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NO-G ONE

FLOOR NAME	SHEET NO. 1 / 5
FLOOR NAME	

PLAN SHOWING THE PROPOSED CONSTRUCTION OF HIGH RISE BUILDING(HRB) FOR RESIDENTIAL PURPOSE CONSIST OF 2 BLOCKS: EXTENDED COMBINED DOUBLE BASEMENT FLOOR(TOWER-A&B) TOWER-A; STILT FLOOR+8 FLOORS,(8 DWELLING UNITS); TOWER-B; STILT FLOOR+12 FLOORS, (35 DWELLING UNITS); (TOTALLY OF 43 DWELLING UNITS), GYM, HOME THEATRE, MULTI PURROPOSE HALL IN TWELFTH FLOOR & SWIMMING POOL AT TERRACE FLOOR LEVEL WITH AVAILING PREMIUM FSI AT DOOR NO:3/1,196/1,196/2, AND 2/3D, ARCOT ROAD(N.S.K SALAI) VADAPALANI, CHENNAI-600 026, COMPRISING IN OLD SURVEY NO:5/11(PART), NEW T.S.NO.5/49, AND OLD S.NO.177 AND 177/1A NEW T.S.NO.5/13, BLOCK NO.5 SALIGRAMAM VILLAGE, MAMBALAM TALUK, CHENNAI DISTRICT. WITHIN THE LIMIT OF GREATER CHENNAI CORPORATION, ZONE:10, DIVISION:130.

A) AREA STATEMENT	SQ.M.
AREA AS PER PATTA	3537.50
AREA AS PER DOCUMENT	3476.00
AREA CONSIDERED FOR FSI	3389.62
STREET ALIGNMENT/ ROAD WIDENING/LINK ROAD	86.38
OSR AREA	0.00
TOTAL FSI AREA	11025.53
FSI FACTOR	3.253
COVERAGE AREA (PERCENTAGE %)	1069.56 (29.78%)

A) PARKING STATEMENT

VEHICLE	REQUIRED	PROVIDED
LORRY	0	0
CAR	96	153
TWO WHEELER	0	5
CYCLE	0	0

FLOOR WISE FSI STATEMENT: TOWER -A

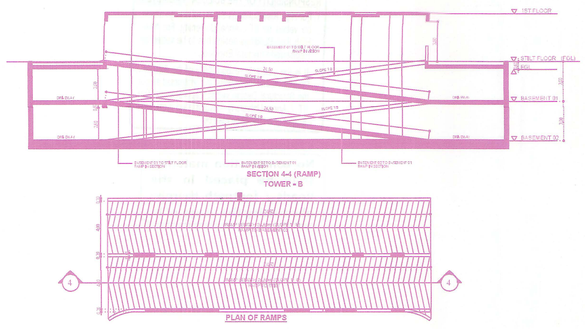
FLOORS	FSI AREA				DU	TOTAL
	COMM.	RESI.	IND.	INST.		FSI AREA
STILT PARKING FLOOR	0.00	128.06	0.00	0.00	0	128.06
FIRST FLOOR	0.00	250.69	0.00	0.00	1	250.69
SECOND FLOOR	0.00	279.55	0.00	0.00	1	279.55
THIRD FLOOR	0.00	279.55	0.00	0.00	1	279.55
FOURTH FLOOR	0.00	279.55	0.00	0.00	1	279.55
FIFTH FLOOR	0.00	279.55	0.00	0.00	1	279.55
SIXTH FLOOR	0.00	279.55	0.00	0.00	1	279.55
SEVENTH FLOOR	0.00	279.55	0.00	0.00	1	279.55
EIGHTH FLOOR	0.00	279.55	0.00	0.00	1	279.55
Terrace	0.00	0.00	0.00	0.00	0	0.00
Total	0.00	2335.60	0.00	0.00	8	2335.60

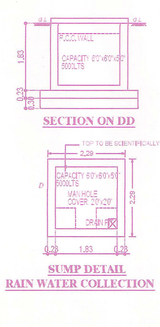
FLOOR WISE FSI STATEMENT: TOWER -B

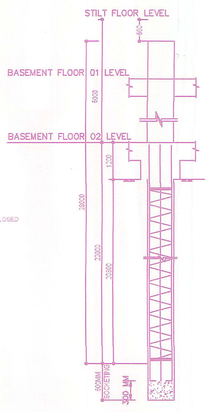
FLOORS	FSI AREA				DU	TOTAL
	COMM.	RESI.	IND.	INST.		FSI AREA
COMBINED BASEMENT-02 FLOOR	0.00	0.00	0.00	0.00	0	0.00
COMBINED BASEMENT-01 FLOOR	0.00	81.54	0.00	0.00	0	81.54
STILT PARKING FLOOR	0.00	198.28	0.00	0.00	0	198.28
FIRST FLOOR	0.00	670.08	0.00	0.00	3	670.08
SECOND FLOOR	0.00	702.14	0.00	0.00	3	702.14
THIRD FLOOR	0.00	702.14	0.00	0.00	3	702.14
FOURTH FLOOR	0.00	702.14	0.00	0.00	3	702.14
FIFTH FLOOR	0.00	702.14	0.00	0.00	3	702.14
SIXTH FLOOR	0.00	702.14	0.00	0.00	3	702.14
SEVENTH FLOOR	0.00	702.14	0.00	0.00	3	702.14
EIGHTH FLOOR	0.00	702.14	0.00	0.00	3	702.14
NINTH FLOOR	0.00	702.14	0.00	0.00	3	702.14
TENTH FLOOR	0.00	702.14	0.00	0.00	3	702.14
ELEVENTH FLOOR	0.00	702.14	0.00	0.00	3	702.14
TWELFTH FLOOR	190.83	527.80	0.00	0.00	2	718.63
Terrace	0.00	0.00	0.00	0.00	0	0.00
Total	190.83	8499.09	0.00	0.00	35	8689.92

