for the Zone of this site (Grid G15) **96.00** m AMSL

भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

Tamil Nadu Urban Habitat Development Board

Date: 29-08-2023

Executive Engineer,
Division III, T.P. Chathiram.

System Generated Auto Assessment for Height Clearance

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2. Assessment details for Height Clearance:

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Applicant Name*	**S Sathya Narayanan**
Site Address*	**RAJA THOTTAM, Comprised in T.S. No. 1 and 3, PERAVALLUR Village, within the Limits of Greater Chennai Corporation.**
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Type Of Structure*	**Building**

*As provided by applicant

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NOTARY PUBLIC OF INDIA

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Rajiv Gandhi Bhawan
सफदरजंग हवाई अड्डा नई दिल्ली–110003
Safdarjung Airport, New Delhi-110003
दूरभाष : 24632950
Phone: 24632950

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NOTARY PUBLIC ADVOCATE

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Rajiv Gandhi Bhawan
सफदरजंग हवाई अड्डा नई दिल्ली–110003
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This assessment is system auto generated and thus does not require any signature

Designated Officer

Region Name: SOUTH

Address: General Manager Airports Authority of India, Regional Headquarter, Southern Region, Chennai Airport, Chennai-600027 (Tamil Nadu)

Email ID: vomm.noc@aai.aero

Contact No: 044-22560046

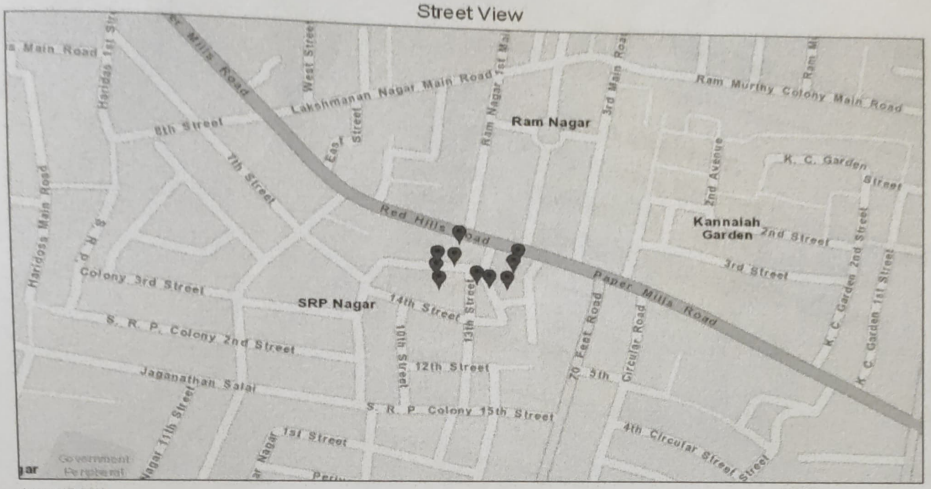
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Street View



August 17, 2023

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Satellite View



August 17, 2023

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CHENNAI-600 027.

Our services go beyond

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.

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Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.

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Smarter Tools, Stronger Decisions

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™

Verified RealEstate™

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

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

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+91 9996 12 9996
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