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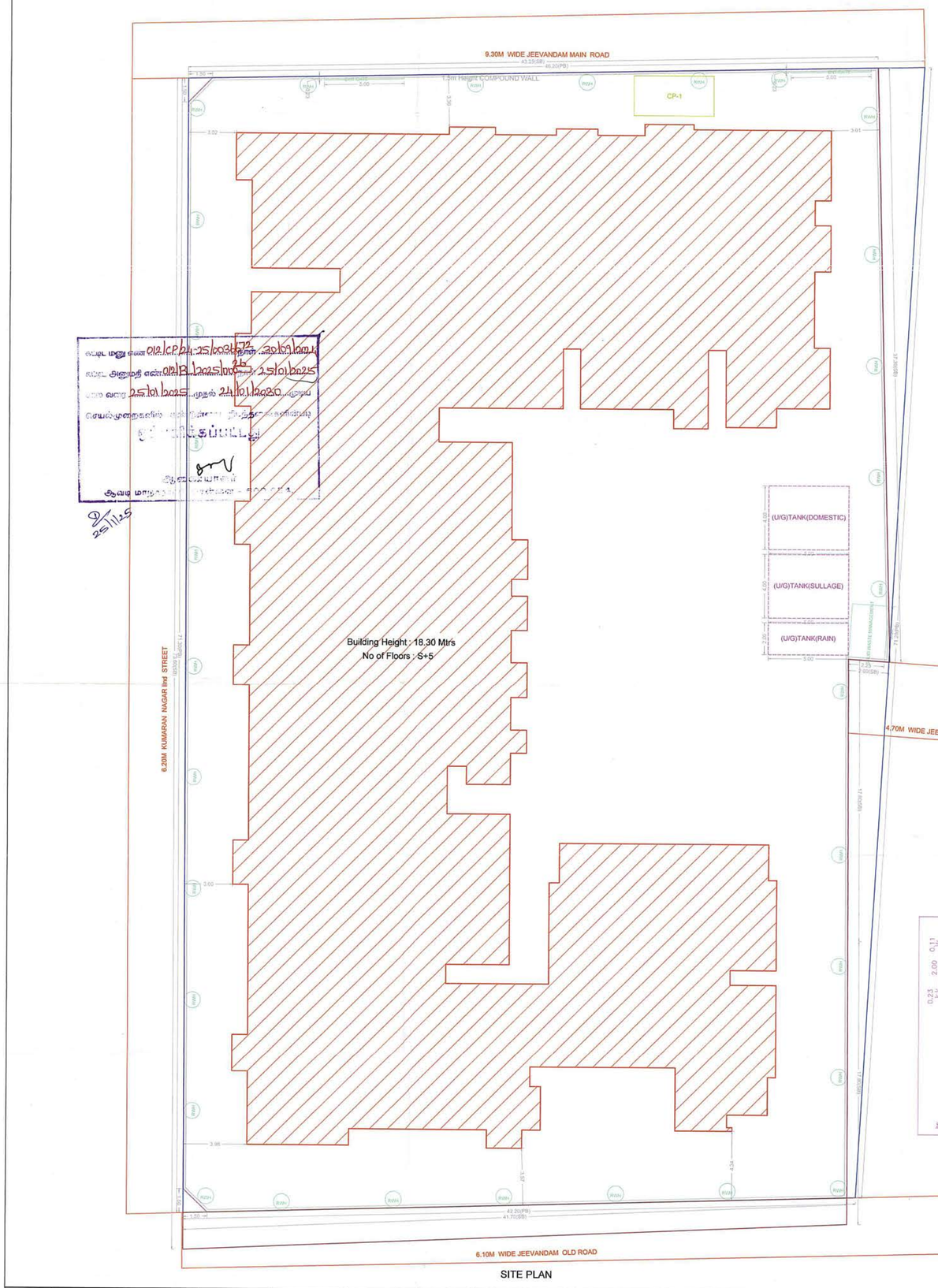
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

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

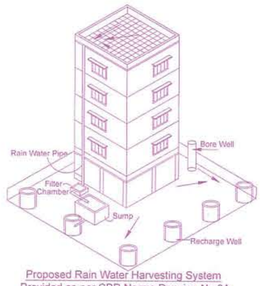
Official Property Record



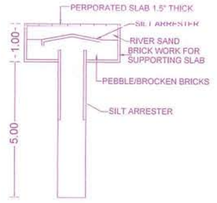
Digitally Verified Record - Powered by Verified RealEstate™



SITE PLAN

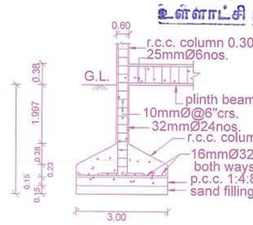


Proposed Rain Water Harvesting System
Provided as per CBR Norms Drawing No:3A
Not To Scale

