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OMR Thoraipakkam,  
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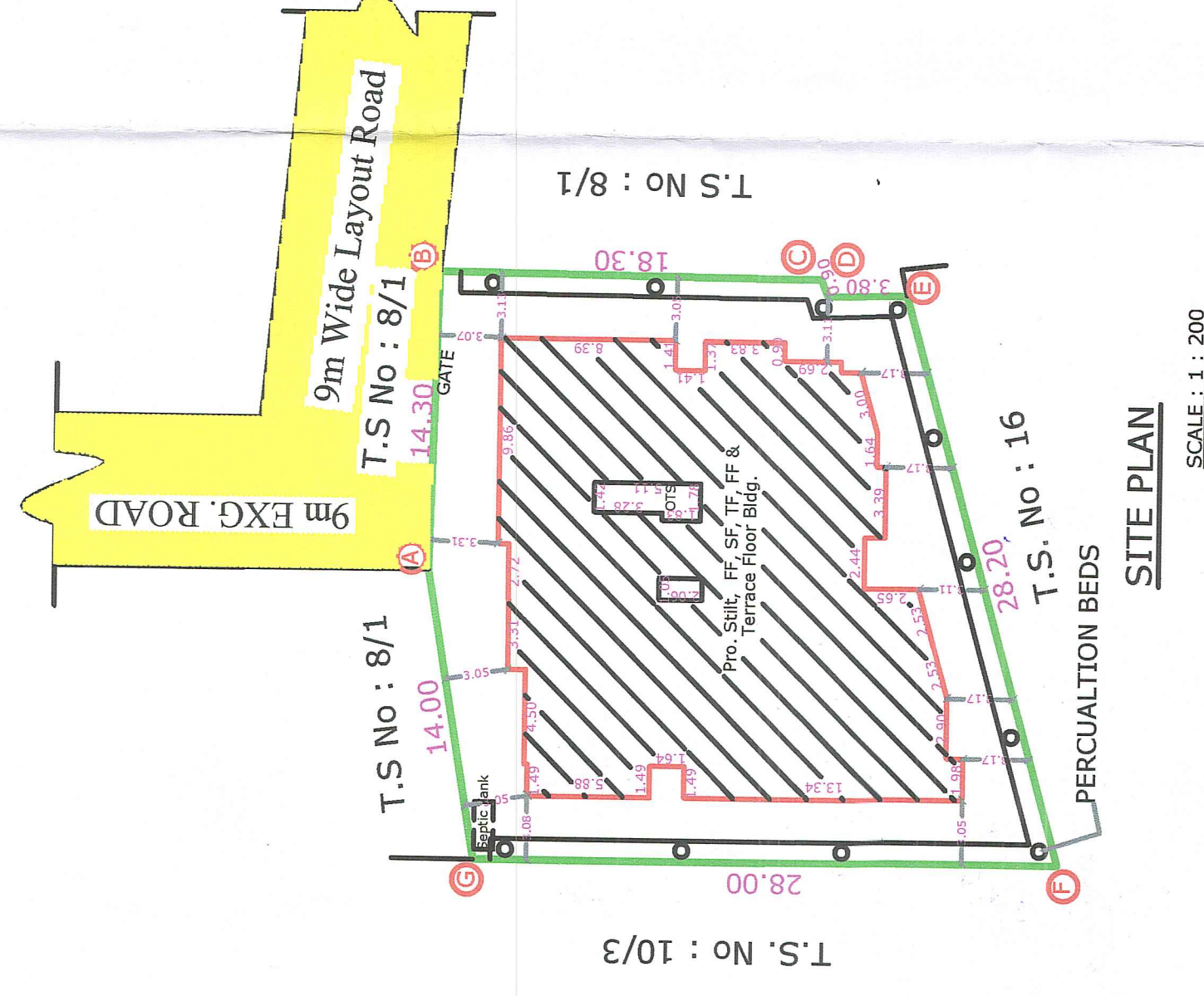
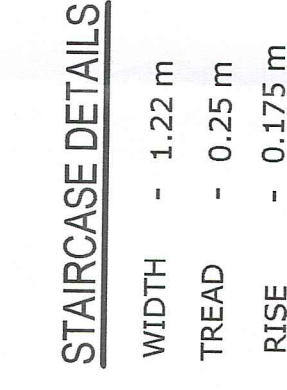
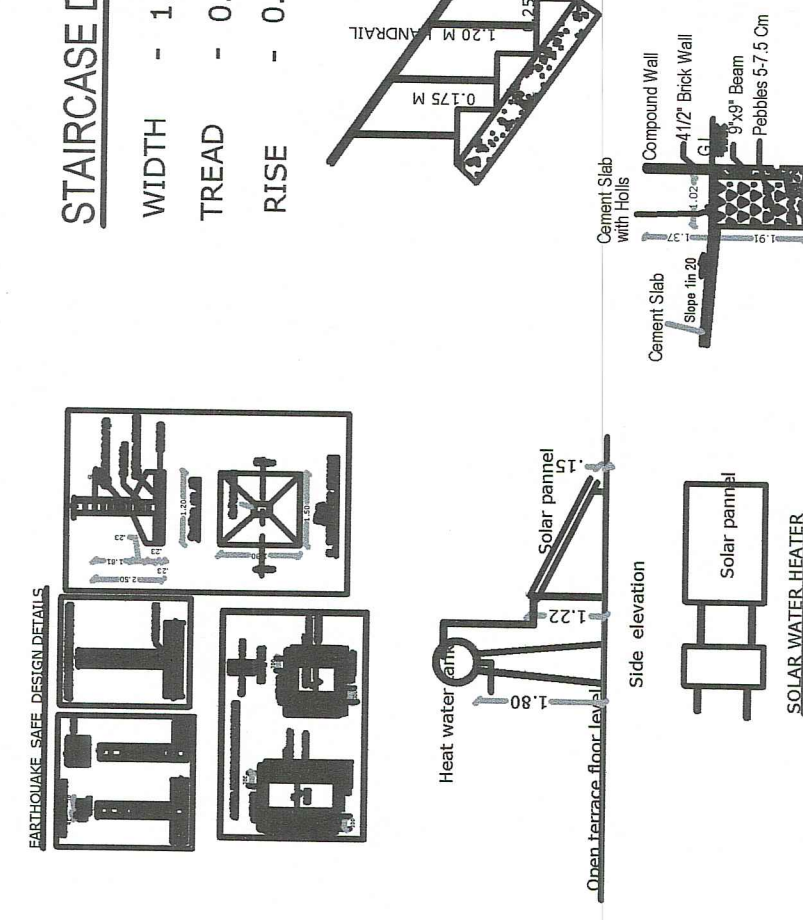
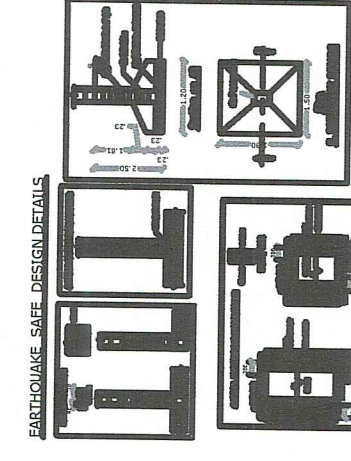
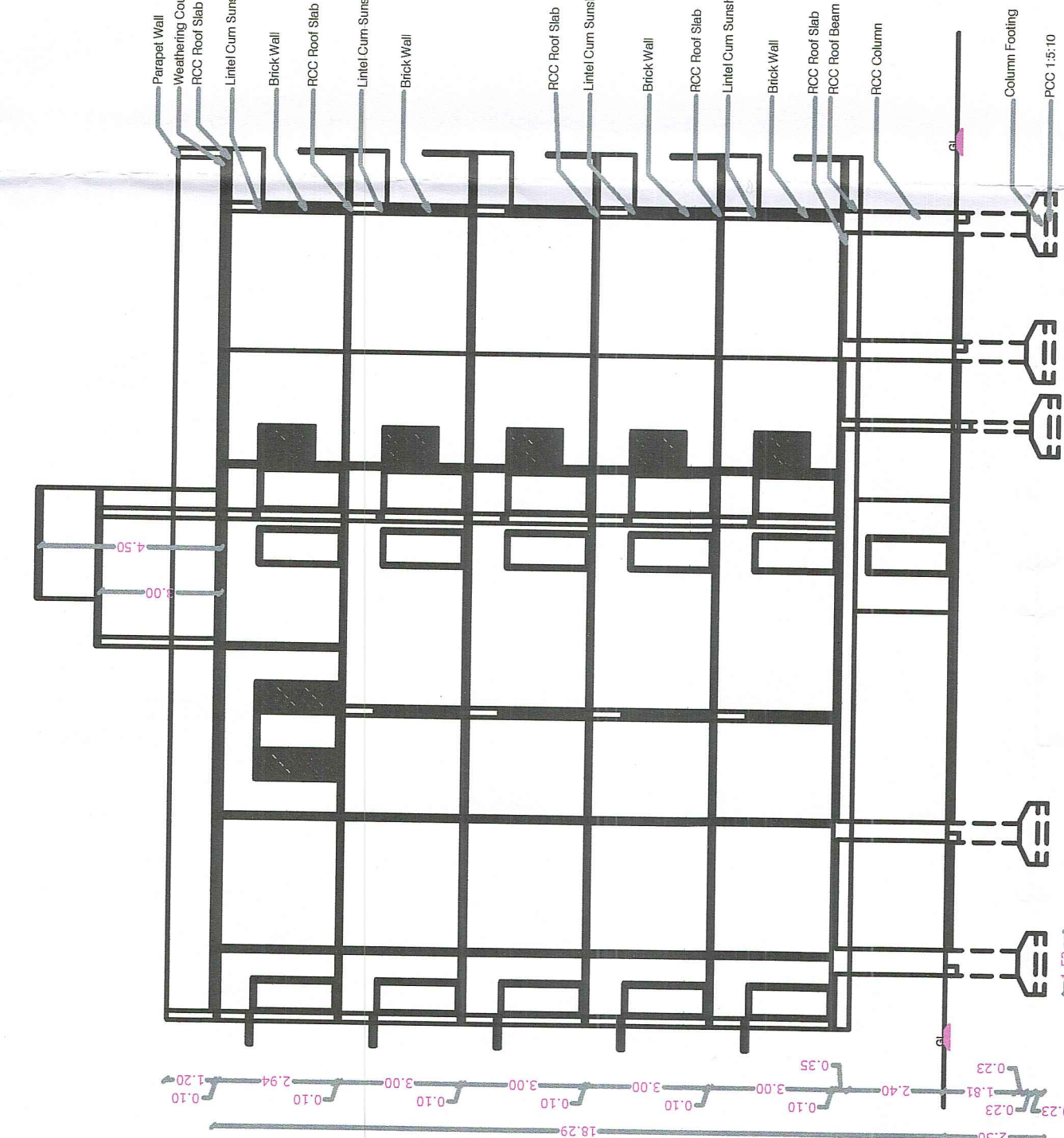
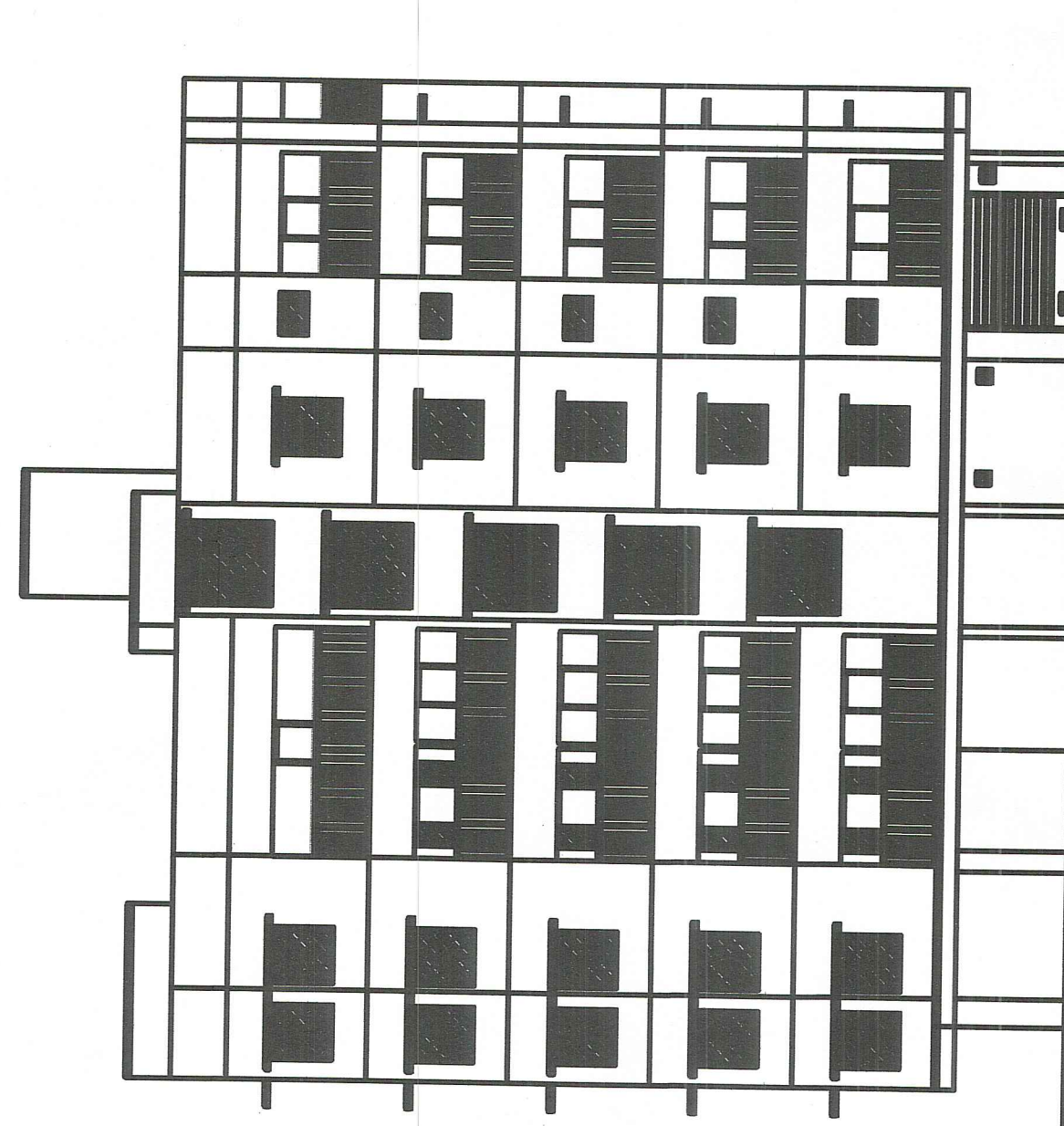
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Official Property Record

Digitally Verified Record - Powered by Verified  RealEstate™



PLAN SHOWING THE PROPOSED RESIDENTIAL BUILDING IN T.S. No : 8/2, [SITE No: 53PT & OLD S.F. No : 152/1 & 153/2B APPROVED LAYOUT] & 129/4B], WARD No : 35, BLOCK No : 49, AT RANI GARDENS, SINGANAILLUR VILLAGE, COIMBATORE CORPORATION. SCALE : 1 : 100



| <b>REFERENCE</b>                 |                         |                        |                |                 |                    |
|----------------------------------|-------------------------|------------------------|----------------|-----------------|--------------------|
| <b>DESCRIPTION</b>               | <b>FLOOR AREA RATIO</b> | <b>CALCULATION</b>     | <b>ALLOWED</b> | <b>PROVIDED</b> |                    |
