Verified RealEstate™

RE REGULATORY RECORD

RERA Document

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Published for reference. The authority's own register is the operative record.

Verified RealEstate™
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DIGITALLY VERIFIED RECORD

UDS Breakup details for the proposed Residential building at Survey No: S.F.Nos S.NO.: 27, Ward :Y, Block No: 12, Renganathapuram, Puthur Village, Zone-5, Trichy City Corporation (S+5 FLOORS)

Sl.No.	Block	Type	Flat no	Floor	RERA Carpet Area (sec 2(k)) (sq.m)	Exclusive Balcony (sq.m)	Exclusive Verandah/Utility / Service/Open Terrace (sq.m)	Proportionate Common Area (sq.m)	Total Area (sq.m)	UDS land Area (sq.m)	Car Parking (Nos.)		Visitor parking
											Covered	Open	Open
1	BLOCK-1	1	A1	FIRST FLOOR	95.88	4.94	7.10	27.48	135.40	48.29	1		
2		1	B1		79.49		6.27	21.84	107.60	38.38	1		
3		1	C1		93.03	4.47	8.80	27.06	133.36	47.57	1		
4		1	D1		96.82	2.97	6.25	27.00	133.04	47.45	1		
5		1	E1		93.99	2.77	10.06	27.20	134.02	47.80	1		
6		1	F1		75.88		7.08	21.12	104.08	37.12	1		
7		1	G1		101.13	5.18	8.32	29.19	143.82	51.29	1		
8		1	A2	SECOND FLOOR	95.88	4.94	7.10	27.48	135.40	48.29	1		
9		1	B2		79.49		6.27	21.84	107.60	38.38	1		
10		1	C2		93.03	4.47	8.80	27.06	133.36	47.57	1		
11		1	D2		96.82	2.97	6.25	27.00	133.04	47.45	1		
12		1	E2		93.99	2.77	10.06	27.20	134.02	47.80	1		
13		1	F2		75.88		7.08	21.12	104.08	37.12	1		
14		1	G2		101.13	5.18	8.32	29.19	143.82	51.29	1		
15		1	A3	THIRD FLOOR	95.88	4.94	7.10	27.48	135.40	48.29	1		
16		1	B3		79.49		6.27	21.84	107.60	38.38	1		
17		1	C3		93.03	4.47	8.80	27.06	133.36	47.57	1		
18		1	D3		96.82	2.97	6.25	27.00	133.04	47.45	1		
19		1	E3		93.99	2.77	10.06	27.20	134.02	47.80	1		
20		1	F3		75.88		7.08	21.12	104.08	37.12	1		
21		1	G3		101.13	5.18	8.32	29.19	143.82	51.29	1		

S.SARANYA.B.Arch.,
CA/2015/67195
WALLesign architects
No.5/4, Rukmani Towers,
2nd Floor, Thiruvalluvar Street,
Trichy - 620 020.

Sl.No.	Block	Type	Flat no	Floor	RERA Carpet Area (sec 2(k)) (sq.m)	Exclusive Balcony (sq.m)	Exclusive Verandah/Utility / Service/Open Terrace (sq.m)	Proportionate Common Area (sq.m)	Total Area (sq.m)	UDS land Area (sq.m)	Car Parking (Nos.)		Visitor parking
											Covered	Open	Open
22		1	A4	FOURTH FLOOR	95.88	4.94	7.10	27.48	135.40	48.29	1		
23		1	B4		79.49		6.27	21.84	107.60	38.38	1		
24		1	C4		93.03	4.47	8.80	27.06	133.36	47.57	1		
25		1	D4		96.82	2.97	6.25	27.00	133.04	47.45	1		
26		1	E4		93.99	2.77	10.06	27.20	134.02	47.80	1		
27		1	F4		75.88		7.08	21.12	104.08	37.12	1		
28		1	G4		101.13	5.18	8.32	29.19	143.82	51.29	1		
29		1	A5	FIFTH FLOOR	95.88	4.94	7.10	27.48	135.40	48.29	1		
30		1	B5		79.49		6.27	21.84	107.60	38.38	1		
31		1	C5		93.03	4.47	8.80	27.06	133.36	47.57	1		
32		1	D5		96.82	2.97	6.25	27.00	133.04	47.45	1		
33		1	E5		93.99	2.77	10.06	27.20	134.02	47.80	1		
34		1	F5		75.88		7.08	21.12	104.08	37.12	1		
35		1	G5		101.13	5.18	8.32	29.19	143.82	51.29	1		
	Physically challanged carparking										4	1	
Total					3181:10	101.65	269.40	904.40	4456.55	1589.51	39	1	0
Total No. of carparking											40		

UDS - BREAK UP DETAILS

S.NO	DESCRIPTION		AREA IN SQM
1	PLOT AREA AS PER FMB		1619.00
2	UDS allocated (Ref : Approval drawing)		1589.51
TOTAL UDS AREA in SQM			1589.51
TOTAL EXTENT AS PER PATTA			1619

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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.