Verified RealEstate™

RE REGULATORY RECORD

RERA Document

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Carpet Area Statement for the "SQUARE BALL" Residential Apartment building, Stilt + 5 floors in Plot Nos: 15pt,16pt, 17 & 18pt, New T.S.Nos: 15/19,20,28,29, S.F.No: 229/1A Part, 229/1B Part & 234/ 2A3, Ward A, Block -42, Steel Plant By pass road, Jagirammapalayam, Salem -636302.

Sl.No.	Block	Floor	Type	Apartment No.	(a) Carpet Area (as per Sec 2(k) of the RERA Act) (sq.m)	(b) Exclusive Balcony (sq.m)	(c) Exclusive Verandah/Utility / Service/ Open Terrace (sq.m)	(d) Area of External walls (sq.m)	e = (a + b + c+ d) Floor area of the apartment (sq.m)	(f) Proportionate Common Area (sq.m)	g = (e + f) Gross Area of the apartment (sq.m)	(h) UDS land Area (sq.m)	(i) Car Parking (Nos.)	
													Covered	Open
1	1	FIRST FLOOR	3 BHK	101	101.00	5.35	0.00	11.34	117.69	23.36	141.05	50.45	1	0
2	1		3 BHK	102	91.50	5.71	2.60	11.66	111.47	22.12	133.59	47.78	1	0
3	1		3 BHK	103	77.00	4.65	2.51	10.25	94.41	18.74	113.15	40.47	1	0
4	1		3 BHK	104	99.00	4.30	0.00	11.06	114.36	22.69	137.05	49.02	1	0
5	1		2 BHK	105	68.50	5.48	0.00	8.94	82.92	16.46	99.38	35.55	1	0
6	1	SECOND FLOOR	3 BHK	201	101.00	5.35	0.00	11.34	117.69	23.36	141.05	50.45	1	0
7	1		3 BHK	202	91.50	5.71	2.60	11.66	111.47	22.12	133.59	47.78	1	0
8	1		3 BHK	203	77.00	4.65	2.51	10.25	94.41	18.74	113.15	40.47	1	0
9	1		3 BHK	204	99.00	4.30	0.00	11.06	114.36	22.69	137.05	49.02	1	0
10	1		2 BHK	205	68.50	5.48	0.00	8.94	82.92	16.46	99.38	35.55	1	0
11	1	THIRD FLOOR	3 BHK	301	101.00	5.35	0.00	11.34	117.69	23.36	141.05	50.45	1	0
12	1		3 BHK	302	91.50	5.71	2.60	11.66	111.47	22.12	133.59	47.78	1	0
13	1		3 BHK	303	77.00	4.65	2.51	10.25	94.41	18.74	113.15	40.47	1	0
14	1		3 BHK	304	99.00	4.30	0.00	11.06	114.36	22.69	137.05	49.02	1	0
15	1		2 BHK	305	63.50	0.00	0.00	8.35	71.85	14.26	86.11	30.80	1	0
16	1	FOURTH FLOOR	3 BHK	401	101.00	5.35	0.00	11.34	117.69	23.36	141.05	50.45	1	0
17	1		3 BHK	402	91.50	5.71	2.60	11.66	111.47	22.12	133.59	47.78	1	0
18	1		3 BHK	403	77.00	4.65	2.51	10.25	94.41	18.74	113.15	40.47	1	0
19	1		3 BHK	404	99.00	4.30	0.00	11.06	114.36	22.69	137.05	49.02	1	0

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SRI BALAJI CONSTRUCTION
ARCHITECT & ENGINEER
REGISTERED ENGINEER GRADE-SLPA :52/RE-I/24-29
LICENSED BUILDING SURVEYOR., L.B.S.NO -46/24-29
D.No-93/87, SRI KRISHNA INDU NIVAS , KATTUVATTAM
RAIN BOW GARDEN , PUDHU ERI ROAD,
KANNANKURICHI,SALEM -636008.
CELL -94432 -61736.

FOR SQUAREBALL LLP

PARTNER

20	1	FIFTH FLOOR	2 BHK	501	72.30	5.35	0.00	12.58	90.23	17.91	108.14	38.70	1	0
21	1		2BHK	502	61.70	0.00	0.00	10.44	72.14	14.32	86.46	30.93	1	0
22	1		2BHK	503	63.80	0.00	2.51	11.18	77.49	15.38	92.87	33.20	0	1
23	1		2BHK	504	71.00	4.30	0.00	11.49	86.79	17.22	104.01	37.20	0	1
TOTAL					**1943.30**	**100.65**	**22.95**	**249.16**	**2316.06**	**459.65**	**2775.71**	**992.82**	**21**	**2**
10% VISITOR CAR PARKING													**0**	**3**
TOTAL CARPARKING													**21**	**5**

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FOR SQUAREBALL LLP

PARTNER

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.