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Chennai, India

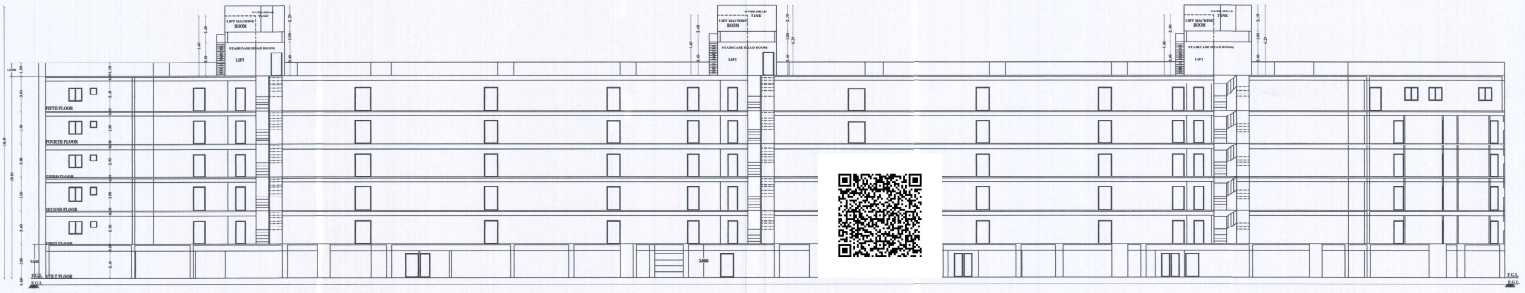
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Official Property Record

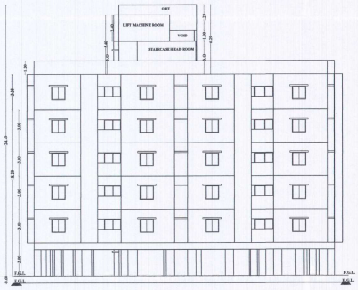
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PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR +5 FLOORS RESIDENTIAL BUILDING (HEIGHT-18.20m) WITH 123 DWELLING UNITS (AFFORDABLE HOUSING) (INDOOR GAMES ROOM AND GYM AT 5th FLOOR) AVAILING PREMIUM FSI AT MODERN LAYOUT 2nd MAIN ROAD, PADUR, CHENGALPATTU, COMPRISED IN S.No.365/5B, 366/1 PATTA No.503, OF PADUR VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISRICT.



SECTION ON A-A



ELEVATION

For NEST ZEN INDIA (P) LTD

APPLICANT'S SIGNATURE

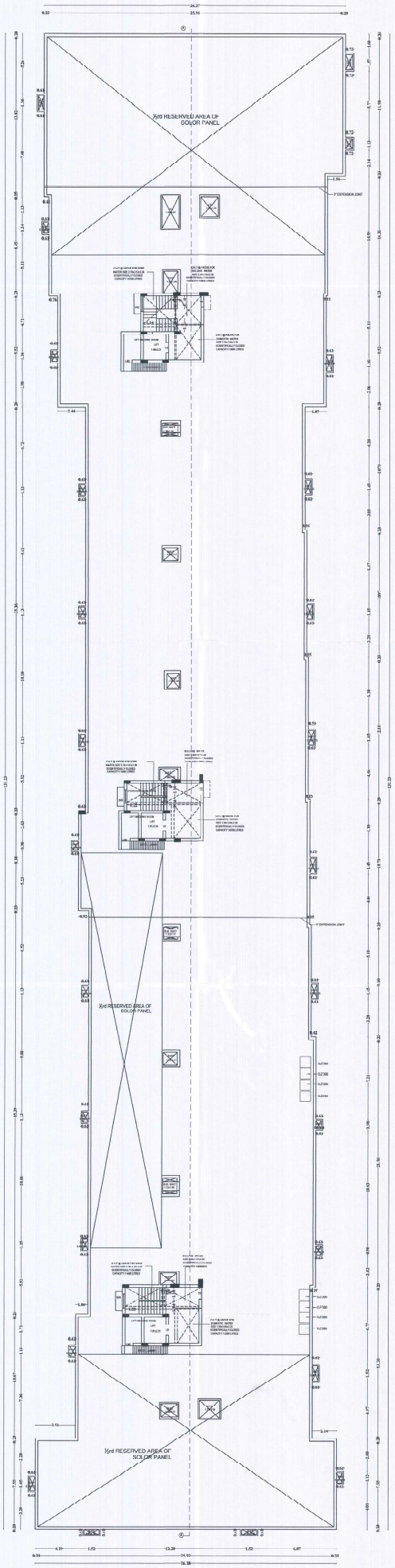
N. KANAGAVELU E, M.D.A., M.I.E., FIV
Registered Structural Engineer Grade-I,
DTCP Reg.No.COLDIST/DEGN-I/2021/01/0126,
OA-12, Tarangini Complex, Ambattur Industrial Estate,
Mogappair West, Chennai - 58.

