File No: TNRERA/PBF/0339/2026

TAMIL NADU REAL ESTATE REGULATORY AUTHORITY
REGISTRATION CERTIFICATE OF PROJECT
FORM 'C'
[See rule 6(1)]

This registration is granted under section 5 of The Real Estate (Regulation and Development) Act, 2016 to the following project under project registration number

TNRERA/2/BLG/0212/2026 dated 19.06.2026

Project Name: ASHVAR GALAXY

Project Details & Address:

Registration for Stilt floor (Parking) + 4 Floors (Height -15.25m) Residential Building with 32 Dwelling units at Plot No: 48, Old Door No: 79, New Door No: 30 , Oragadam Road, Ambattur, Chennai, Comprised in Old S.No.608 part (Document), Old S. No: 610/1A (Part) and T.S.No.35, Block No.18, Ward B (Patta) of Ambattur Village, Chennai District. CMDA issued Planning Permission No. OL-PP/NHRB/0071/2026 in Lr No. CMDA/PP/NHRB/N/0902/2025 dated 17/02/2026. Greater Chennai Corporation issued building permission No. CEBA/WDCN07/00089/2026 dated 05/03/2026.

Applicant Details:

1. M/s.ASHVAR BUILDERS AND PROMOTERS (Developer)
Door No. 5/2, FIRST FLOOR,6TH STREET,JAI NAGAR,
ARUMBAKKAM Village,
CHENNAI,
AMINJIKARAI Taluk,
Chennai District - 600106

2. K INBARAJ
Flat No. A1F1, VGN FERNDALE PADMA STREET,VGN AVENUE,MOGAPPAIR,CHENNAI,
CHENNAI,
Chennai District - 600037

3. SHIRISH ANAND RAO
Door No. NO:5/2, Flat No. G1,GOKULAM FLATS, Indira Gandhi Street,Vijayalakshmipuram,Ambattur,Chennai-600 053,
CHENNAI,
Chennai District - 600053

4. SHRIRAM ANAND RAO
Door No. NO:5/2, Indira Gandhi Street,Vijayalakshmipuram,Ambattur,Chennai-600 053,
CHENNAI,
Chennai District - 600053

5. A. HEMAMBUJAM
Flat No. NO. 12/365A, TREATA BRINDAVAN APARTMENT, Fourth Cross Street, Baba Nagar, Villivakkam, Chennai,
CHENNAI,
Chennai District - 600049

6. FATIMA JULIAN
Door No. NO.33/80, Flat No. FLAT NO .T4,ARCH-TECH ROYAL, ORAGADAM ROAD,VENKATAPURAM,AMBATTUR,CHENNAI,
CHENNAI,
Chennai District - 600053

7. N.J. MONICA,
Door No. NO:14, Thaiyappa Mudali Street,Chennai,
CHENNAI,
Chennai District - 600001

8. P. GANAPATHY SUBRAMANIAN
Door No. 34/16B, North Tank Square Street, Triplicane,Chennai,
CHENNAI,
Chennai District - 600065

9. S. VIMALA
Door No. DOOR NO:SF.A, REHOBOTH ILLAM, Flat No. PLOT NO:36,SRUTHI SREE NIVAS, 4thmain Road, Indian Bank Colony, Ragavendra Street,Ambattur,Chennai-,
Chennai,
Chennai District - 600053

10. SENTHIL KUMAR MADHIVANAN
Door No. NO: C 53, 17th Cross Street, Lenin nagar,Nagar,Ambattur,Chennai,
CHENNAI,
Chennai District - 600053

11. R. SRINIVASAN
Door No. C-97, Flat No. AF1,EASHWAR FLATS, ,CRESENT ROAD,THIRUVENKADA NAGAR,AMBATTUR,CHENNAI,
CHENNAI,
Chennai District - 600053

12. P.V BALAN
Door No. T3,, Devi Meenakshi Homes,23,Oragadam Road,Ambattur,Chennai,
CHENNAI,
Chennai District - 600053

13. SANTHA BALAN
Door No. T3,, Devi Meenakshi Homes,23,Oragadam Road,Ambattur,Chennai,
CHENNAI,
Chennai District - 600053

