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3/350/2 Mettukuppam,
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Chennai, India

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**Official Property Record**

Digitally Verified Record - Powered by Verified RealEstate™



# M/s SPYKA HOMES PVT LTD

## PLAN OF DEVELOPMENT WORKS

**Project Name: Spyka Cygnus**

**Village: Padur**

**Taluk: Thiruporur.**

**Local Body: Padur Panchayat**

**District: Chengalpattu**

**Water Supply:**

The water supply shall be networked through shallow wells/ bore wells to the residents with the provision of adequate underground storage water tank distribution system to overhead tank and further distribution in to the Flat. Surface water supply availability through local body may be facilitated to the customer.

**Sewage Disposal:**

The waste water is collected from each flat through down take piping to the inspection chambers, networked and discharged to the Septic Tank and disposed through sewage disposal Tanker Trucks.

**Solid Waste Disposal:**

The Solid wastes shall be carried through supervised handling of waste materials from generation to the process of collection and treating the same. The solid waste will be properly collected from each household separately for digestible and non-digestible waste segregated at the source through collection bins. The disposal recyclable materials disposed through authorized waste pickers/recyclers.

**Renewable Energy:**

Solar Energy is captured Solar Panels shall be provided in terrace floor, the power generated shall be stored in batteries or connected to the grid and utilized for common area power requirement.

**Fire Fighting:**

NA

**Emergency Evacuation Services:**

NA



## 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

Verified RealEstate™

We're honored to be part of your real estate journey

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