STRUCTRUAL ENGINEER

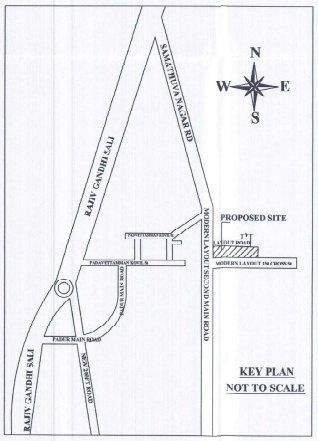
M. ATHI BAHAVATHI B.E.,
Registered Engineer, Grade-I,
DTCP Reg.No.COLDIST/TECH-I/2023/10/011
Plot No. 161-D, Garden Avenue,
Thiruvalluvar Nagar, Mogappair, Chennai-37.
Phone: 98402 29411, 98380 53086.

REGISTERED ENGINEER

PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR +5 FLOORS RESIDENTIAL BUILDING (HEIGHT-18.20m) WITH 123 DWELLING UNITS (AFFORDABLE HOUSING) (INDOOR GAMES ROOM AND GYM AT 5th FLOOR) AVAILING PREMIUM FSI AT MODERN LAYOUT 2nd MAIN ROAD, PADUR, CHENGALPATTU, COMPRISED IN S.No.365/5B, 366/1 PATTA No.503, OF PADUR VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISRICT.



TERRACE FLOOR PLAN



SHEET No.03/04

SCHEDULE OF JOINERIES:

SYMBOL	DESCRIPTION	SIZE IN 'METRES'
TD	TERRACE DOOR	1.00 x 2.10
LMD	LIFT DOOR	0.75 x 2.10
W2	WINDOW	1.37 x 1.80
W4	WINDOW	1.20 x 1.80

For NEST ZEN INDIA (P) LTD.