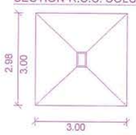


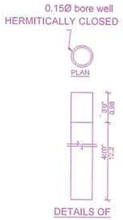
PERCULATION PIT

உள்ளாட்சி மன்றப் படி



SECTION-R.C.C. COLUMN





DETAILS OF
BORE WELL
(NOT TO SCALE)

SITE PLAN	SHEET NO. 1 / 6

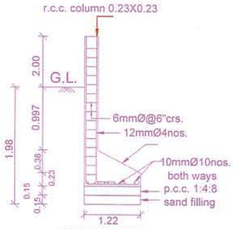
SITE PLAN

PLAN SHOWING REVISED PLAN TO THE EARLIER APPROVED PLAN FOR THE CONSTRUCTION OF STILT FLOOR (PARKING) + 5 FLOORS RESIDENTIAL BUILDING (18.30M Height) WITH 102 DWELLING UNITS AVAILING WITH PREMIUM FSI AT JEEVANANDAM MAIN ROAD / KUMARAN NAGAR 2nd STREET/ JEEVANANDAM OLD ROAD, KAMARAJ NAGAR;- COMPRISED IN S. No. 716 / 7A2 ,T.S NO. 18/1, BLOCK NO. 21 WARD NO. I , OF PARUTHIPATTU VILLAGE WITH IN THE LIMIT OF AVADI MUNICIPAL CORPORATION.

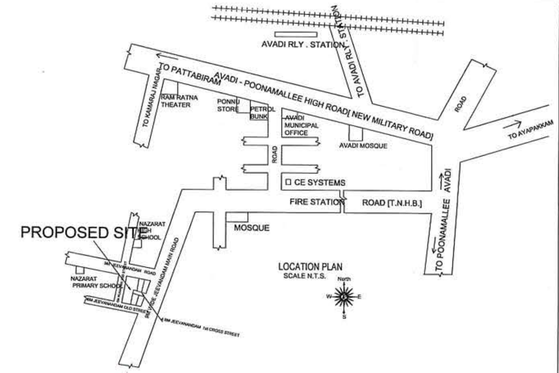
	SQ.M.
A) AREA STATEMENT	
AREA AS PER PATTA	3120.00
AREA AS PER DOCUMENT	2998.57
AREA CONSIDERED FOR FSI	2998.57
STREET ALIGNMENT/ ROAD WIDENING/LINK ROAD	0.00
OSR AREA	0.00
TOTAL FSI AREA	7685.13
FSI FACTOR	2.563
COVERAGE AREA (PERCENTAGE %)	NA

A) PARKING STATEMENT

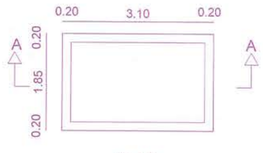
VEHICLE	REQUIRED	PROVIDED
LORRY	0	0
CAR	58	61
TWO WHEELER	100	104
CYCLE	0	0



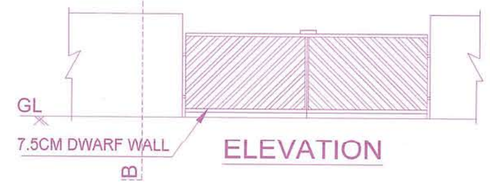
SECTION B-B



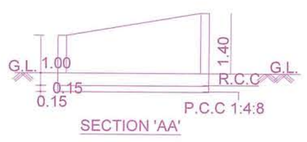
LOCATION PLAN
SCALE N.T.S.



PLAN
SOLID WASTE STORAGE



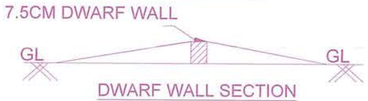
ELEVATION



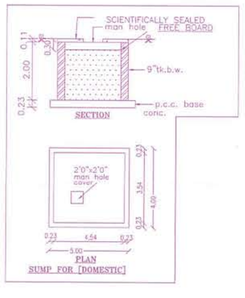
SECTION 'AA'

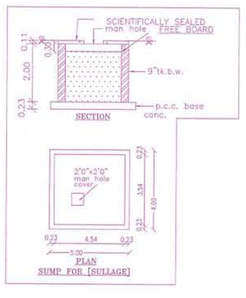


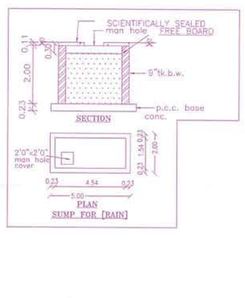
COMPOUND WALL PLAN

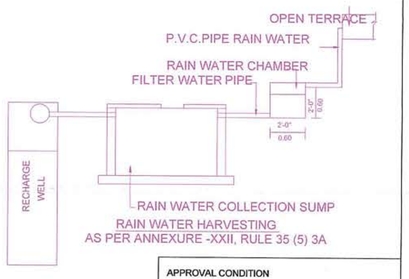


DWARF WALL SECTION









FLOOR WISE FSI STATEMENT: AVADI (S+5)