| <b>PARKING AREA</b>              |                         | 1818.30 / 790.00       | 2.00 + 0.60    | 2.56            |                    |
|                                  |                         |                        | 16 Cars        | 16 Cars         |                    |
|                                  |                         |                        | 2 Two Wheelers | 2 Two Wheelers  |                    |
| <b>AREA OF SITE</b>              | <b>STANDARD</b>         |                        |                |                 | <b>SQ.M</b>        |
| <b>AREA OF THE SITE</b>          | (As per Document)       |                        |                |                 |                    |
| <b>AREA OF THE SITE</b>          | (As per Plan)           | <b>[A x B]</b>         |                |                 | <b>790.00</b>      |
| <b>SUPER IMPROVED FLOOR AREA</b> |                         |                        |                |                 | <b>798.84</b>      |
| <b>FLOORED NAME</b>              | <b>S.F.</b>             | <b>Total Area</b>      |                |                 |                    |
| <b>FIRST FLOOR</b>               | <b>5.81</b>             | <b>New F.S.I. Area</b> |                |                 |                    |
| <b>STILL FLOOR</b>               | <b>398.60</b>           | <b>406.68</b>          |                |                 |                    |
| <b>MEDIA FLOOR</b>               | <b>398.60</b>           | <b>398.60</b>          |                |                 |                    |
| <b>SECOND FLOOR</b>              | <b>---</b>              | <b>---</b>             |                |                 |                    |
| <b>THIRD FLOOR</b>               | <b>398.60</b>           | <b>398.60</b>          |                |                 |                    |
| <b>FOURTH FLOOR</b>              | <b>---</b>              | <b>---</b>             |                |                 |                    |
| <b>FIFTH FLOOR</b>               | <b>398.60</b>           | <b>398.60</b>          |                |                 |                    |
| <b>SIXTH FLOOR</b>               | <b>230.74</b>           | <b>---</b>             |                |                 |                    |