APPLICANT'S SIGNATURE

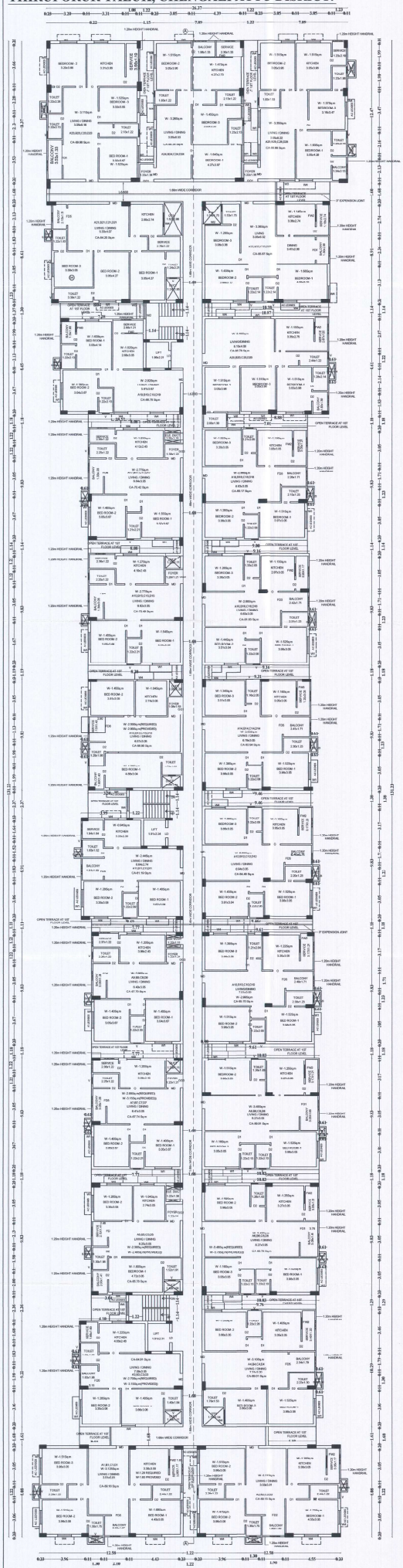
N. KANAGAVELU M.E., M.I.E., FIV
Registered Structural Engineer Grade-I,
DTCP Reg.No.COLO/STR/EG/A-I/2021/10/006
CA 13, Taranigal Complex, Ambattur Industrial Estate,
Mogappair West, Chennai - 5.

STRUCTRUAL ENGINEER

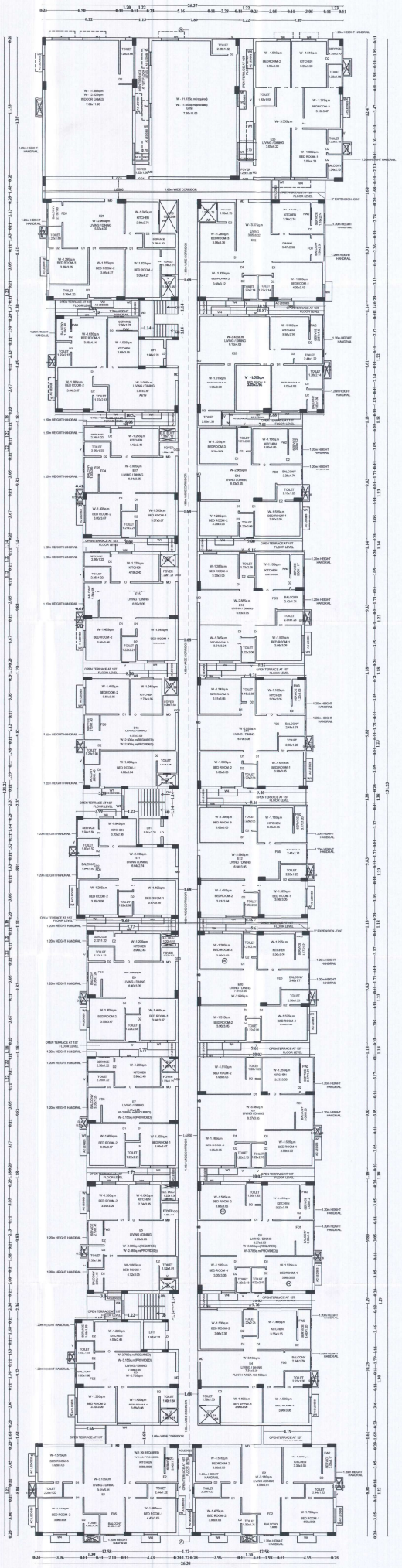
M. ATTI BAI AVATHI B.E.,
Registered Engineer, Grade-I,
DTCP Reg.No.COLO/STR/EG/A-I/2023/10/011
Plot No. 1451-G, Garden Avenue,
Thiruvalluvar Nagar, Mugappair, Chennai-37.
Phone: 89402 29411, 86380 53006

