

PROJECT NAME : OPERA AANANDAM														
ADDRESS : DOOR NO: 54/ 224, CHOOLAIMEDU HIGH ROAD, CHOOLAIMEDU, CHENNAI- 600094, COMPRISED IN T.S.NO:138, BLOCK NO:20 OF PULIYUR VILLAGE, WITH IN THE LIMIT OF GREATER CHENNAI CORPORATION														
RERA Carpet Area Statement											Date 08.06.2026			
					A	B	C	D	E =A+B+C+D	(INDIVIDUAL ARAE/ TOTAL FLOOR AREA) X TOTAL COMMON AREA (F)	G = { E+F }	(TOTAL UDS/TOTAL GROSS AREA) X INDIVIDUAL GROSS AREA (H)		
S.NO.	BLOCK	FLOOR	FLAT NO	TYPE	REAR Carpet Area (Sec.2(K)) (SQ.M)	Exclusive Balcony (SQ.M)	Exclusive Verandah / Uility	AREA OF EXTERNAL WALLS (SQ.M)	FLOOR AREA OF THE APARTMENT	Proportionate Common Area (SQ.M)	Total Area (SQ.M)	UDS Land Area (SQ.M)	Car Parking Nos	
													Covered	Open
01	S I N G L E B L O C K	First Floor	1A	2 BHK	72.43	5.05		7.71	85.19	23.89	109.07	37.90		1
02			1B	2 BHK	71.40	3.47		6.14	81.01	22.72	103.73	36.04		1
03			1C	2 BHK	71.40	3.47		6.14	81.01	22.72	103.73	36.04		1
04		Second Floor	2A	2 BHK	72.43	5.05		7.71	85.19	23.89	109.07	37.90		1
05			2B	2 BHK	71.40	3.47		6.14	81.01	22.72	103.73	36.04		1
06			2C	2 BHK	71.40	3.47		6.14	81.01	22.72	103.73	36.04		1
07		Third Floor	3A	2 BHK	72.43	5.05		7.71	85.19	23.89	109.07	37.90		1
08			3B	2 BHK	71.40	3.47		6.14	81.01	22.72	103.73	36.04		1
09			3C	2 BHK	71.40	3.47		6.14	81.01	22.72	103.73	36.04		1
10		Fourth Floor	4A	2 BHK	72.43	5.05		7.71	85.19	23.89	109.07	37.90		1
11			4B	2 BHK	71.40	3.47		6.14	81.01	22.72	103.73	36.04		1
12			4C	2 BHK	71.40	3.47		6.14	81.01	22.72	103.73	36.04		1
13		Fifth Floor	5A	2 BHK	72.43	5.05		7.71	85.19	23.89	109.07	37.90		1
14			5B	2 BHK	68.89		5.55	6.38	80.82	22.67	103.49	35.96	1	
15			5C	2 BHK	68.89		5.55	6.38	80.82	22.67	103.49	35.96	1	
TOTAL					1,071.14	52.98	11.10	100.43	1,235.65	346.53	1,582.18	549.80	2.0	13

Notes :

Carpet Area statement with total UDS for the least extent.

- If any land reserved for future development, an abstract to be shown in the carpet area statement mentioning the UDS for the approved blocks and UDS for the future development.
- Car parking to be allotted/provided as per the Tamil Nadu Combined Development and Building Rules (TNCDBR), 2019.
- If one car parking is required for two apartments, promoter to clearly mention in the carpet area statement as to how car parking will be allotted.
- Promoter to clearly mention cover, open and visitor carparking.
- Car parking allotted to individual apartment to be shown in the carpet area statement.


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For Opera Housing Pvt Ltd


 Director

DIN: 05262533