14. R.TAMILSELVI RAJA
Door No. NO:27, Brindhavan Avenue, Sri Nagar colony,Thirumullaivoyal,Chenna,
CHENNAI,
Chennai District - 600062

15. N.K. SRINIVASAN
Door No. NO. 72/98, SAI RAJAKAMALAM FLATS, Flat No. FLAT NO. G-3, GROUND FLOOR, Mounaswamymadam Street, Ambattur,
CHENNAI,
Chennai District - 600053

16. T. ANUSHA MERLIN
Door No. NO.17, Flat No. S1,SAI SATHYA FLATS, First Street,East Banunagar,Ambattur,Chennai,
CHENNAI,
Chennai District - 600053

17. P. JARVIS STEPHARD JOEL
Door No. 4, Flat No. B-47,ANKUR PALM SPRINGS, C.T.H.Road,Opposite TVS Lucas, Padi,,
CHENNAI,
Chennai District - 600050

18. RENUKA JOEL
Door No. 4, Flat No. B-47,ANKUR PALM SPRINGS, C.T.H.Road,Opposite TVS Lucas, Padi,,
chennai,
Chennai District - 600050

19. P. MUTHUKUMARAN .
Door No. NO:18, Flat No. FLAT NO:B3,JANAGA LAKSHMI APARTMENTS, Vadivelu Street,Venkatapuram,Ambattur,Chennai,
CHENNAI,
Chennai District - 600053

20. P. CHANDRA BAI
Door No. NO:6/29, Vadivel Street,Venkatapuram,Ambattur,Chennai-,
CHENNAI,
Chennai District - 600053

21. MALLIKA RAJAN
Door No. 13/7, Venkatesa Puram Colony North Street, Ayanavaram, Chennai,
Chennai,
Chennai District - 600023

22. K.T. RAJAN
Door No. 13/7, Venkatesa Puram Colony North Street, Ayanavaram,
CHENNAI,
Chennai District - 600023

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23. N. BABU
Door No. NO:35,, Kamarajar Street,Fifth Block,Mugappair West,Chennai,
CHENNAI,
Chennai District - 600037

24. V.S. NARMATHA
Door No. NO:35,, Kamarajar Street,Fifth Block,Mugappair West,Chennai,
chennai,
Chennai District - 600037

25. M.SHANMUGHAM
Door No. NO:27, Brindhavan Avenue, Sri Nagar colony,Thirumullaivoyal,Chennai,
CHENNAI,
Chennai District - 600062

26. G.PANCHAPAKESAN
Door No. 87, Flat No. NO:67,VASANTH APARTMENT, Mundaga Kanniyamman Koil Street,Mylapore,Chennai,
CHENNAI,
Chennai District - 600004

27. S. SURESH
Door No. NO:G5,5/3, Flat No. ARCH TECH MANGALAM APARTMENTS,, Nedunchezhian Street,Vijayalakshmipuram,Ambattur,Chennai,
CHENNAI,
Chennai District - 600053

28. N. GANESAN
Flat No. NO:15,SECOND FLOOR,NITHYA VILLA, Second Street Extension, Sarathy Nagar,Velacherry,Chennai,
CHENNAI,
Chennai District - 600042

29. N. DHANDAPANI
Flat No. NO:2, SORNA ILLAM, Indira Gandhi Street, Cholan Nagar, Pattabiram,,
CHENNAI,
Chennai District - 600072

30. D. GUNASEKAR
Door No. NO:40, 2nd Cross Street,Thirumalaipriya Nagar,Pudur,Ambattur,Chennai,
CHENNAI,
Chennai District - 600053

31. Y.D. SRIDHAR
Flat No. FLAT NO. T-6, THIRD FLOOR, DEVI MEENAKSHI HOME, No. 23, Oragadam Road, Venkatapuram, Ambattur Chennai,
CHENNAI,
Chennai District - 600053