REGISTERED ENGINEER

PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR +5 FLOORS RESIDENTIAL BUILDING (HEIGHT-18.20m) WITH 123 DWELLING UNITS (AFFORDABLE HOUSING) (INDOOR GAMES ROOM AND GYM AT 5th FLOOR) AVAILING PREMIUM FSI AT MODERN LAYOUT 2nd MAIN ROAD, PADUR, CHENGALPATTU, COMPRISED IN S.No.365/5B, 366/1 PATTA No.503, OF PADUR VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISRICT.



TYPICAL 1st TO 4th FLOOR PLAN



FIFTH FLOOR PLAN

SCHEDULE OF JOINERIES:

SYMBOL	DESCRIPTION	SIZE IN 'METRES'
MD	MAIN DOOR	1.07 x 2.10
GG1	GRILL GATE	1.53 x 2.10
GG2	GRILL GATE	1.44 x 2.10
GG3	GRILL GATE	1.22 x 2.10
D1	DOOR	0.90 x 2.10
D2	DOOR	0.75 x 2.10
W1	WINDOW	1.50 x 1.80
W2	WINDOW	1.37 x 1.80
W3	WINDOW	1.35 x 1.80
W4	WINDOW	1.20 x 1.80
W5	WINDOW	1.11 x 1.80
W6	WINDOW	1.07 x 1.80
V	VENTILATOR	0.60 x 0.90
FW1	FRENCH WINDOW	1.38 x 1.80
FW2	FRENCH WINDOW	1.07 x 1.80
FW3	FRENCH WINDOW	0.90 x 1.80
FD1	FRENCH DOOR	1.80 x 2.10
FD2	FRENCH DOOR	1.70 x 2.10
FD3	FRENCH DOOR	1.60 x 2.10
FD4	FRENCH DOOR	1.55 x 2.10
FD5	FRENCH DOOR	1.50 x 2.10
FD6	FRENCH DOOR	1.38 x 2.10
O	OPENING	0.90 x 2.10
EF	EXHAUST FAN	0.60 x 1.20
LD	LIFT DOOR	0.90 x 2.10

NORTH POINT :