BUILDING WISE FSI STATEMENT

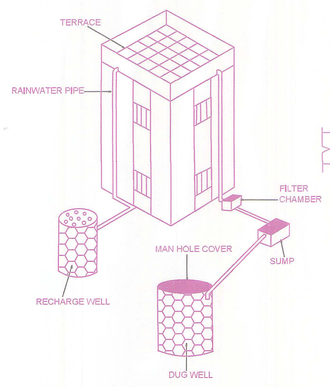
BUILDING	NO OF SAME BUILDING	FSI AREA				DU	TOTAL
		COMM.	RESI.	IND.	INST.		FSI AREA
TOWER-A		0.00	2335.60	0.00	0.00	8	2335.60
TOWER-B		190.83	8499.09	0.00	0.00	35	8689.92
Total		190.83	10834.69	0.00	0.00	43	11025.53



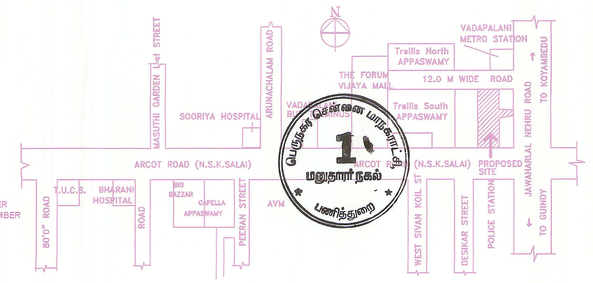




TYPICAL VERTICAL SECTION OF BORED CAST-IN-SITU PILE M30 WITH 400Kg/Cu.m.



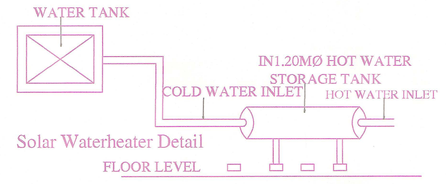
RAINWATER HARVESTING - 2A



KEY PLAN
(N.T.S)

P.P.A approved by
C.M.D.A vide
Lr.No.CMA/Lop/HRB/S/0757/2023
Dated.04/07/2024

The approval issued under New Rule TNCD & BR, 2019 is subject to the out come of Writ Petition in WP (MD) No.8948 of 2019 before the Madurai Bench of Madras High Court

