Verified RealEstate™

Your trusted partner for buying, selling, and managing property, ensuring hassle-free service with 100% transparency.

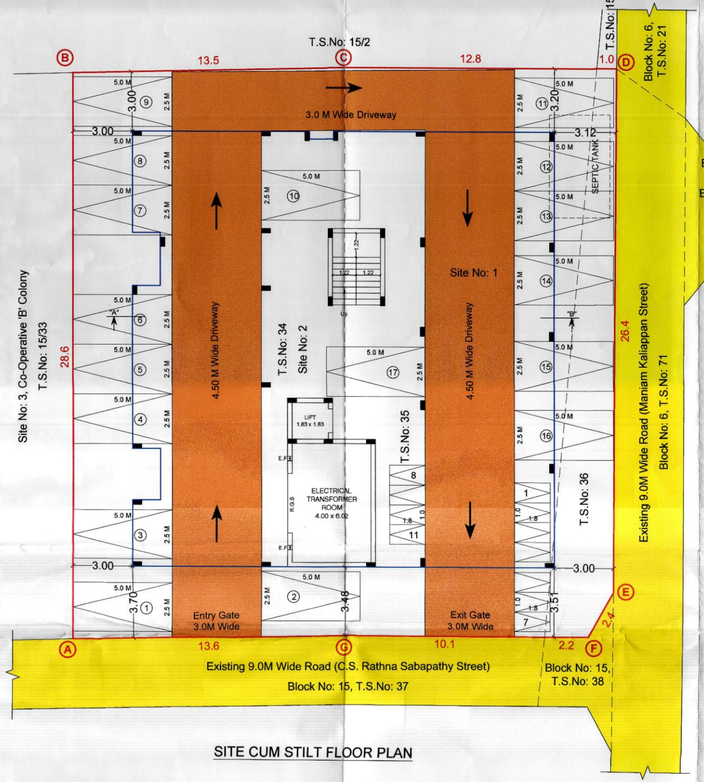
3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

hello@verified.realestate
+91 9996 12 9996

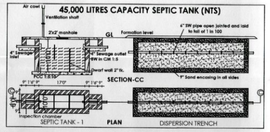
Official Property Record

Digitally Verified Record - Powered by Verified RealEstate™





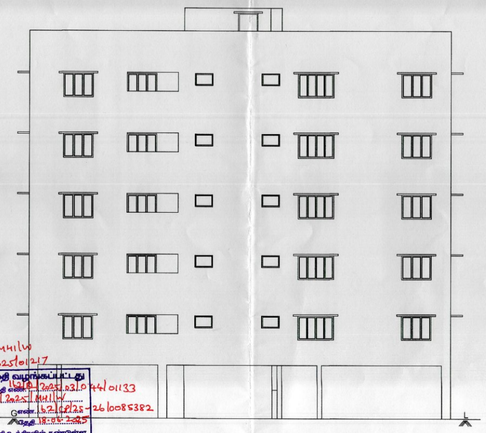
SITE CUM STILT FLOOR PLAN



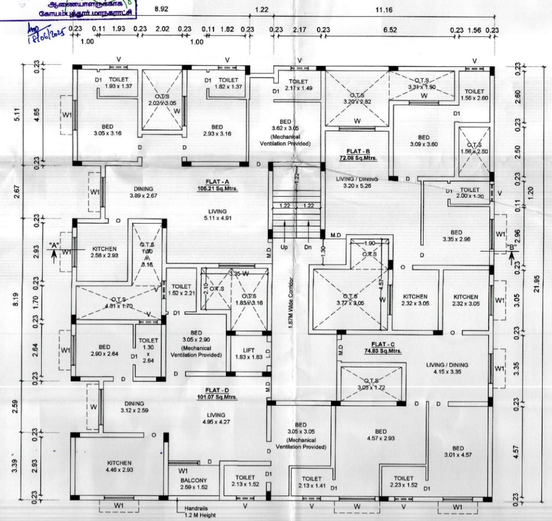
Special Condition:
The building must be use for same purpose for which the approval obtained. If used other than the approved use, the planning permission deemed to be canceled, action will be initiate under 56 and 57 of Town and Country Planning Act-1971 without prior notice, considered as unauthorized construction.



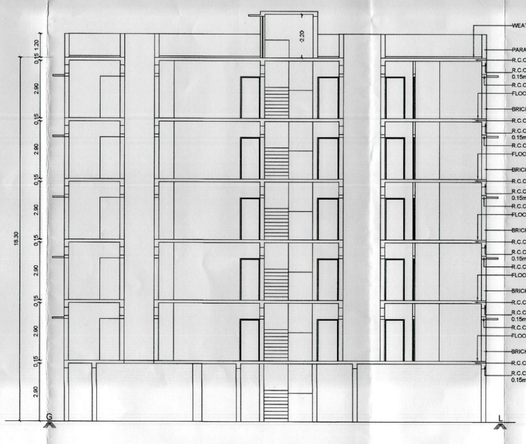
Signature valid



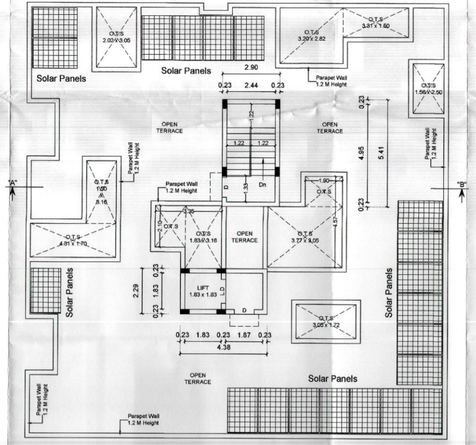
ELEVATION



TYPICAL FLOOR PLAN -
FIRST, SECOND, THIRD, FOURTH & FIFTH FLOOR



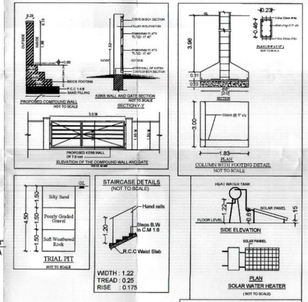
SECTION ON "AB"