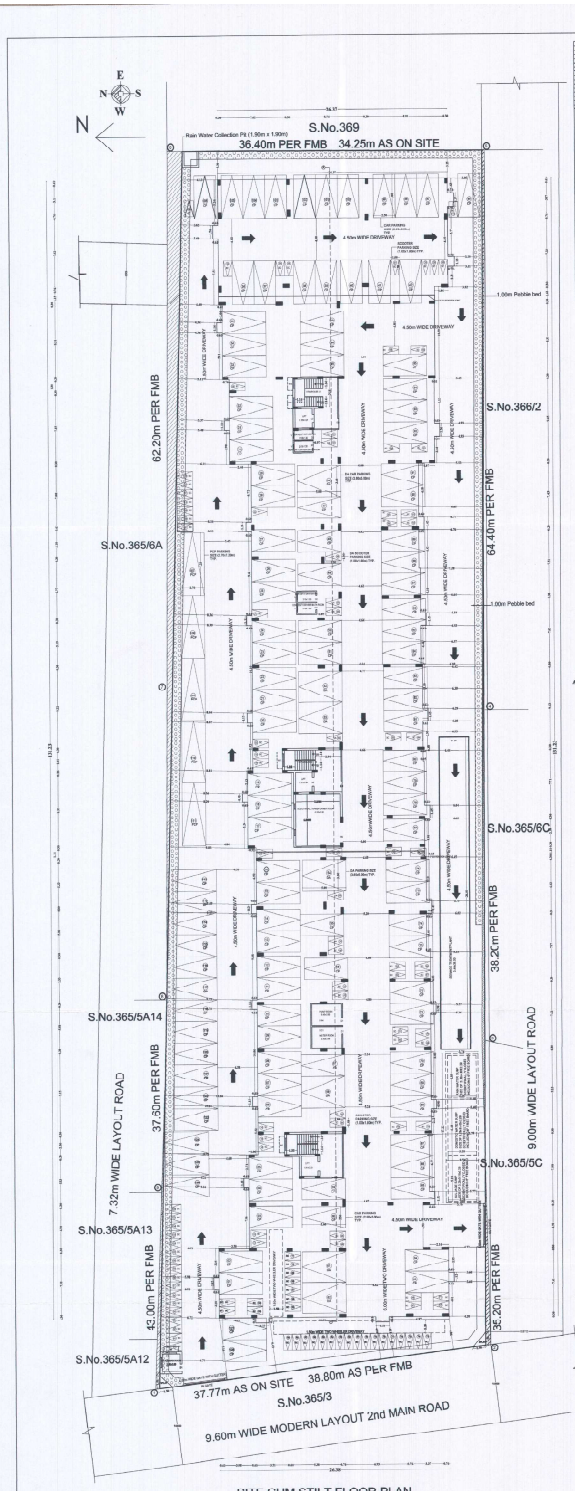
APPLICANT'S SIGNATURE

N. KANAGAVELAME, M.B.A., M.I.E., FIV
Registered Structural Engineer Grade-I,
DTCP Reg.No.COLD/STR/EG-I/2023/10/006
Ch-12, Tavangal Complex, Attisuttur Industrial Estate,
Mogappair West, Chennai - 58.

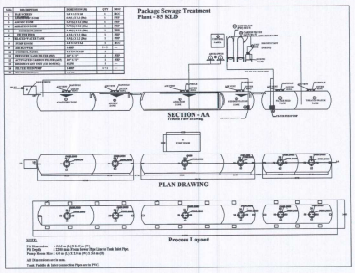
STRUCTRUAL ENGINEER

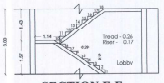
M. ATHI BAHAVATHI B.E.,
Registered Engineer, Grade-I,
DTCP Reg.No.COLD/STR/EG-I/2023/10/01
Plot No. 1451-G, Garden Avenue,
Thiruvalluvar Nagar, Mogappair, Chennai-37.
Phone: 98402 24411, 89380 63090

REGISTERED ENGINEER

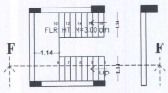


SITE CUM STILT FLOOR PLAN

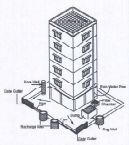




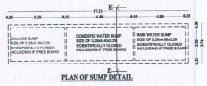
SECTION F-F



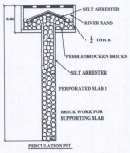
PLAN OF STAIRCASE

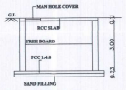


Proposed Rain Water Harvesting System
Provided as per CBR Norms Drawing No: 13

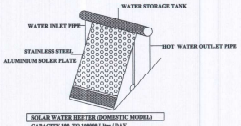


PLAN OF SUMP DETAIL

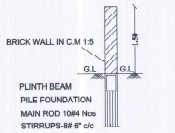




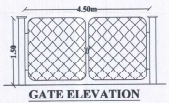
SECTION E-E



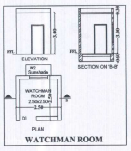
SOLAR WATER HEATER PLAN

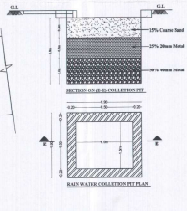


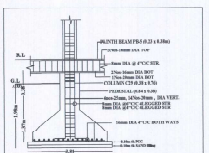
C/S OF COMPOUND WALL



GATE ELEVATION







DWELLING UNIT AREA STATEMENT

TYPICAL FLOOR (1st,2nd,3rd,4th)			SO-FLOOR			TOTAL DWELLING UNIT
BELOW (0'30 SQ.M)	BELOW (30*75 SQ.M)	ABOVE (75 SQ.M)	BELOW (0-30 SQ.M)	BELOW (30-75 SQ.M)	ABOVE (75 SQ.M)	
0	3x4 12	22x5 88	0	3	20	123