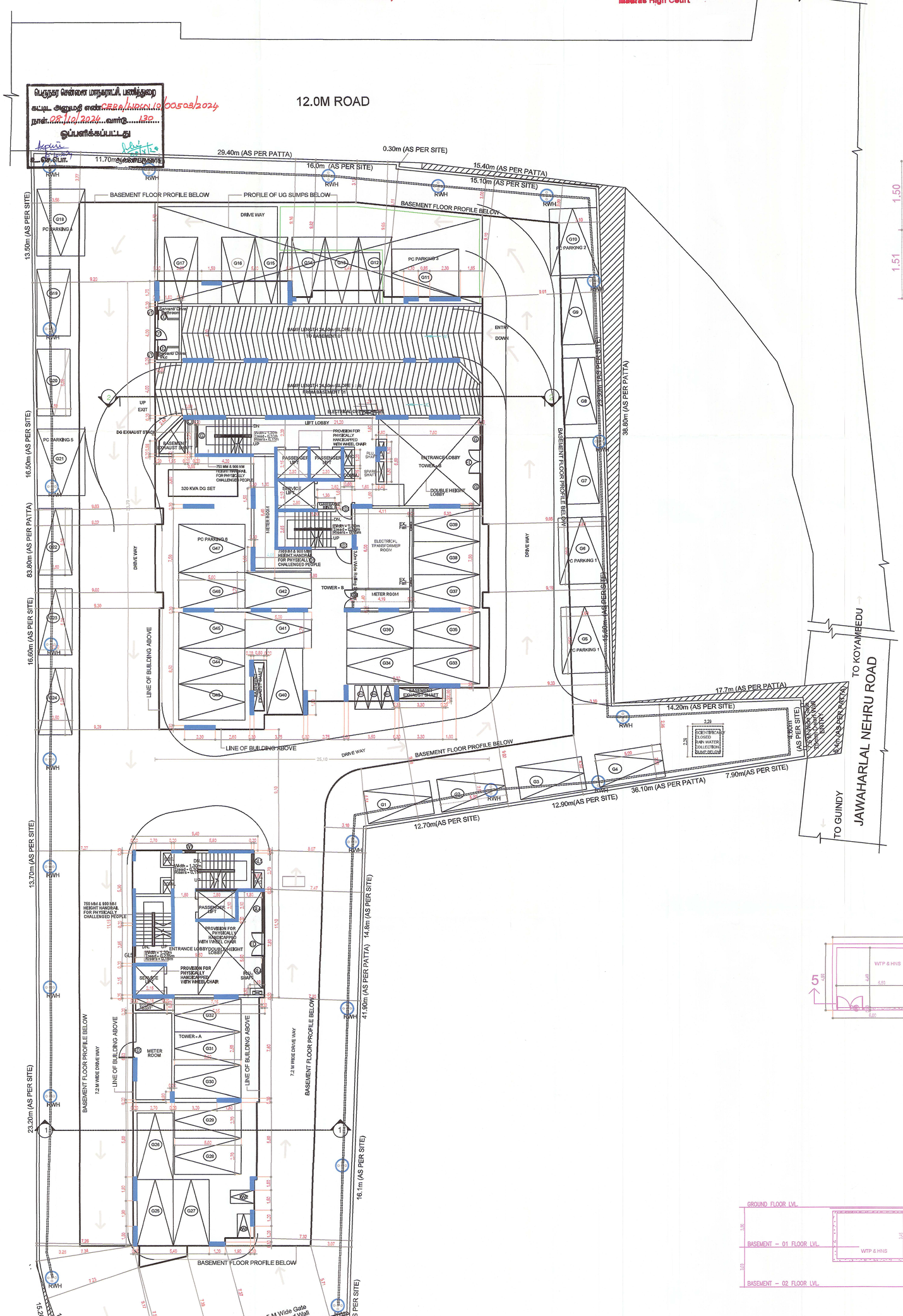


SOLAR HOT WATER SYSTEM DETAIL

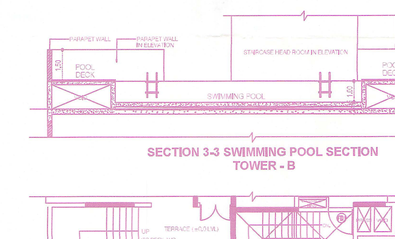
COMPOUND WALL DETAIL

GATE DETAIL

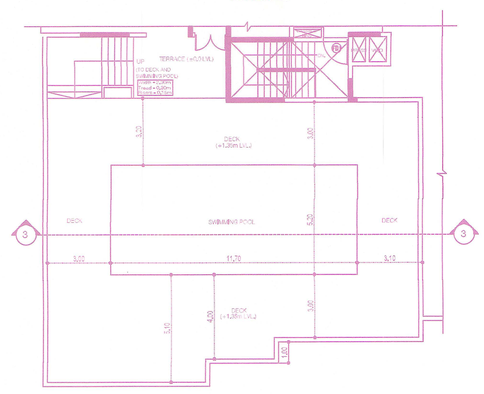
DWARF WALL SECTION
NOT TO SCALE 7.5M



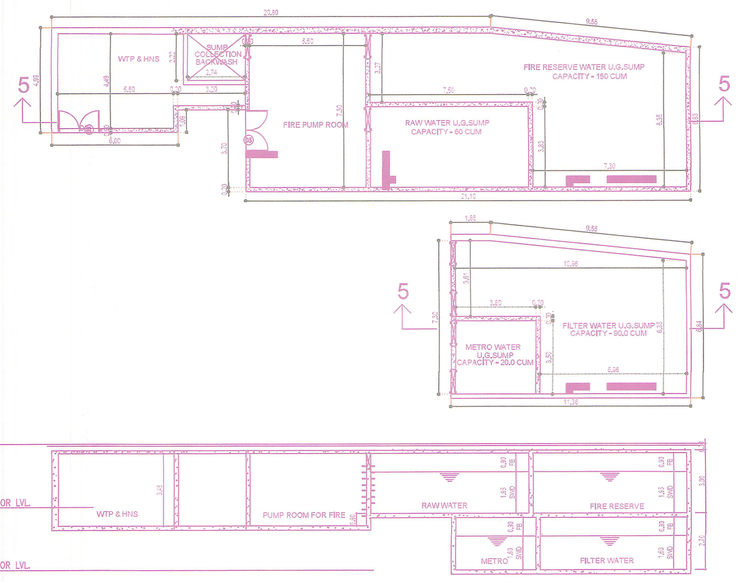
SITE CUM STILT FLOOR PLAN



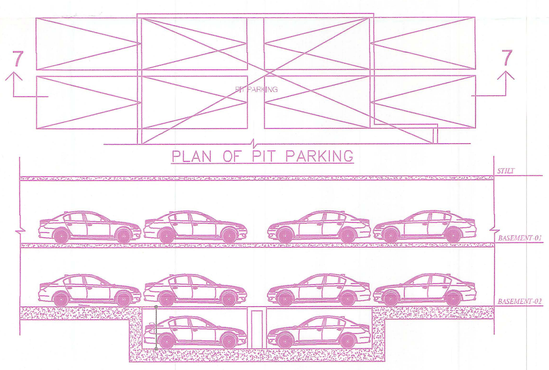
SECTION 3-3 SWIMMING POOL SECTION
TOWER - B



PLAN OF SWIMMING POOL
TOWER - B



SECTION 5 - 5



PLAN OF PIT PARKING

SECTION – 7 (PIT PARKING)

APPROVAL CONDITION
SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

APPROVED

SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE

Signature valid

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.

KEY NO. 1788

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.

Signature valid

Applicants (Owner / Developer / Power of Attorney)

ISO_full_bleed_2A0_(1189.00_x_1682.00_MM)

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

FLOOR NAME	SHEET NO. 2 / 5
FLOOR NAME	

PLAN SHOWING THE PROPOSED CONSTRUCTION OF HIGH RISE BUILDING(HRB) FOR RESIDENTIAL PURPOSE CONSIST OF 2 BLOCKS: EXTENDED COMBINED DOUBLE BASEMENT FLOOR(TOWER-A&B) TOWER-A; STILT FLOOR+8 FLOORS,(8 DWELLING UNITS); TOWER-B; STILT FLOOR+12 FLOORS, (35 DWELLING UNITS); (TOTALLY OF 43 DWELLING UNITS), GYM, HOME THEATRE, MULTI PURROPOSE HALL IN TWELFTH FLOOR & SWIMMING POOL AT TERRACE FLOOR LEVEL WITH AVAILING PREMIUM FSI AT DOOR NO:3/1,196/1,198/2, AND 2/3D, ARCOT ROAD(N.S.K SALAI) VADAPALANI, CHENNAI-600 026, COMPRISING IN OLD SURVEY NO:5/11(PART), NEW T.S.NO.5/49, AND OLD S.NO.177 AND 177/1A NEW T.S.NO.5/13, BLOCK NO.5 SALIGRAMAM VILLAGE, MAMBALAM TALUK, CHENNAI DISTRICT, WITHIN THE LIMIT OF GREATER CHENNAI CORPORATION, ZONE:10, DIVISION:130.

P.P.A approved by
C.M.D.A vide
Lr.No.CMA/DP/HRB/3/07577/2023
Dated:24/11/2023

The approval issued under New Rule TNCD & BR, 2019 is subject to the out come of Writ Petition in WP (MD) No.8948 of 2019 before the Madurai Bench of Madras High Court

பெருநகர் சென்னை மாநகராட்சி பணித்துறை
கூடுதல் அனுமதி எண்.CMA/HRW/00503/2024
நாள்.28/11/2024 மண்டலம் 13
ஒப்புகைப்படுத்தப்பட்டது
உதவி செயற்பொறியாளர் / உதவி பொறியாளர்
ஆணையருக்காக



COMBINED BASEMENT-01 FLOOR PLAN



COMBINED BASEMENT-02 FLOOR PLAN

APPROVAL CONDITION

SCALE 1:100

CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

APPROVED

SUBJECT TO THE CONDITIONS MENTIONED IN THIS OFFICE

This Planning Permission issued under New Rule TNCDBR, 2016 is subject to final outcome of the W.P. (MD) No.8948 of 2019 and W.M.P (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.

