Verified RealEstate™

RE REGULATORY RECORD

RERA Document

The document as the regulator published it, reproduced in full behind this page.

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

Verified RealEstate™
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai 600 097, India

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

DIGITALLY VERIFIED RECORD

Project Name - AMARA ANTARA

NEW DOOR NO.1/4, OLD DOOR NO.9, KOTHARI ROAD, NUNGAMBAKKAM, CHENNAI 600034, COMPRISED IN OLD R.S.NO.537/1 AND R.S.NO.537/15, BLOCK NO.30 OF NUNGAMBAKKAM VILLAGE, WITHIN THE LIMITS OF GREATER CHENNAI CORPORATION.

RERA AREA STATEMENT — 30.07.2025

S.No.	Block	Floor	Flat No	Type	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	
											Covered	Open
1	SINGLE BLOCK	First	1A	4 BHK	203.64	9.96	3.81	49.65	267.06	92.60	1	1
2		First	1B	4 BHK	194.02	10.41	4.78	46.55	255.76	88.68	1	1
3		First	1C	3 BHK	143.78	6.73	3.92	35.74	190.17	65.94	1	1
4		Second	2A	4 BHK	203.64	9.96	3.81	49.65	267.06	92.60	1	1
5		Second	2B	4 BHK	194.02	10.41	4.78	46.55	255.76	88.68	1	1
6		Second	2C	3 BHK	143.78	6.73	3.92	35.74	190.17	65.94	1	1
7		Third	3A	4 BHK	203.64	9.96	3.81	49.65	267.06	92.60	1	1
8		Third	3B	4 BHK	194.02	10.41	4.78	46.55	255.76	88.68	1	1
9		Third	3C	3 BHK	143.78	6.73	3.92	35.74	190.17	65.94	0	2
10		Fourth	4A	4 BHK	203.64	9.96	3.81	49.65	267.06	92.60	1	1
11		Fourth	4B	4 BHK	194.02	10.41	4.78	46.55	255.76	88.68	1	1
12		Fourth	4C	3 BHK	143.78	6.73	3.92	35.74	190.17	65.94	0	2
13		Fifth	5A	4 BHK	203.64	9.96	3.81	49.65	267.06	92.60	1	1
14		Fifth	5B	4 BHK	194.02	10.41	4.78	46.55	255.76	88.68	1	1
15		Fifth	5C	3 BHK	143.78	6.73	3.92	35.74	190.17	65.84	1	1
		Visitors									0	3
TOTAL									3564.96	1236.00	13	20
											33	

For CHITALE INFRA LLP

Authorised Signatory

AR KARTHIKEYAN. N
COUCIL OF ARCHITECTURE NUMBER
CA/2012/56723

Council of Architecture

Certificate of Registration

This is to certify that the name of

Mr. Karthigeyan N.

has been entered in the register and his Registration No. is

CA/2012/56723

This certificate is valid from the **thirty-first**

day of **August 2012** to the thirty-first

day of **December 2013** inclusive.

List of Additional Qualifications :

Renewals

Valid Upto

31.12.2025 A.D.

Signature of Registrar

7-11-16

Given under the common Seal of the Council of Architecture,



Signature of the applica

AR KARTHIKEYAN. N
COUCIL OF ARCHITECTURE NUMBER
CA/2012/56723

this **thirty-first** day of **August, 2012**

Secretary

President

This Certificate of Registration is issued under sub-section (7) of Section 24 and sub-section (4) of Section 26 of the Architects Act, 1972, enacted by the Parliament of India

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.