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,
OMR Thoraipakkam,
Chennai 600 097, India

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verified.realestate

M/s SUMERU DEVELOPERS

No.73, MAHATMA GANDHI ROAD , NUNGAMBAKKAM , CHENNAI 600 034.

BALANCE SHEET AS AT 31ST MARCH 2025

Rs. P.	LIABILITIES	Schedule	Rs. P.	Rs. P.	ASSETS	Schedule		Rs. P.
Previous year				**Previous year**				
149,248,501.63	Partners' Capital	A	237,765,368.34		Fixed Assets	F		181,220.00
	Unsecured Loans	B			Current Assets			
54,335,662.00	-Relatives		45,519,648.00	223,286,538.50	Work at site		281,758,035.00	
134,618,671.00	-Others		50,172,600.00	58,498,246.00	Sundy Debtors	F	26,522,958.56	
				12,199,840.00	Bank Balances	G	46,072,685.78	
	Current Liabilities			42,745,291.13	Cash on Hand		524,925.00	
3,960,971.00	Provisions	C	65,646,655.00	298,610.00	Loans and Advances	H	51,253,763.00	
	Sundry Creditors	D	49,256.00	10,520,721.00				406,132,367.34
5,385,441.00	Advance Received	E	7,160,060.00					
347,549,246.63	Total		406,313,587.34	347,549,246.63	Total			406,313,587.34

"As per our report of even date"
For Khemka & Co
Chartered Accountants
FRN 010610S

Amit Khemka
Partner
M No.208289

Place : Chennai
Dated : 22/10/2025

For SUMERU DEVELOPERS

(LAKSHMAN BHANDARI)
Partner

M/s SUMERU DEVELOPERS

No.73, MAHATMA GANDHI ROAD , NUNGAMBAKKAM , CHENNAI 600 034.

CONTRACT , PROFIT AND LOSS ACCOUNT FOR THE YEAR ENDED ON 31st MARCH 2025

Rs. P. Previous Year	EXPENDITURE	Rs. P.	Rs. P. Previous Year	INCOME	Rs. P.
4,212,145.50	To Opening Stock	223,286,538.50	95,552,126.00	By Sale of Land	551,253,839.00
238,178,250.00	To Land Cost Opening		-	By Sales - Trading	53,335,661.72
--	To Purchase - Trading	47,137,250.49	223,286,538.50	By Work at Site	281,758,035.00
--	To Land Cost	231,381,776.00	91,134.00	By Bank Interest Receipts	965,663.00
17,323,064.00	To Land and Land Development Charges	45,440,941.00	-	By Interest Receipts	390,000.00
--	To Advertisement charges	1,226,444.80	-	By Miscellaneous Receipts	575.00
922.37	To Bank Charges	4,327.05			
2,420,459.00	To Commission	4,751,000.00			
1,097,000.00	To Legal Fees	1,001,276.00			
--	To Computer Maintenance Expenses	5,250.00			
--	To Business Promotion Expenses	78,601.00			
--	To Consulting Fees	2,290,607.00			
--	To Deprecation	28,430.00			
--	To Donation	420,000.00			
--	To General Expenses	2,352.37			
--	To Travelling & Conveyances	491,204.00			
129,800.00	To Accounting Charges	375,000.00			
500.00	To GST Late Fees	15,564.00			
--	To GST RCM Paid	194,090.00			
--	To Rent	342,500.00			
--	To Interest and Late Fees on TDS Paid	249,992.00			
--	To Interest on Partners Capital	14,508,894.79			
38,140,000.00	To Interest	61,337,784.00			
1,800,000.00	To Partners Remuneration	16,800,000.00			
289,600.00	To Salary	--			
--	To Income Tax Provision	88,412,158.00			
15,338,057.63	To Net Profit	147,921,792.72			
318,929,798.50		887,703,773.72	318,929,798.50		887,703,773.72

For SUMERU DEVELOPERS

Place : Chennai

(LAKSHMAN BHANDARI)

Dated : 22/10/2025 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.