KEY NO. 1788

QR CODE

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 / 5

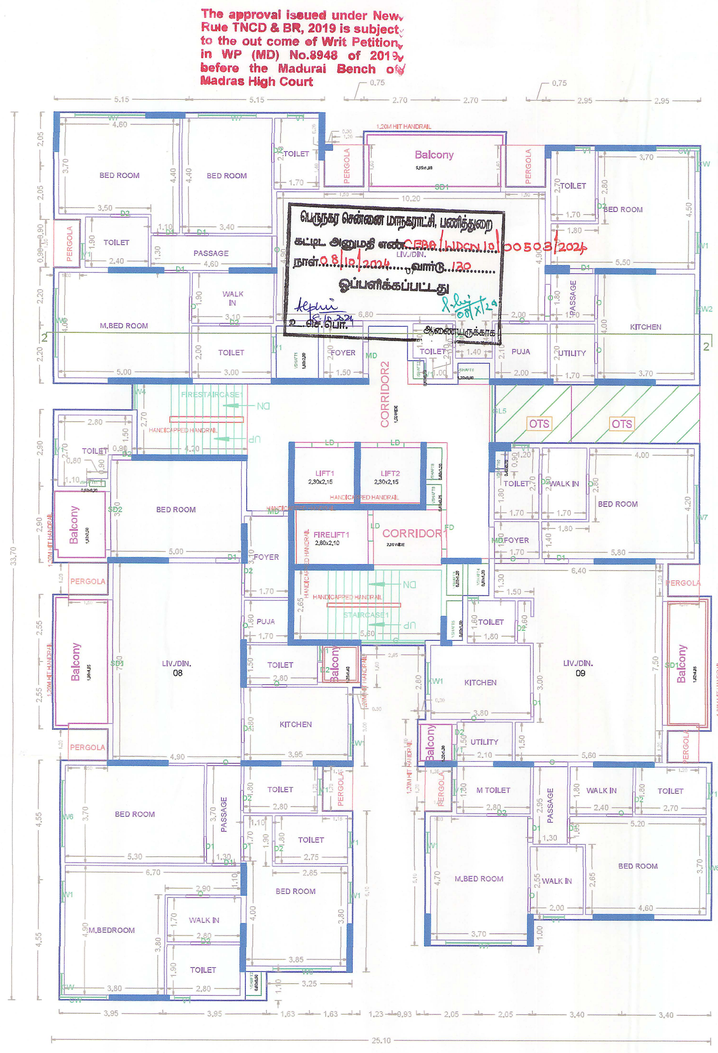
FLOOR NAME

PLAN SHOWING THE PROPOSED CONSTRUCTION OF HIGH RISE BUILDING(HRB) FOR RESIDENTIAL PURPOSE CONSIST OF 2 BLOCKS: EXTENDED COMBINED DOUBLE BASEMENT FLOOR(TOWER-A&B) TOWER-A; STILT FLOOR+8 FLOORS,(8 DWELLING UNITS); TOWER-B; STILT FLOOR+12 FLOORS, (35 DWELLING UNITS); (TOTALLY OF 43 DWELLING UNITS), GYM, HOME THEATRE, MULTI PURROPOSE HALL IN TWELFTH FLOOR & SWIMMING POOL AT TERRACE FLOOR LEVEL WITH AVAILING PREMIUM FSI AT DOOR NO.3/1,196/1,196/2, AND 2/3D, ARCOT ROAD(N.S.K SALAI) VADAPALANI, CHENNAI-600 026, COMPRISING IN OLD SURVEY NO:5/11(PART), NEW T.S.NO.5/49, AND OLD S.NO.177 AND 177/1A NEW T.S.NO.5/13, BLOCK NO.5 SALIGRAMAM VILLAGE, MAMBALAM TALUK, CHENNAI DISTRICT, WITHIN THE LIMIT OF GREATER CHENNAI CORPORATION, ZONE:10, DIVISION:130.

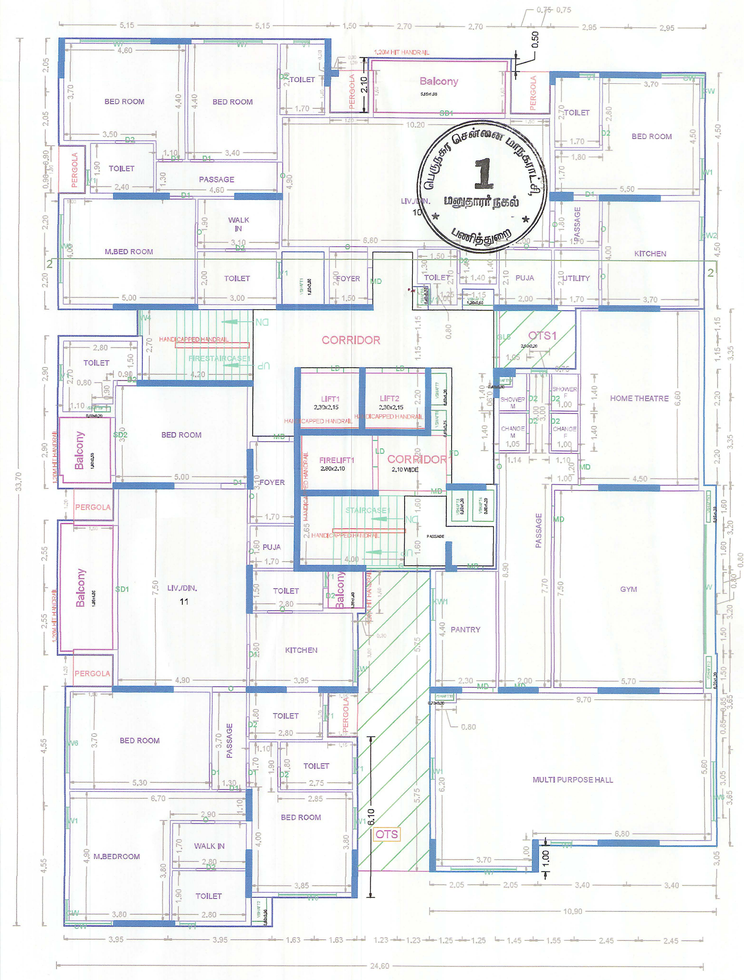
TOWER -B

The approval issued under New Rule TNCD & BR, 2019 is subject to the out come of Writ Petition in WP (MD) No.8948 of 2019 before the Madurai Bench of Madras High Court