FLOORS	FSI AREA				DU	TOTAL
	COMM.	RESI.	IND.	INST.		FSI AREA
STILT PARKING FLOOR	0.00	38.63	0.00	0.00	0	38.63
FIRST FLOOR	0.00	1496.09	0.00	0.00	18	1496.09
SECOND FLOOR	0.00	1496.07	0.00	0.00	18	1496.07
THIRD FLOOR	0.00	1550.82	0.00	0.00	22	1550.82
FOURTH FLOOR	0.00	1550.82	0.00	0.00	22	1550.82
FIFTH FLOOR	0.00	1552.70	0.00	0.00	22	1552.70
Terrace	0.00	0.00	0.00	0.00	0	0.00
Total	0.00	7685.13	0.00	0.00	102	7685.13

BUILDING WISE FSI STATEMENT

BUILDING	NO OF SAME BUILDING	FSI AREA				DU	TOTAL
		COMM.	RESI.	IND.	INST.		FSI AREA
AVADI-1 (S+5)		0.00	7685.13	0.00	0.00	102	7685.13
Total		0.00	7685.13	0.00	0.00	102	7685.13

APPROVAL CONDITION

Previous File No. EC/N-II/6814/2019
Approval Date 23/02/2021
Approval No.
Permit No.

SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
APPROVED
SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE

Signature valid

For Divisyl Planner / 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.

QR CODE

This Planning Permission issued under New Rule TNCDBR, 2019 is subject to the Conditions of the G.O. (MS) No.84 dtd of 2019 and HMP (AD) Nos. 0012 & 0013 of 2019.

Signature valid
Digitally Signed by V.HARI
Location: In Chennai, State E: V.HARI
Sign Date: 10/22/2021 12:02:48 PM

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. 2/6
FLOOR NAME	

PLAN SHOWING REVISED PLAN TO THE EARLIER APPROVED PLAN FOR THE CONSTRUCTION OF STILT FLOOR (PARKING) + 5 FLOORS RESIDENTIAL BUILDING (18.30M Height) WITH 102 DWELLING UNITS AVAILING WITH PREMIUM FSI AT JEEVANANDAM MAIN ROAD / KUMARAN NAGAR 2nd STREET/ JEEVANANDAM OLD ROAD, KAMARAJ NAGAR , COMPRISED IN S. No. 716 / 7A2 ,T.S NO. 18/1, BLOCK NO. 21 WARD NO. I , OF PARUTHIPATTU VILLAGE WITH IN THE LIMIT OF AVADI MUNICIPAL CORPORATION.

உள்ளாட்சி மன்றப் பகு

கட்டட மனு எண் 012/07/24-25/000342 நாள் 30/01/2025
கட்டட அனுமதி எண் 012/BA/2025/000026 நாள் 25/01/2025
காலவரை 25/01/2025 முதல் 24/01/2029 முடிய
செயல்முறைகளில் கண்டுள்ள நிபந்தனைகளின்படி
ஒப்புக்கொள்ளப்பட்டது
ஆணையாளர்
ஆவடி மாநகராட்சி, சென்னை - 602 054.

9.3M WIDE- JEEVANANDAM MAIN ROAD

SPLAY 1.5MX1.5M

AS PER SITE 43.25 M AS PER FMB 46.20 M

5.00M WIDE GATE WITH 7.5 cm HEIGHT DWARF WALL WITH GUTTER

IN GATE

AS PER FMB 71.30 M

6.2M WIDE KUMARAN NAGAR 2nd STREET

AS PER SITE 73.60 M

3.00M WIDE ONE WAY DRIVEWAY

7.20

6.00M WIDE TWO WAY DRIVEWAY

AS PER FMB 71.20 M

AS PER SITE 37.30 M

3.00M WIDE ONE WAY DRIVEWAY

SUMP FOR DOMESTIC

DOMESTIC WATER

SULLAGE WATER

SUMP FOR RAIN WATER

RAIN WATER

unpolluted solid waste storage

TERR ABOVE

2.60 M AS PER APPEX

4.7M WIDE JEEVANANDAM FIRST CROSS STREET

AS PER SITE 35.60 M

3.00M WIDE ONE WAY DRIVEWAY

3.00M WIDE ONE WAY DRIVEWAY

LIFT1 2.40x2.10

LIFT2 2.40x2.10

LIFT3 1.65x1.41

HANDICAPPED HANDRAIL

UP STAIRCASE1

UP STAIRCASE2

UP STAIRCASE3

TWO WAY DRIVEWAY

ONE WAY DRIVEWAY

EXHUST FAN

EXHUST FAN

R/S

ELECTRICAL TRANSFORMER

SUMP

AS PER FMB 42.20 M

SPLAY 1.5MX1.5M

AS PER SITE 41.70 M

6.10M WIDE JEEVANANDAM OLD ROAD

SITE CUM STILT FLOOR PLAN

APPROVAL CONDITION
Previous File No. EC/N-II/6814/2019 Approval Date 23/02/2021 Approval No. Permit No.
SCALE 1:100
CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY APPROVED SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE For (Deputy Planner / 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.
QR CODE

