File No: TNRERA/PBF/0792/2024

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

TN/29/Building/0020/2025 dated 10.01.2025

Project Name: BRIGADE ALTIUS

Project Details & Address:

Registration for construction of High Rise Group Development with 3 Towers consisting of Extended Combined Double Basement Floor (for Parking) + Combined Stilt Floor (for Parking) + Combined 1st floor to 3rd floor (for Parking) + Combined4th floor at Tower 1: Residential (2 dwelling units), Gym, Spa, Association Room, Tower 2 : Incidental activities(Business center, Change Rooms) & Tower 3: Residential (2 dwelling units), TT Room, Shop, Billiards, Indoor games with A.V.Room, Banquet hall, Badminton court, squash court, Open swimming pool at open terrace +Combined 5th floor at Tower 1: Residential (2 dwelling units), Tower 2: Double floor height incidental activities &Tower 3: Residential (2 dwelling units) + Combined 6th floor with open Podium and in Tower 1: Residential (6dwelling units), Tower 2: Residential (3 dwelling units) & Tower 3: Residential (6 dwelling units), Over & above inTower 1: 7th floor to 43rd floor with 216 dwelling units, Tower 2: 7th floor to 43rd floor with 216 dwelling units,Tower 3: 7th floor to 43rd floor with 207 dwelling units, 5.05 m wide connecting bridge with steel ladder to Tower 1to Tower 2 to Tower 3 at 143.35m height (at Terrace floor level), Totally 662 dwelling units and Tower 4: 30mheight clock tower availing with Premium FSI with TOD Benefit at Door No.295, Rajiv Gandhi Salai (OMR),Sholinganallur, Chennai comprised in S.Nos. 476/14, 476/15, 476/16A1, 476/17B1A1A, 476/17B1B,476/24A1, 476/25A1 &476/32 of Sholinganallur Village, Sholinganallur Taluk, Chennai District. CMDA , Chennai issued planning permission vide letter No. CMDA/PP/HRB/S/0367/2024 dated 16.12.2024. Greater Chennai Corporation has issued building permission vide letter No. CEBA /WDCN15/00616/2024 dated 24.12.2024.

Applicant:
1 M/s.Brigade Enterprises Ltd
Rajiv Gandhi Salai (OMR),
Perungudi Village,
Chennai District - 600 096

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 31-12-2031 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.

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: **ICICI Bank, Commissariat Road, Bangalore Urban, Karnataka.**
Account Number : **777705912131**

Dated:10.01.2025
Place: Chennai

Digitally Signed by
S Selvakumar
(Additional Director, TNRERA)

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)