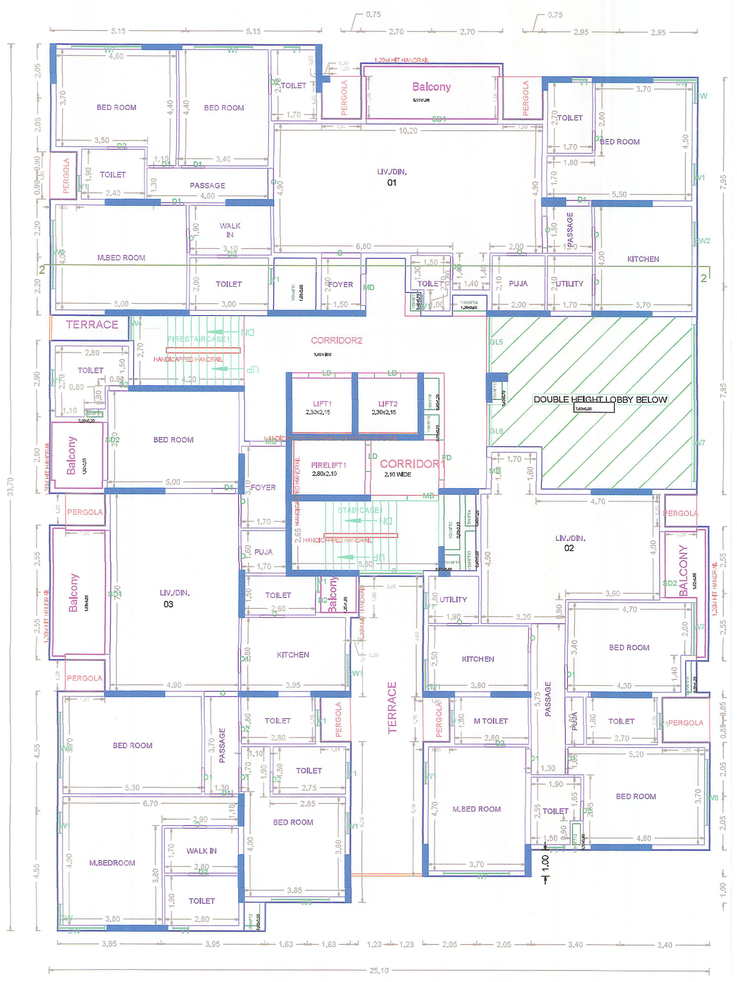
P.P.A approved by
C.M.D.A vide
Lr.No. CMDA/pp/HRB/s/0757/2023
Dated 24/04/2024.



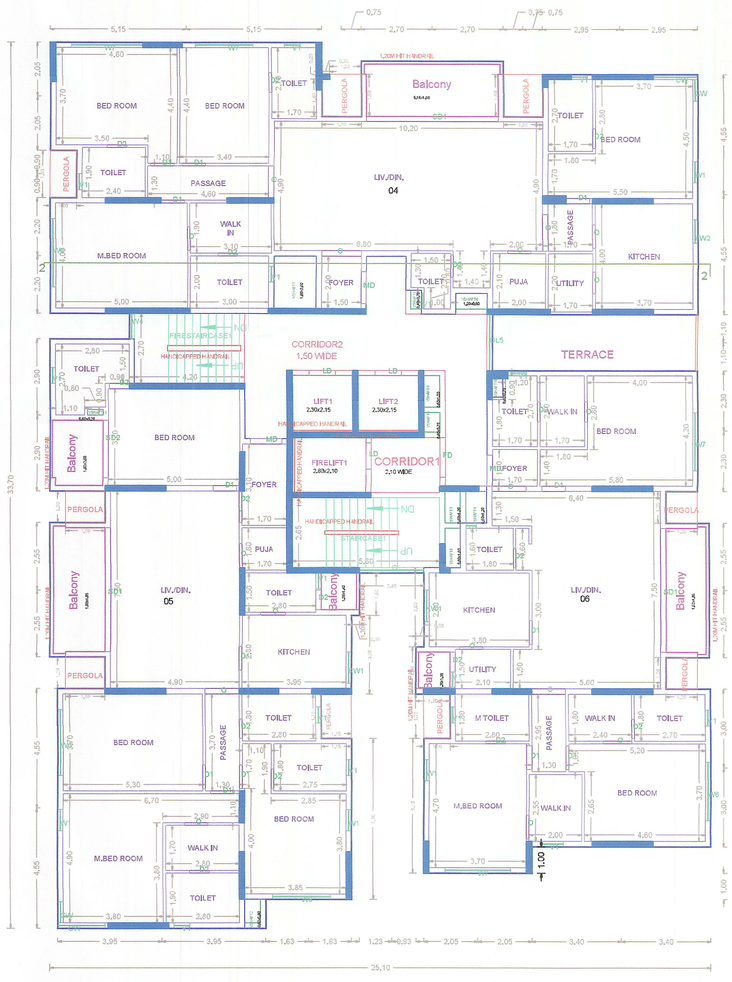
TYPICAL - 3- 11 FLOOR PLAN



TWELFTH FLOOR PLAN



FIRST FLOOR PLAN



SECOND FLOOR PLAN

APPROVAL CONDITION

SCALE 1:100

N

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.

