

Project Cost Details – “Express Avenue”

Project of the Layout Called as “Express Avenue”, Comprised in Survey No. 253B/1B an Extent of 12250 Sq.m., DTCP Approval No. SWP/DTCP/Chengalpattu District – LAYOUT No. 04/2026, Dated : 06.01.2026, Situated at MELAMAIYUR Village, CHENGALPATTU Taluk, MELAMAIYUR Panchayat, KATTANKULATHUR Panchayat Union, CHENGALPATTU District.

Particulars	Amount
Cost of the Land	8,65,83,950.00
Fees Paid to DTCP & Local Body	12,41,501.00
Development Charges	75,00,000.00
Other Expenses	7,50,000.00
Total Cost of the Project	9,60,75,451.00

1. Chambers
 2. Scribble
 3. S. Chambers
 4. SA-

Sr. பொருள்குறி

Chengalpattu District, Chengalpattu Taluk, Melamaiyur Village -
 1. Mr.Sathishkumar, 2. Mr.Dineshkumar,
 3. Mr.Pradeeshkumar, 4. Mr.Ganeshkumar,
 5. Mr.Rajeshkumar and 6. Mrs.Manogari (1. To 5. Sons of and 6.
 Wife of Srinivasan).

S No	Particulars	Extent in Sq.Mt	Rate	Amount
1	Scrutiny Fees	12250.00		18375.00
2	Disply Board Charges	12250.00		10000.00
3	Centage Charges	12250.00		19500.00
4	Subdivision Charges	12250.00		26000.00
5	Development Charges	12250.00		49000.00
DTCP - Fees Amount				122875.00
S No	Particulars	Extent in Sq.Mt	Rate	Amount
2	Land Use Conversion Charges	12250.00		898370.00
3	Localbody Demand Charges	12250.00		220256.00
Panchayat - Fees Amount				1118626.00
Total Fees Amount				1241501.00

S. Sathishkumar
S. Dineshkumar
S. Pradeeshkumar
S. Ganeshkumar
S. Rajeshkumar

S. Manogari
S. Leela Bai

Extent of Land Details – “Express Avenue”

The Layout “Express Avenue” Comprised in Survey No. 253B/1B an Extent of 12250 Sq.m., DTCP Approval No. SWP/DTCP/Chengalpattu District – LAYOUT No. 04/2026, Dated : 06.01.2026, Situated at MELAMAIYUR Village, CHENGALPATTU Taluk, MELAMAIYUR Panchayat, KATTANKULATHUR Panchayat Union, CHENGALPATTU District.

Particulars	Acre	Square Meter	Square Feet
Total Land Extent [as per DTCP Sketch (or) Document]	3.02	12250.00	131859.00
Road Gifted Area [as per DTCP Sketch (or) Gift Deed]		2702.30	29088.00
Public Purpose Gifted Area [(as per DTCP Sketch (or) Gift Deed)]		55.49	597.00
TNEB Gifted Area [as per DTCP Sketch (or) Gift Deed]		54.72	589.00
PARK Gifted Area [as per DTCP Sketch (or) Gift Deed]		970.30	10444.00
EWS Area [as per DTCP Sketch]		993.16	10691.00
Balance Regular Plot Area		7474.03	80450.00

[Handwritten signatures and notes]
S. Kumar
S. L. Gombur