32. S.VIJAYALAKSHMI
Flat No. FLAT NO. T-6, THIRD FLOOR, DEVI MEENAKSHI HOME, No. 23, Oragadam Road, Venkatapuram, Ambattur Chennai,
CHENNAI,
Chennai District - 600053

33. M. SIVAKUMAR
Masilamaneeswarar Street,Venkateshwara Nagar,Ambattur,Chennai,
CHENNAI,
Chennai District - 600053

34. S. VENKATESAN
Door No. NO.3/8, Panner Selvam Street, Vijayalakshmi Puram, Ambattur,Chennai,
CHENNAI,
Chennai District - 600053

35. S. ALAGIA NAMBI
Door No. A-314, Adroit Prosper,Thalambur Road,Thalambur,Navalur-Old Mahabalipuram Road,Chennai,
CHENNAI,
Chennai District - 600130

36. K.A.PARVATHY
Jaya Nagar,Puzhuthivakkam,Madipakkam,Chennai,
CHENNAI,
Chennai District - 600091

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37. P.R.LAKSHMI
Jaya Nagar,Puzhuthivakkam,Madipakkam,Chennai,
CHENNAI,
Chennai District - 600091

38. M. RAVIKUMAR
Flat No. NO:68,K.C.RYTHAM APARTMENTS, , Golden George Nagar,Mogappair East, Chennai,
CHENNAI,
Chennai District - 600017

39. R.RENUGA DEVI
Golden George Nagar,Mogappair East, Chennai,
CHENNAI,
Chennai District - 600017

40. S.DIVYA
Door No. NO:3,, Balaji Street, Ram Nagar,Ambattur,Chennai,
CHENNAI,
Virudhunagar District - 600053

2. This registration is granted subject to the following conditions, namely:-

I. The promoter shall enter into an agreement for sale with the allottees as provided in 'Annexure A' of Rule 9;

II. The promoter shall execute and register a conveyance deed and construction agreement in favour of the allottee or the association of the allottees, as the case may be,of the apartment or the common areas as per section 17 of the Act;

III. The promoter shall deposit seventy percent of the amounts realized by the promoter in a separate account to be maintained in a schedule bank as per sub-clause (D) of clause (I) of sub-section (2) of section 4 of the Act;

IV. The registration shall be valid till 29-02-2028 unless renewed by the Real Estate Regulatory Authority in accordance with section 6 read with rule 7 of the Act.

V. The promoter shall comply with the provisions of the Act and the rules and regulations made thereunder

VI. The promoter shall not contravene the provisions of any other law for the time being in force in the area where the project is being developed.

VII. This Registration is given based on the declaration given by you. The Registration of the Project does not amount to regularization of any violation of rules. If there is any violaton/deviation to the approved plan, it is the responsibility of the Promoter to get it regularized from the competent Authority and inform this Authority.

VIII. All the common amenities and facilities shall be conveyed and allotted to the allotees/association of allottees.

IX. Display Board in the project site abutting the public road with a size of atleast 2 feet x 4 feet to be installed as per the format and the conditions hosted in the website.

3. If the above mentioned conditions are not fulfilled by the promoter, the regulatory authority may take necessary action against the promoter including revoking the registration granted herein, as per the Act and the rules and regulations made there under.

Project Bank Details:

1. Bank Name & Branch: **Bank of Baroda, PBB ANNA NAGAR BRANCH, Chennai, Tamil Nadu.**
   (i) RERA Designated Collection Account (100%) – Account No : **26440200000934**
   (ii) RERA Designated Separate Account (70%) – Account No : **26440200000935**
   (iii) RERA Designated Transaction Account (30%) – Account No : **26440200000936**

Digitally Signed by
Additional Director (S), TNRERA

Dated: 19.06.2026
Place: Chennai

Signature and seal of the Authorized Officer
Tamil Nadu Real Estate Regulatory Authority

Note: Advertisement in any form should contain TNRERA Registration Number and Website address of this Authority (https://rera.tn.gov.in)