KEY NO. 1788

QR CODE

Applicants (Owner / Developer / Power of Attorney)

ARCH_E_(36.00_x_48.00_Inches)

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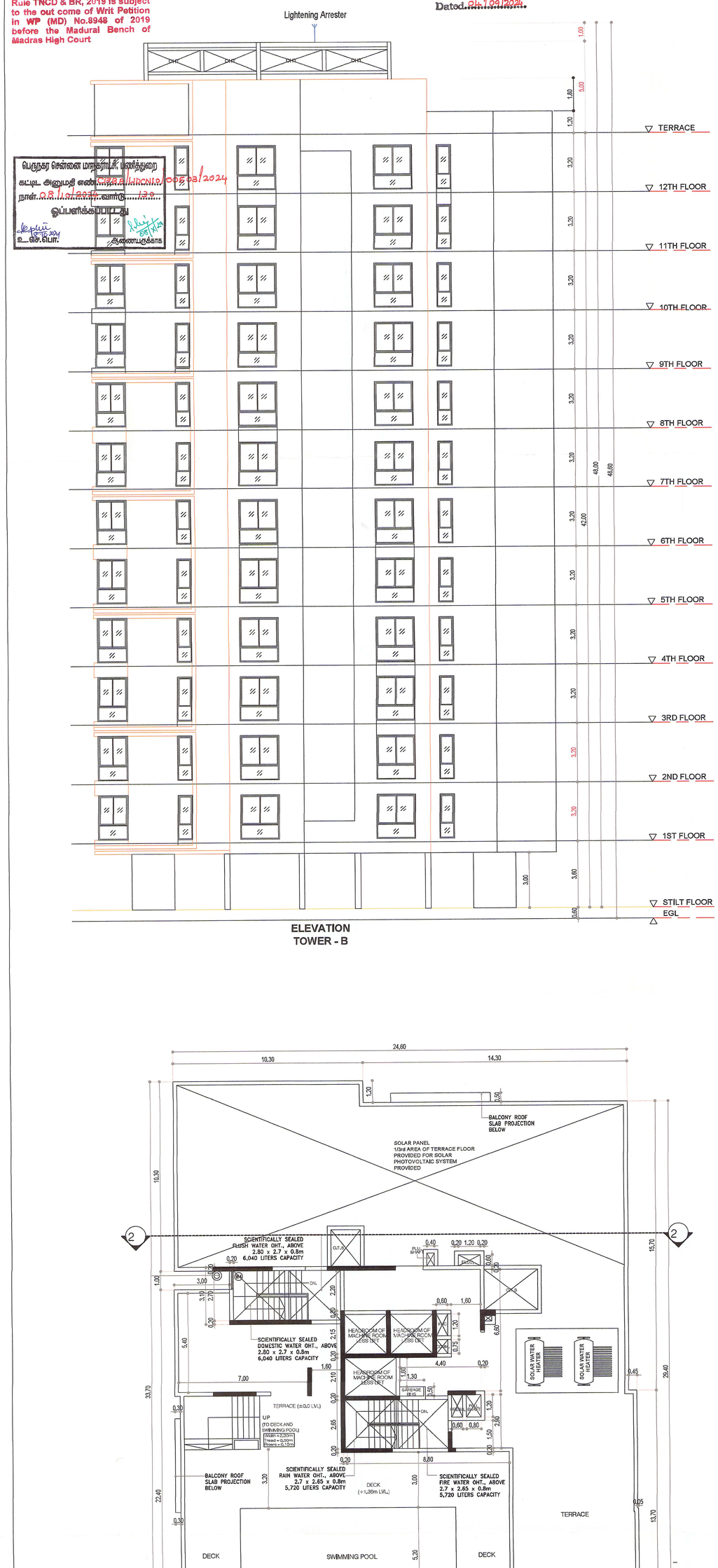
FLOOR NAME	SHEET NO. 4/5
FLOOR NAME	

PLAN SHOWING THE PROPOSED CONSTRUCTION OF HIGH RISE BUILDING(HRB) FOR RESIDENTIAL PURPOSE CONSIST OF 2 BLOCKS: EXTENDED COMBINED DOUBLE BASEMENT FLOOR(TOWER-A&B) TOWER-A; STILT FLOOR+8 FLOORS.(8 DWELLING UNITS); TOWER-B; STILT FLOOR+12 FLOORS, (35 DWELLING UNITS); (TOTALLY OF 43 DWELLING UNITS), GYM, HOME THEATRE, MULTI PURROPOSE HALL IN TWELFTH FLOOR & SWIMMING POOL AT TERRACE FLOOR LEVEL WITH AVAILING PREMIUM FSI AT DOOR NO:3/1,198/1,198/2, AND 2/3D, ARCOT ROAD(N.S.K SALAI) VADAPALANI, CHENNAI-600 026, COMPRISING IN OLD SURVEY NO:5/11(PART), NEW T.S.NO.5/49, AND OLD S.NO.177 AND 177/1A NEW T.S.NO.5/13, BLOCK NO.5 SALIGRAMAM VILLAGE, MAMBALAM TALUK, CHENNAI DISTRICT, WITHIN THE LIMIT OF GREATER CHENNAI CORPORATION, ZONE:10, DIVISION:130