PARKING DETAILS / DWELLING UNITS DETAILS

FLOOR		FLOOR AREA UPTO 50SQM	FLOOR AREA UPTO 50-75SQM	FLOOR AREA UPTO 75-100SQM	FLOOR AREA ABOVE 100SQM	TOTAL REQUIRED	TOTAL ACHIEVED	BELOW (50-75 SQ.M)	ABOVE (75 SQ.M)	TOTAL DWELLING UNIT
FIRST FLOOR	TWO WHEELER	NIL	3	16	NIL	19	41	3	22	25
	CAR	NIL	NIL	8	6	14	24			
SECOND FLOOR	TWO WHEELER	NIL	3	16	NIL	19	71	3	23	26
	CAR	NIL	NIL	8	6	14	24			
THIRD FLOOR	TWO WHEELER	NIL	3	16	NIL	19	21	3	22	25
	CAR	NIL	NIL	8	6	14	24			
FOURTH FLOOR	TWO WHEELER	NIL	3	16	NIL	19	21	3	22	25
	CAR	NIL	NIL	8	9	14	23			
FIFTH FLOOR	TWO WHEELER	NIL	3	15	NIL	18	19	3	20	23
	CAR	NIL	NIL	8	5	13	24			
VISITOR PARKING	TWO WHEELER	—	—	—	—	10	12	TOTAL DWELLING UNIT		121
	CAR	—	—	—	—	7	9			
TOTAL TWO WHEELER PARKING						105	115			
TOTAL CAR PARKING						70	120			

DWELLING UNIT CALCULATION (TYPICAL FLOOR 1st ,2ND,3rd & 4th)

UNIT NAME	AREA IN Sq.m
A1	100.85
A2	100.86
A3	73.44
A4	99.26
A5	74.00
A6	100.86
A7	76.88
A8	100.86
A9	76.70
A10	96.73
A11	70.36
A12	95.30
A13	77.32
A14	93.83
A15	79.62
A16	92.30
A17	79.55
A18	90.40
A19	76.35
A20	98.45
A21	84.47
A22	96.61
A23	100.86
A24	98.86
A25	100.05

DWELLING UNIT CALCULATION (5th Floor)

UNIT NAME	AREA IN Sq.m
E1	100.85
E2	100.86
E3	73.44
E4	99.26
E5	74.05
E6	100.86
E7	76.88
E8	100.86
E9	76.70
E10	96.73
E11	70.36
E12	95.30
E13	77.32
E14	93.83
E15	79.62
E16	92.30
E17	79.55
E18	90.49
E19	76.35
E20	98.45
E21	84.47
E22	96.61
INDOOR GAMES	100.86
GYM	98.86
E25	100.05

CARPET AREA CALCULATION (TYPICAL FLOOR 1st, 2nd,3rd & 4th)

UNIT NAME	AREA IN Sq.m
A1	89.16
A2	89.15
A3	64.91
A4	89.01
A5	65.75
A6	89.78
A7	67.74
A8	89.91
A9	67.70
A10	85.70
A11	61.19
A12	84.49
A13	68.90
A14	82.94
A15	70.49
A16	81.53
A17	70.42
A18	80.17
A19	66.78
A20	86.78
A21	84.20
A22	85.87
A23	89.56
A24	88.34
A25	88.99

CARPET AREA CALCULATION (5th Floor)

