Verified RealEstate™

RE REGULATORY RECORD

RERA Document

The document as the regulator published it, reproduced in full behind this page.

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

Verified RealEstate™
3/350/2 Mettukuppam,
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DIGITALLY VERIFIED RECORD

Guideline Search

Search Criteria :

Zone:	CUDDALORE	Sub Registrar Office:	KANDAMANGALAM
Guideline Village:	KANDAMANGALAM	Revenue Village:	KANDAMANGALAM
Revenue District:	VILUPPURAM	Revenue Taluka:	VILLUPURAM
Street/Survey Number:	108		

43 items found, displaying 21 to 30.
[First/Prev] 1, 2, **3**, 4, 5 [Next/Last]

Sr.No.	Survey/Subdivision No.	Guideline Value (₹) (British Value)	Guideline Value (₹) (Metric Value)	Land Classification	Effective Start Date	G.O.Download
21	108/1B1A9A	500/ Square Feet	5385/ Square Metre	Residential Special Type - II	10-Oct-2025	-
22	108/1B1B	-	-	Refer Street Value	01-Jul-2024	-
23	108/1B1C	-	-	Refer Street Value	01-Jul-2024	-
24	108/1B2A	-	-	Refer Street Value	08-Nov-2025	-
25	108/1B2B	-	-	Refer Street Value	08-Nov-2025	-
26	108/21	-	-	Refer Street Value	24-Apr-2025	-
27	108/22	-	-	Refer Street Value	02-Jun-2025	-
28	108/23	-	-	Refer Street Value	02-Jun-2025	-
29	108/24	500/ Square Feet	5385/ Square Metre	Residential Special Type - II	10-Oct-2025	-
30	108/2A1A1A	-	-	Refer Street Value	24-Apr-2025	-

Back

GUIDELINE VALUE & PROPERTY VALUATION

Guideline Value relating to 2.19 lakhs streets and over 4.46 Crores Survey Numbers/Subdivision numbers are available on this site for query

For Property Valuation, Click on the Street Name from the Street List, where the property is located.

From: 1-7-2024 **To:** Current Date

Search Criteria :

Zone:	Cuddalore	**Sub Registrar Office:**	Kandamangalam
Guideline Village:	Kandamangalam	**Revenue Village:**	KANDAMANGALAM
Revenue District:	VILUPPURAM	**Revenue Taluka:**	VILLUPURAM

Below Search results are as on 08-Jan-2026 02:56 PM

A B C D E F G H I J K L M N O P Q R S T U V W X Y Z 1 2 3 4 5 6 7 8 9 0 List all Street

24 items found, displaying 11 to 20.
[First/Prev] 1, **2**, 3 [Next/Last]

Sr.No.	Street Name	Guideline Value (₹) (British Value)	Guideline Value (₹) (Metric Value)	Land Classification	Effective Start Date	G.O.Download
11	SRI BALAJI NAGAR	201/ Square Feet	2165/ Square Metre	Residential Class I Type - II	01-Jul-2024	-
12	SRI LAKSHMI NAGAR	335/ Square Feet	3610/ Square Metre	Residential Class I Type - IV	01-Jul-2024	-
13	SRI MAN PADE SAYABHU NAGAR	301/ Square Feet	3240/ Square Metre	Residential Special Type - IV	01-Jul-2024	-
14	SRI MEENAKSHI NAGAR	400/ Square Feet	4305/ Square Metre	Residential Class I Type - I	01-Jul-2024	-
15	SRI MEENATCHI SUNDARARESHWARAR NAGAR	451/ Square Feet	4855/ Square Metre	Mixed Type - I	01-Jul-2024	-
16	SRI MEENATCHI SUNDARESWARAR NAGAR	451/ Square Feet	4855/ Square Metre	Mixed Type - I	01-Jul-2024	-
17	SRI RAM NAGAR	400/ Square Feet	4305/ Square Metre	Residential Class I Type - I	01-Jul-2024	-
18	SRI RANGANATHA SWAMI NAGAR	400/ Square Feet	4305/ Square Metre	Residential Class I Type - I	01-Jul-2024	-
19	SRI SENDUR MURUGAN NAGAR	400/ Square Feet	4305/ Square Metre	Residential Class I Type - I	08-Aug-2024	-
20	SRI SENNAMMAL NAGAR	335/ Square Feet	3610/ Square Metre	Residential Class I Type - IV	01-Jul-2024	-

LAND & BUILDING VALUATION

Note:
The valuation of the property arrived through this website is only indicative based on the information furnished by you. This value cannot be cited as an authority for final determination of building value. Additional information are required to arrive at the exact value of the property. The rates adapted here are only for normal residential buildings whereas special types of buildings and factories are to be assessed after building inspection by the authorities concerned.

Zone:	Cuddalore
Sub Registrar Office:	Kandamangalam
Revenue Village:	Kandamangalam
Street Name:	SRI MAN PADE SAYABHU NAGAR
Guideline Value:	301/ Square Feet

Click here for PWD rates | Click here to Calculate value

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.