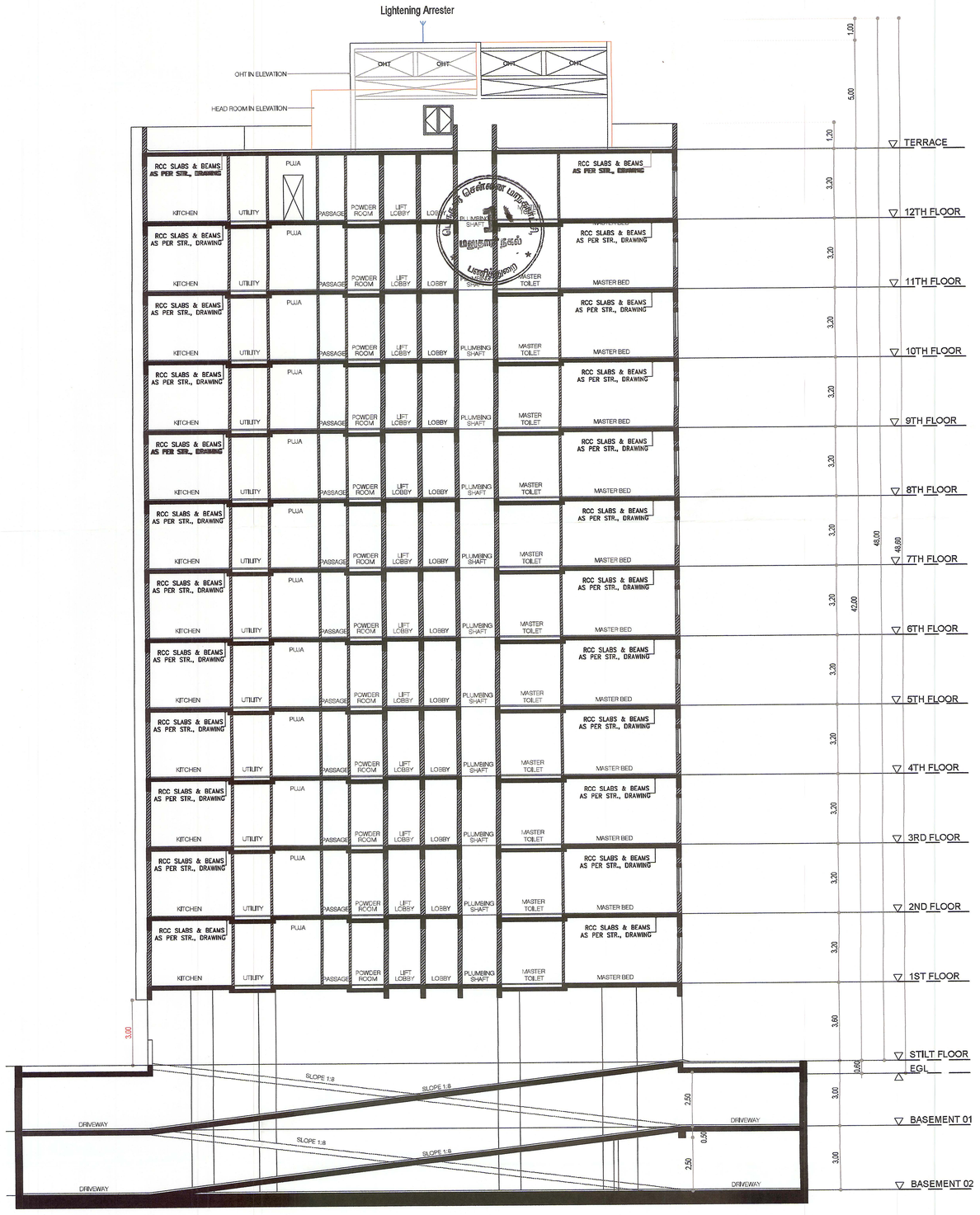
TOWER -B

The approval issued under New Rule TNCD & BR, 2019 is subject to the out come of Writ Petition in WP (MD) No.8948 of 2019 before the Madural Bench of Madras High Court

P.P.A approved by
C.M.D.A vide
Lr.No. CMDA/PPD/HRB/S/0757/2023
Dated. 04/09/2023.



ELEVATION
TOWER - B



SECTION 2-2
TOWER - B

TERRACE PLAN

APPROVAL CONDITION	
SCALE 1:100	N

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.

KEY NO. 1788

QR CODE

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

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)

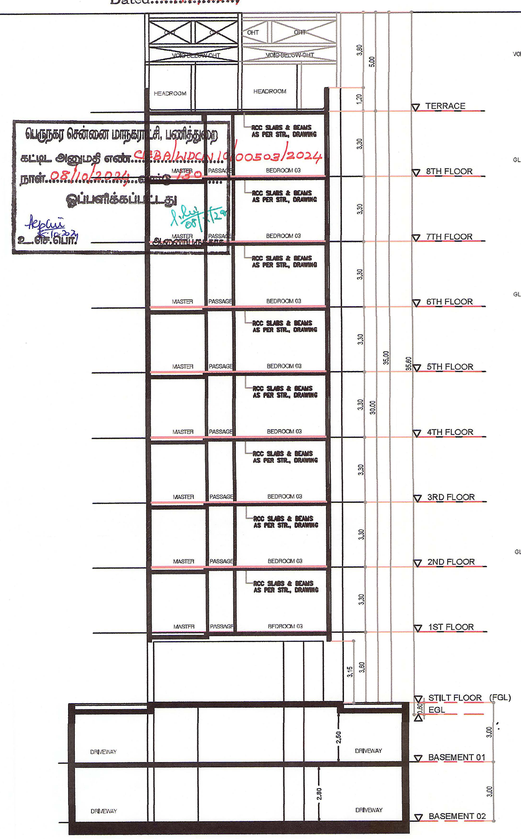
P.P.A approved by
C.M.D.A vide
Lr.No. CMDA/ID/HRB/S/0757/2023
Dated... 21/09/2024

The approval issued under New Rule TNCD & BR, 2019 is subject to the out come of Writ Petition in WP (MD) No.8948 of 2019 before the Madural Bench of Madras High Court