UNIT NAME	AREA IN Sq.m
E1	89.16
E2	89.15
E3	64.91
E4	89.01
E5	65.70
E6	89.78
E7	67.74
E8	89.91
E9	67.70
E10	85.70
E11	61.19
E12	84.49
E13	68.90
E14	82.94
E15	70.49
E16	81.53
E17	70.42
E18	80.17
E19	66.78
E20	86.78
E21	84.20
E22	85.87
INDOOR GAMES	91.00
GYM	89.00
E25	88.99

SHEET No.01/04

PLAN SHOWING THE PROPOSED CONSTRUCTION OF STILT FLOOR +5 FLOORS RESIDENTIAL BUILDING (HEIGHT-18.20m) WITH 123 DWELLING UNITS (AFFORDABLE HOUSING) (INDOOR GAMES ROOM AND GYM AT 5th FLOOR) AVAILING PREMIUM FSI AT MODERN LAYOUT 2nd MAIN ROAD, PADUR, CHENGALPATTU, COMPRISED IN S.No.365/5B, 366/1 PATTA No.503, OF PADUR VILLAGE, THIRUPORUR TALUK, CHENGALPATTU DISRICT.

SCHEDULE OF JOINERIES:

SYMBOL	DESCRIPTION	SIZE IN 'METRES'
ED	ENTRANCE DOOR	1.20 x 2.10
D1	DOOR	0.90 x 2.10
D2	DOOR	0.75 x 2.10
W1	WINDOW	1.50 x 1.80
W6	WINDOW	1.07 x 1.80
V	VENTILATOR	0.60 x 0.90
RS	ROLLING SHUTTER	3.00 x 2.10
EF	EXHAUST FAN	0.60 x 1.20
LD	LIFT DOOR	0.90 x 2.10

AREA DETAILS IN 'SQ.M'

PLOT EXTENT AS PER DOCUMENT : 4977.60

PLOT EXTENT AS PER PATTA : 4950.00

Floor	Dwelling Unit	FSI AREA	Non FSI AREA	Built up Area
Stilt Floor	—	—	2783.04	2837.91
Electrical Room	—	14.93		
Pump Room	—	9.84		
Meter Room	—	9.51		
Watchman Room	—	—	6.35	6.35
First Floor	25	2560.85	0	2560.85
Second Floor	25	2560.85	0	2560.85
Third Floor	25	2560.85	0	2560.85
FOURTH FLOOR	25	2560.85	0	2560.85
Fifth Floor	23	2369.13	0	2560.85
Residence		100.86		
Indoor Games		99.86		
Gym				
Head Room	—	0	84.12	122.48
Lift Machine Room	—	—	38.33	
TOTAL	123	17859.12	2911.74	15770.86

FSI PROVIDED = 12859.12 / 4960.60 = 2.598

NO. OF CAR PARKING REQUIRED : 77 Nos

NO. OF CAR PARKING PROVIDED : 128 Nos

NO. OF TWO WHEELAR PARKING REQUIRED : 99 Nos

NO. OF TWO WHEELAR PARKING PROVIDED : 115 Nos

NORTH POINT :

For MEST BUILDINDIA (P) LTD.
Managing Director

APPLICANT'S SIGNATURE

N. KANAGAVEL M.E.,M.I.S.T.E., M.I.E., F.IV
Registered Structural Engineer Grade I,
DTCP Reg.No.CCL/DISTTSRE/G-1/2023/10/006
CA-12, Tamizhi Complex, Ambattur Industrial Estate,
Mogappair West, Chennai - 50.

STRUCTRUAL ENGINEER

M. AIHI BAHAVATHI B.E.,
Registered Engineer, Grade-I,
DTCP Reg.No.CCL/DISTTSRE/G-1/2023/10/011
Plot No. 1461-D, Gandhi Avenue,
Thiruvalluvar Nagar, Mogappair, Chennai-37.
Phone: 98402 20411, 95000 03086

RECISTERED ENGINEER

Signature valid
Signature valid



our services doesn't just end there

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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

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

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