TERRACE FLOOR PLAN

PROPOSED BUILDING DWELLING AREA DETAILS			
S.No.	FLOOR	DWELLING NO. & AREA IN SQ.M.	
1	FIRST FLOOR	A	105.21
		B	72.08
		C	74.83
		D	101.07
2	SECOND FLOOR	A	105.21
		B	72.08
		C	74.83
		D	101.07
3	THIRD FLOOR	A	105.21
		B	72.08
		C	74.83
		D	101.07
4	FOURTH FLOOR	A	105.21
		B	72.08
		C	74.83
		D	101.07
5	FIFTH FLOOR	A	105.21
		B	72.08
		C	74.83
		D	101.07

JOINERY DETAILS:-		Metre
R.G.S	ROLLING GRILL SHUTTER	3.00 x 2.65
M.D	MAIN DOOR	1.07 x 2.10
D	DOOR	1.00 x 2.10
D1	DOOR	0.76 x 2.10
LD	LIFT DOOR	1.20 x 2.10
W	WINDOW	1.80 x 1.20
W1	WINDOW	1.50 x 1.20
V	VENTILATOR	0.91 x 0.61



DISTRICT TOWN AND COUNTRY PLANNING OFFICE
COIMBATORE DISTRICT

PLAN SHOWING THE PROPOSED CONSTRUCTION OF R.C.C ROOF STILT, FIRST, SECOND, THIRD, FOURTH AND FIFTH FLOOR RESIDENTIAL APARTMENT BUILDING IN WARD NO: Q(17), BLOCK No: 15, T.S.No: 34, 35 & 36, SITE No: 1 & 2, CO-OPERATIVE 'B' COLONY, SANGANUR VILLAGE, WEST ZONE, COIMBATORE CORPORATION.

ALL DIMENSIONS ARE IN METER
SCALE 1 : 100
ONLINE APPLICATION NO : SWP/BPA/530699/2025

REFERENCE:-
SITE BOUNDARY
EXISTING ROAD
DRIVEWAY
PROPOSED BUILDING

AREA DETAILS :-

DESCRIPTION	SQ.M
SITE AREA AS PER DOCUMENT	781.31
SITE AREA AS PER TSS	777.50
SUPER IMPOSED SITE AREA	782.23
MINIMUM AREA SHOULD BE TAKEN INTO ACCOUNT	

PROPOSED BUILTUP AREA

Sl. NO.	DESCRIPTION	F.S.I AREA (SQ.M.)	NON F.S.I AREA (SQ.M.)	TOTAL (SQ.M.)
1)	STILT FLOOR AREA	28.87	430.53	459.40
2)	FIRST FLOOR AREA	394.66	64.74	459.40
3)	SECOND FLOOR AREA	394.66	64.74	459.40
4)	THIRD FLOOR AREA	394.66	64.74	459.40
5)	FOURTH FLOOR AREA	394.66	64.74	459.40
6)	FIFTH FLOOR AREA	394.66	64.74	459.40
7)	HEAD ROOM AREA	-	25.69	25.69
	TOTAL BUILTUP AREA	2002.17	779.92	2782.09

FSI = 2002.17 / 777.50 = 2.575
PREMIUM FSI = 2.575 - 2.000 = 0.575
TOTAL NO. OF DWELLINGS = 20

PARKING DETAILS:-

DWELLING AREA	No. Of Dwellings	No. Of Two Wheelers		No. Of Cars	
		Reqd. Including	Provd Including	Reqd. Including	Provd Including
upto 75 Sq.Mtrs	10	10	10	5	5
Above 75 Sq.Mtrs upto 150 Sq.Mtrs	10	-	-	10	10
Visitor's Parking 10%	-	1	1	2	2
Total No. Of Parkings	-	11	11	17	17

PROFESSIONAL DETAILS BASED ON FORM C

APPLICANT	N.VIJAYALAKSHMI	N.Vijayalakshmi 27/01/26
REGISTERED ENGINEER	Er. A.WALTER JEFF MAX (CBE DTCP/RE/GR-II/02/2021)	27/01/2026
REGISTERED STRUCTURAL ENGINEER	Er. R.GOVINDARAJ (CBE DT/SE/GR-II/01/2025)	27/1/26
REGISTERED CONSTRUCTION ENGINEER	Er. N.DEEPAK (CBE DTCP/CE/032/2024)	27/01/26
REGISTERED GEOTECHNICAL ENGINEER	Er. S.PRABHAVATHI (CBE DT/GTE/01/2025)	27/1/26

LP/CLPA No : 247/2025

PLANNING PERMISSION No : 299/2025

(This Planning Permission is valid for a period of 8years from e-sign)

e-signed
Joint Director / Member Secretary,
District Town and Country Planning office
Coimbatore District.



our services doesn't just end there

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.



empowering your real estate decisions with smart tools

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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