This Planning Permission issued under New Rule TNCDBR, 2019 is subject to the conditions laid in G.O.(Ms) No.85dd of 2019 and WMP (MD) Nos. 0912 & 0913 of 2019.

Applicants (Owner / Developer / Power of Attorney)

ARCH_E_(36.00_x_48.00_Inches)

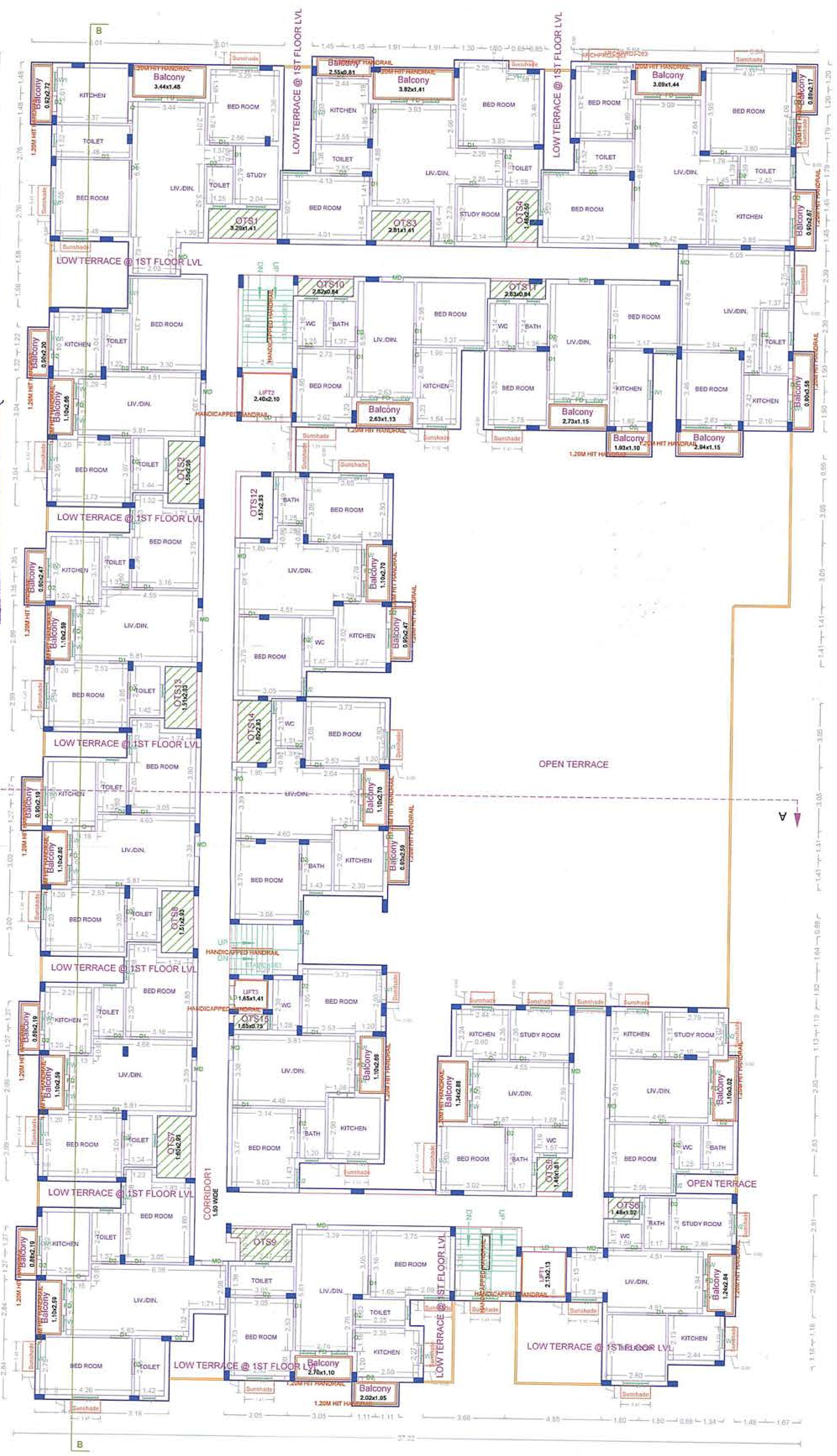
This is a system generated drawing as per the soft copy submitted by the Architect/ License Engineer

