Verified RealEstate™

RE REGULATORY RECORD

RERA Document

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

Verified RealEstate™
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DIGITALLY VERIFIED RECORD

TNRERA Carpet Area Statement - M/s. ASSET TREE HOMES

Date: 03.12.2025

Stilt Floor + 4 Floors + 5th Floor (Part) (Height – 18.30 m) Residential Building with 33 Dwelling Units for Affordable Housing at Plots Nos. 6, 7, 8, 9 & 10 (CMDA Approved Layout No. 202/2023), Maansarovar Nagar Phase II, Rendamkattalai, Chennai - 600 128. Comprised in Old S.No. 238/1, 238/2 & 238/3A (Document), New S.No. 238/1B, 238/2E, 238/2D, 238/2C, 238/3A5, 238/2B, 238/3A4 & 238/3A3 (Patta) of Rendamkattalai Village, within the limits of Kundrathur Panchayat Union

Sl.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 (Nos.)	
											Covered	Open
1	SINGLE BLOCK	FIRST FLOOR	1A	2BHK	59.72	3.13	0	18.81	81.66	27.66		
2	SINGLE BLOCK	FIRST FLOOR	1B	3BHK	71.48	2.91	0	22.23	96.62	32.72	1	
3	SINGLE BLOCK	FIRST FLOOR	1C	2BHK	59.62	3.02	0	18.74	81.38	27.56		
4	SINGLE BLOCK	FIRST FLOOR	1D	2BHK	61.11	3.25	0	19.35	83.71	28.35	1	
5	SINGLE BLOCK	FIRST FLOOR	1E	2BHK	63.90	3.25	0	20.09	87.24	29.54	1	
6	SINGLE BLOCK	FIRST FLOOR	1F	2BHK	57.18	3.02	0	18.02	78.22	26.49		
7	SINGLE BLOCK	FIRST FLOOR	1G	2BHK	65.09	3.13	0	20.41	88.63	30.02	1	
8	SINGLE BLOCK	SECOND FLOOR	2A	2BHK	59.72	3.13	0	18.81	81.66	27.66		
9	SINGLE BLOCK	SECOND FLOOR	2B	3BHK	71.48	2.91	0	22.23	96.62	32.72	1	
10	SINGLE BLOCK	SECOND FLOOR	2C	2BHK	59.62	3.02	0	18.74	81.38	27.56		
11	SINGLE BLOCK	SECOND FLOOR	2D	2BHK	61.11	3.25	0	19.35	83.71	28.35		
12	SINGLE BLOCK	SECOND FLOOR	2E	2BHK	63.90	3.25	0	20.09	87.24	29.54	1	
13	SINGLE BLOCK	SECOND FLOOR	2F	2BHK	57.18	3.02	0	18.02	78.22	26.49		
14	SINGLE BLOCK	SECOND FLOOR	2G	2BHK	65.09	3.13	0	20.41	88.63	30.02	1	
15	SINGLE BLOCK	THIRD FLOOR	3A	2BHK	59.72	3.13	0	18.81	81.66	27.66		
16	SINGLE BLOCK	THIRD FLOOR	3B	3BHK	71.48	2.91	0	22.23	96.62	32.72	1	
17	SINGLE BLOCK	THIRD FLOOR	3C	2BHK	59.62	3.02	0	18.74	81.38	27.56		
18	SINGLE BLOCK	THIRD FLOOR	3D	2BHK	61.11	3.25	0	19.35	83.71	28.35		
19	SINGLE BLOCK	THIRD FLOOR	3E	2BHK	63.90	3.25	0	20.09	87.24	29.54	1	
20	SINGLE BLOCK	THIRD FLOOR	3F	2BHK	57.18	3.02	0	18.02	78.22	26.49		
21	SINGLE BLOCK	THIRD FLOOR	3G	2BHK	65.09	3.13	0	20.41	88.63	30.02	1	
22	SINGLE BLOCK	FOURTH FLOOR	4A	2BHK	59.72	3.13	0	18.81	81.66	27.66		

Er. PRAKASH SRINIVASAN
Registered Engineer Grade - II
CMDA Reg. No: RE/GR-II/2022/03/194
No. 6/36 B, Budhar Street,
East Tambaram, Chennai - 600059.
Contact: 90430 49950
Email ID: prakashsrini1995@gmail.com

For ASSET TREE HOMES

Partner

23	SINGLE BLOCK	FOURTH FLOOR	4B	3BHK	71.48	2.91	0	22.23	96.62	32.72	1	
24	SINGLE BLOCK	FOURTH FLOOR	4C	2BHK	59.62	3.02	0	18.74	81.38	27.56		
25	SINGLE BLOCK	FOURTH FLOOR	4D	2BHK	61.11	3.25	0	19.35	83.71	28.35		1
26	SINGLE BLOCK	FOURTH FLOOR	4E	2BHK	63.90	3.25	0	20.09	87.24	29.54	1	
27	SINGLE BLOCK	FOURTH FLOOR	4F	2BHK	57.18	3.02	0	18.02	78.22	26.49		
28	SINGLE BLOCK	FOURTH FLOOR	4G	2BHK	65.09	3.13	0	20.41	88.63	30.02	1	
29	SINGLE BLOCK	FIFTH FLOOR	5B	3BHK	71.88	2.91	0	22.39	97.18	32.91	1	
30	SINGLE BLOCK	FIFTH FLOOR	5C	2BHK	59.62	3.02	0	18.74	81.38	27.56		
31	SINGLE BLOCK	FIFTH FLOOR	5D	2BHK	61.11	3.25	0	19.35	83.71	28.35		
32	SINGLE BLOCK	FIFTH FLOOR	5E	2BHK	63.90	3.25	0	20.09	87.24	29.54	1	
33	SINGLE BLOCK	FIFTH FLOOR	5G	2BHK	65.60	3.13	0	20.64	89.37	30.27	1	
	Visitors Parking											2
TOTAL										958.00	19	

Note :

As Per Patta = 958.00 Sq.m

As Per Document = 958.57 Sq.m

Parking Details:	
Car Parking Reqired - 17 nos + 2 nos (Visitors Parking)	Car Parking Provided - 19 nos
Two Wheeler Required - 36 nos	Two Wheeler Parking Provided - 38 nos

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For ASSET TREE HOMES

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.