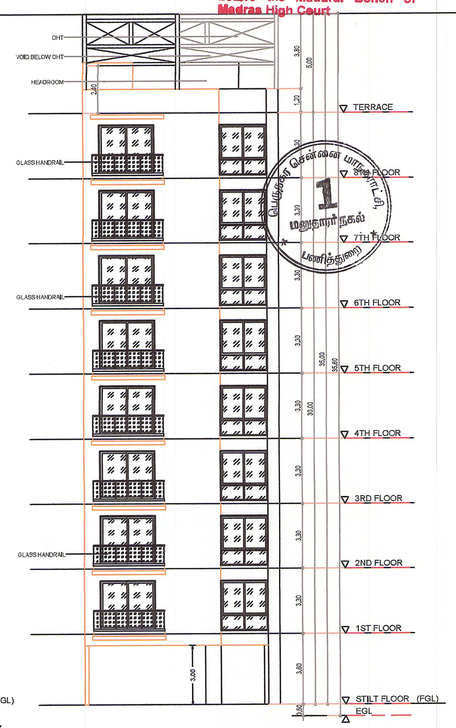
FLOOR NAME	SHEET NO. 5/5
FLOOR NAME	

PLAN SHOWING THE PROPOSED CONSTRUCTION OF HIGH RISE BUILDING(HRB) FOR RESIDENTIAL PURPOSE CONSIST OF 2 BLOCKS: EXTENDED COMBINED DOUBLE BASEMENT FLOOR(TOWER-A&B) TOWER-A, STILT FLOOR+8 FLOORS,(8 DWELLING UNITS); TOWER-B; STILT FLOOR+12 FLOORS, (35 DWELLING UNITS); (TOTALLY OF 43 DWELLING UNITS). GYM, HOME THEATRE, MULTI PURROPOSE HALL IN TWELFTH FLOOR & SWIMMING POOL AT TERRACE FLOOR LEVEL WITH AVAILING PREMIUM FSI AT DOOR NO:3/1,1991/1992, AND 2/3D, ARCOT ROAD(N.S.K SALAI) VADAPALANI, CHENNAI-600 026, COMPRISING IN OLD SURVEY NO:5/11(PART), NEW T.S.NO.5/49, AND OLD S.NO.177 AND 177/1A NEW T.S.NO.5/13, BLOCK NO.5 SALIGRAMAM VILLAGE, MAMBALAM TALUK, CHENNAI DISTRICT, WITHIN THE LIMIT OF GREATER CHENNAI CORPORATION, ZONE-10, DIVISION-130.

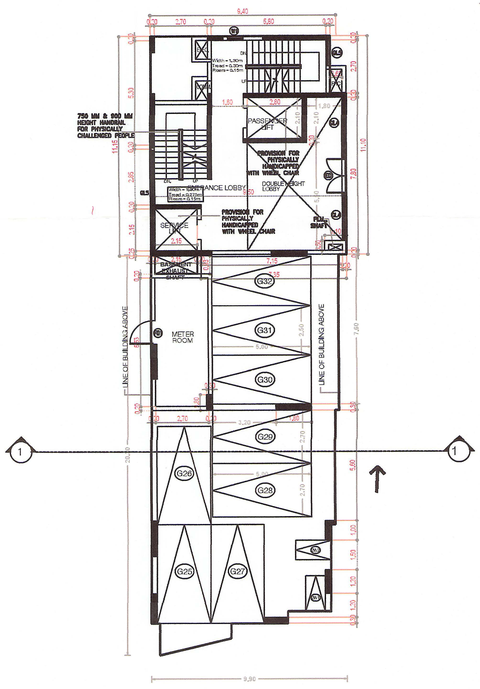
TOWER-A



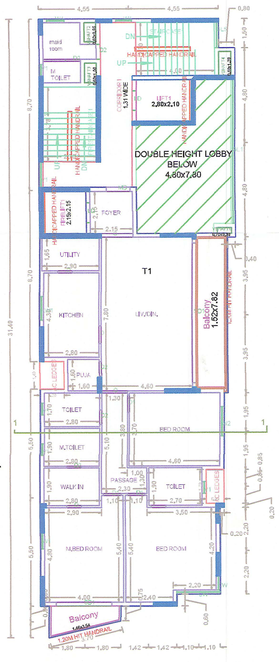
SECTION 1 - 1
TOWER - A



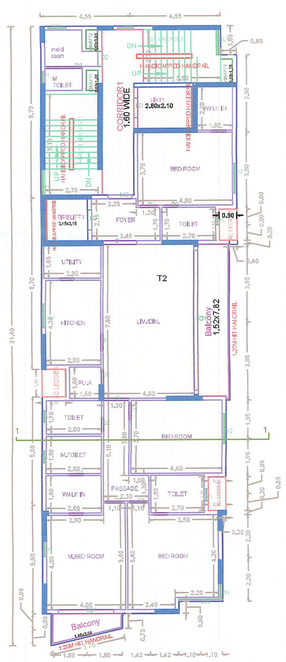
ELEVATION
TOWER - A



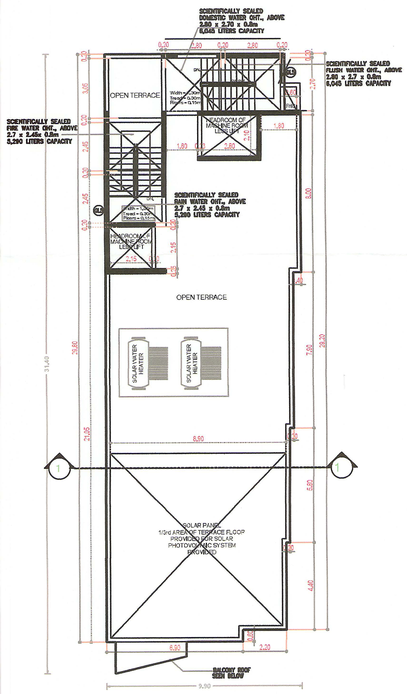
STILT FLOOR PLAN
TOWER - A



FIRST FLOOR PLAN



TYPICAL - 2- 8 FLOOR PLAN



TERRACE PLAN
TOWER - A

APPROVAL CONDITION
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.

KEY NO. 2688

QR CODE

This Planning Permission issued under New Rule TNCDBR, 2019 is subject to the out come of Writ Petition in WP (MD) No.8948 of 2019 and MMP (MD) Nos. 6912 & 6913 of 2019.

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)



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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

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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

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

hello@verified.realestate
+91 9996 12 9996
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