FLOOR NAME	SHEET NO. 3/6
FLOOR NAME	

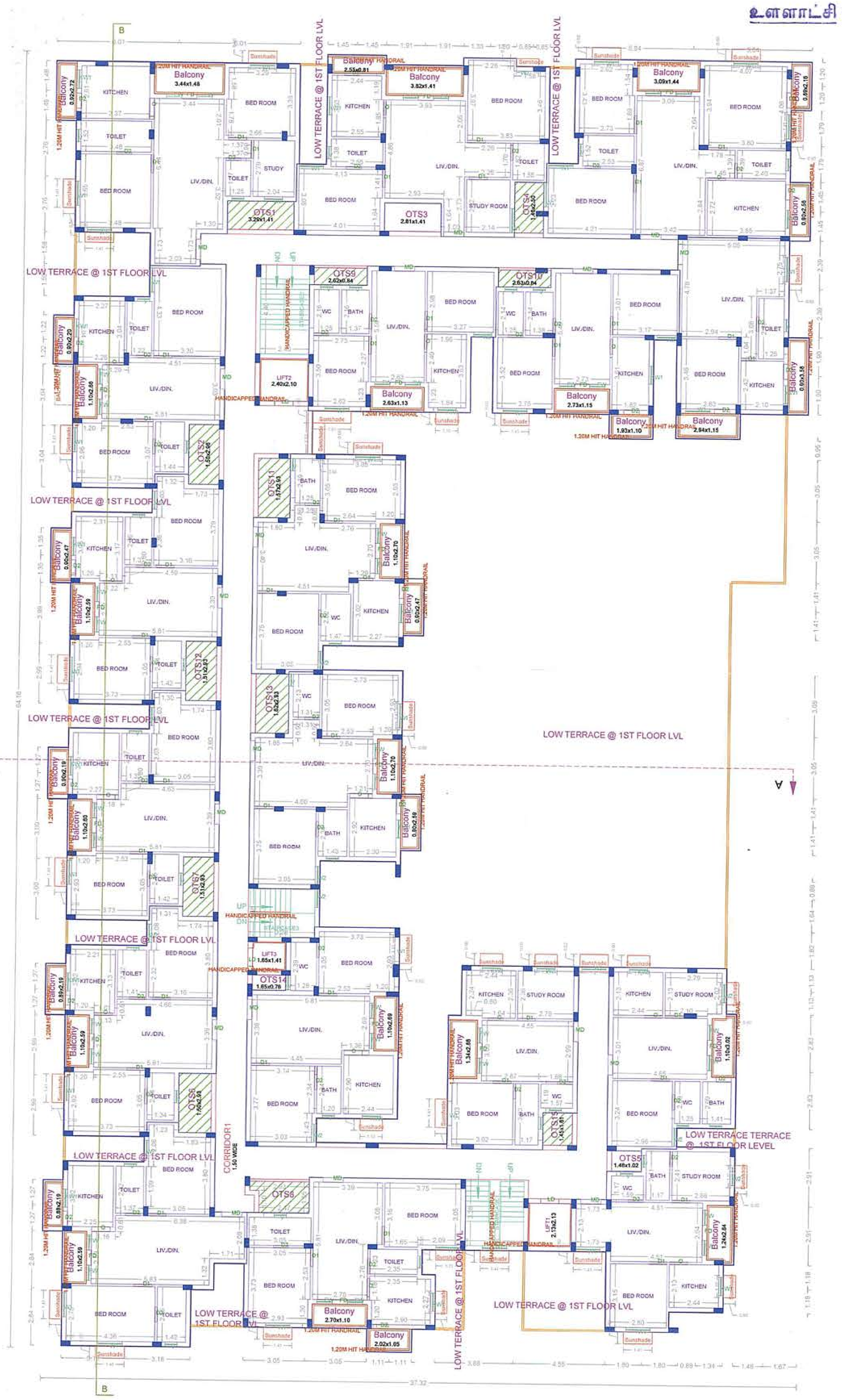
PLAN SHOWING REVISED PLAN TO THE EARLIER APPROVED PLAN FOR THE CONSTRUCTION OF STILT FLOOR (PARKING) + 5 FLOORS RESIDENTIAL BUILDING (18.30M Height) WITH 102 DWELLING UNITS AVAILING WITH PREMIUM FSI AT JEEVANANDAM MAIN ROAD / KUMARAN NAGAR 2nd STREET/ JEEVANANDAM OLD ROAD, KAMARAJ NAGAR , COMPRISED IN S. No. 716 / 7A2 ,T.S NO. 18/1, BLOCK NO. 21 WARD NO. I , OF PARUTHIPATTU VILLAGE WITH IN THE LIMIT OF AVADI MUNICIPAL CORPORATION.

உள்ளாட்சி மன்றப படி

டிட மனு எண் 02/CP/24-25/0036672 நாள் 30/09/2024
டிட அனுமதி எண் 02/BL/2025/00036 நாள் 25/01/2025
கால வரை 25/01/2025 முதல் 24/01/2030 முடிய
செயல்முறைகளில் கண்டுள்ள நிபந்தனைகளின்படி
ஒப்பளிக்கப்பட்டது
ஆணையாளர்
ஆவடி மாநகராட்சி, சென்னை - 600 054.
25/1/25



FIRST FLOOR PLAN



SECOND FLOOR PLAN

This Planning Permission issued under New Rule TNCDBR, 2019 is subject to final outcome of the W.P. (MD) No.8948 of 2019 and WMP (MD) Nos. 6912 & 6913 of 2019.

ARCH_E_(36.00_x_48.00_Inches)

Applicants (Owner / Developer / Power of Attorney)

APPROVAL CONDITION

~~Previous File No. EC/N-II/6814/2019~~
Approval Date 23/02/2021
Approval No.
Permit No.

SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

APPROVED

SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE

For (Deputy Planner / 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.

QR CODE

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

FLOOR NAME	SHEET NO. 4/5
FLOOR NAME	

PLAN SHOWING REVISED PLAN TO THE EARLIER APPROVED PLAN FOR THE CONSTRUCTION OF STILT FLOOR (PARKING) + 5 FLOORS RESIDENTIAL BUILDING (18.30M Height) WITH 102 DWELLING UNITS AVAILING WITH PREMIUM FSI AT JEEVANANDAM MAIN ROAD / KUMARAN NAGAR 2nd STREET/ JEEVANANDAM OLD ROAD, KAMARAJ NAGAR , COMPRISED IN S. No. 716 / 7A2 ,T.S NO. 18/1, BLOCK NO. 21 WARD NO. I , OF PARUTHIPATTU VILLAGE WITH IN THE LIMIT OF AVADI MUNICIPAL CORPORATION.

உளளாட்சி மன்றப் படி

தடை ... 01/2024-25/003472 நாள் 30/09/2024
டக அனுமதி எண் 01/2024-25/003472 நாள் 25/01/2025
வ வரை 25/01/2025 முதல் 24/01/2030
யல்முயற்சிகளில் கண்டுள்ள நிபந்தனைகளின்படி
ஏற்பளிக்கப்பட்டது

ஆணையாளர்
சென்னை மாநகராட்சி, சென்னை - 600 054.

LOW TERRACE TERRACE @ 1ST FLOOR LEVEL

THIRD FLOOR PLAN

FOURTH FLOOR PLAN

APPROVAL CONDITION
Previous File No. EC/N-II/6814/2019 Approval Date 23/02/2021 Approval No. Permit No.
SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
APPROVED
SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE

For (Deputy Planner / 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.

QR CODE

This Planning Permission issued under New Rule TNCDBR, 2019 is subject to final outcome of the W.P. (MD) No.8948 of 2019 and WMP (MD) Nos. 6912 & 6913 of 2019.

Applicants (Owner / Developer / Power of Attorney)

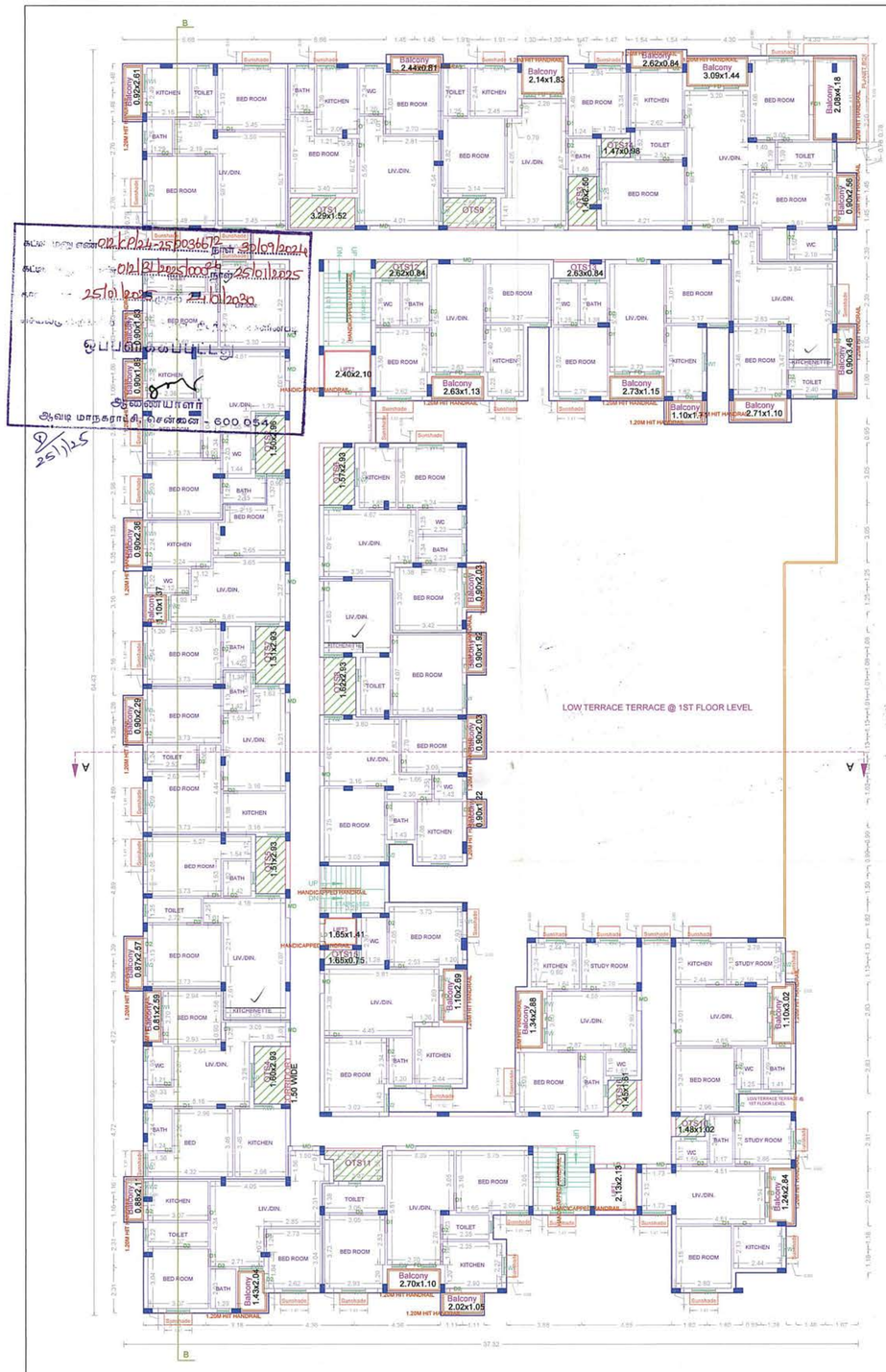
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FLOOR NAME	SHEET NO. 5/6

FLOOR NAME

PLAN SHOWING REVISED PLAN TO THE EARLIER APPROVED PLAN FOR THE CONSTRUCTION OF STILT FLOOR (PARKING) + 5 FLOORS RESIDENTIAL BUILDING (18.30M Height) WITH 102 DWELLING UNITS AVAILING WITH PREMIUM FSI AT JEEVANANDAM MAIN ROAD / KUMARAN NAGAR 2nd STREET/ JEEVANANDAM OLD ROAD, KAMARAJ NAGAR , COMPRISED IN S. No. 716 / 7A2 ,T.S NO. 18/1, BLOCK NO. 21 WARD NO. I , OF PARUTHIPATTU VILLAGE WITH IN THE LIMIT OF AVADI MUNICIPAL CORPORATION.



FIFTH FLOOR PLAN

TERRACE FLOOR PLAN

APPROVAL CONDITION

Previous File No. EC/N-II/6814/2019
Approval Date 23/02/2021
Approval No.
Permit No.

SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

APPROVED

SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE

For (Deputy Planner / 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.

QR CODE

This Planning Permission issued under New Rule TNCDBR, 2019 is subject to final condition to be issued in the Govt. Order of 2019 and VAP (MD) Nos. 6913 & 6913 of 2019.

Applicants (Owner / Developer / Power of Attorney)

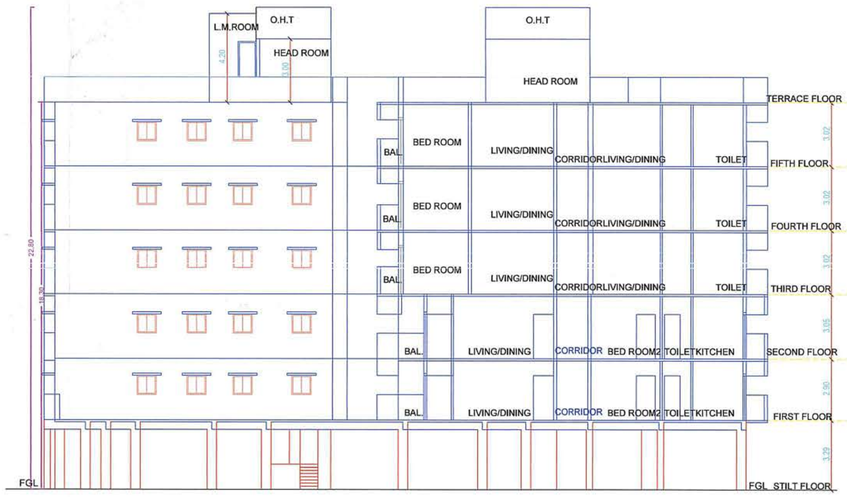
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This is a system generated drawing as per the soft copy submitted by the Architect/ License Engineer

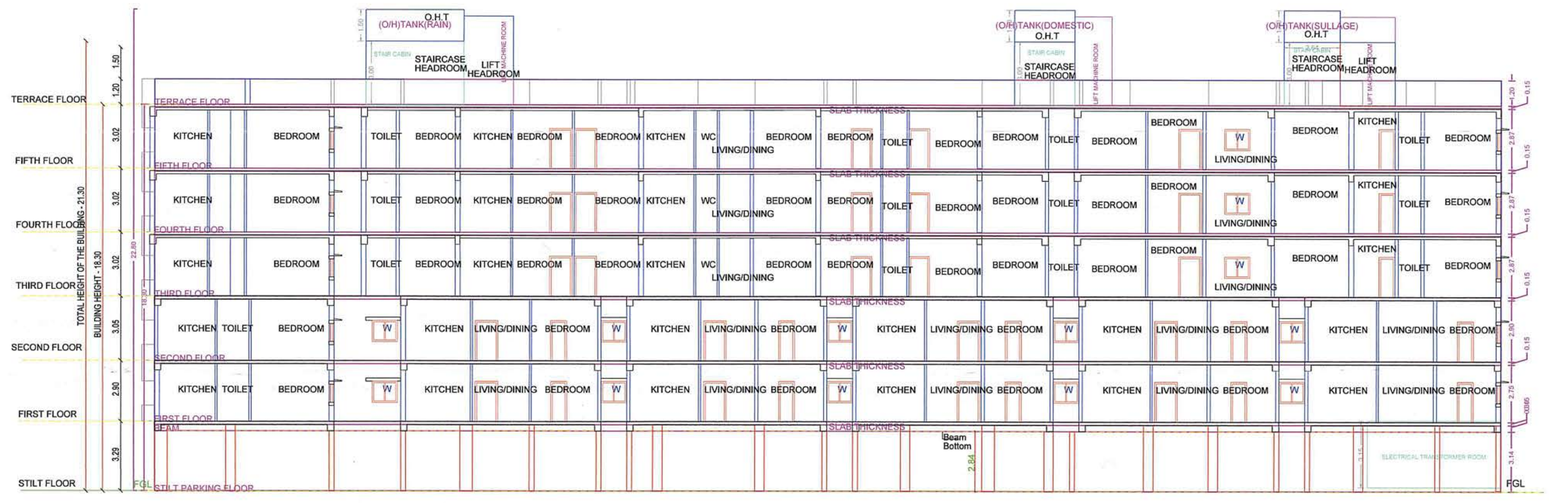
உளாட்சி மன்ற படி



ELEVATION



SECTION A-A



SECTION B-B

FLOOR NAME	SHEET NO. 6/6

PLAN SHOWING REVISED PLAN TO THE EARLIER APPROVED PLAN FOR THE CONSTRUCTION OF STILT FLOOR (PARKING) + 5 FLOORS RESIDENTIAL BUILDING (18.30M Height) WITH 102 DWELLING UNITS AVAILING WITH PREMIUM FSI AT JEEVANANDAM MAIN ROAD / KUMARAN NAGAR 2nd STREET/ JEEVANANDAM OLD ROAD, KAMARAJ NAGAR , COMPRISED IN S. No. 716 / 7A2 ,T.S NO. 18/1, BLOCK NO. 21 WARD NO. I , OF PARUTHIPATTU VILLAGE WITH IN THE LIMIT OF AVADI MUNICIPAL CORPORATION.

கட்டட மனு எண் 012/CP24-25/003472 நாள் 30/09/2024.
கட்டட அனுமதி எண் 012/B1/2025/000215 நாள் 25/01/2025
கால வரை 25/01/2025 முதல் 24/01/2030 முடிய
செயல்முறைகளில் கண்டுள்ள நிபந்தனைகளின்படி
ஒப்பளிக்கப்பட்டது
ஆணையாளர்
சி.எம்.டி.ஏ, சென்னை - 600 054.
25/1/25

APPROVAL CONDITION

SCALE 1:100

Previous File No. EC/N-II/6814/2019
Approval Date 23/02/2021
Approval No.
Permit No.:

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

APPROVED

SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE

This Planning Permission issued under New Rule TNCDBR, 2019 is subject to final outcome of the W.P. (MD) No.8948 of 2019 and WMP (MD) Nos. 6912 & 6913 of 2019.

For (Deputy Planner / 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.

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

ISO_A0_(841.00_x_1189.00_MM)

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.

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.

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

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