| <b>TERRACE FLOOR</b>             | <b>---</b>              | <b>398.74</b>          |                |                 |                    |
| <b>TOTAL A/F Floor</b>           | <b>1818.30</b>          | <b>459.60</b>          |                |                 |                    |
| <b>TOTAL F.S.I. AREA</b>         |                         |                        |                |                 | <b>1818.30 Sqm</b> |

|                        |         |
|------------------------|---------|
| HEIGHT OF THE BUILDING | 18.29 m |
| NO. OF DWELLINGS       | 14 Nos  |

| * All Dimensions are in metric.                            |                 |                     |                   |  |
|------------------------------------------------------------|-----------------|---------------------|-------------------|--|
| Typical Floor (First, Second, Third & Fourth) Area Details |                 |                     |                   |  |
| PLAT                                                       | FSI Area<br>Sum | Non FSI Area<br>Sum | Total Area<br>Sum |  |
| 1A                                                         | 110.81          | ----                | 102.46            |  |
| 2A                                                         | 126.39          | ----                | 126.39            |  |
| 3A                                                         | 127.09          | ----                | 127.09            |  |
| Common Area                                                | 31.70           | ----                | 31.70             |  |
| Total                                                      | 396.89          | ----                | 396.89            |  |

| Fifth Floor Area Details |                 |                     |                   |
|--------------------------|-----------------|---------------------|-------------------|
| FLAT                     | FSI Area<br>Sum | Non FSI Area<br>Sum | Total Area<br>Sum |
| 2B                       | 128.50          | ----                | 128.50            |
| 3B                       | 71.19           | ----                | 71.19             |
| Common Area              | 31.05           | ----                | 31.05             |
| Total                    | 230.74          | ----                | 230.74            |

## SCHEDULE OF JOINERY

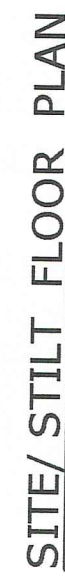
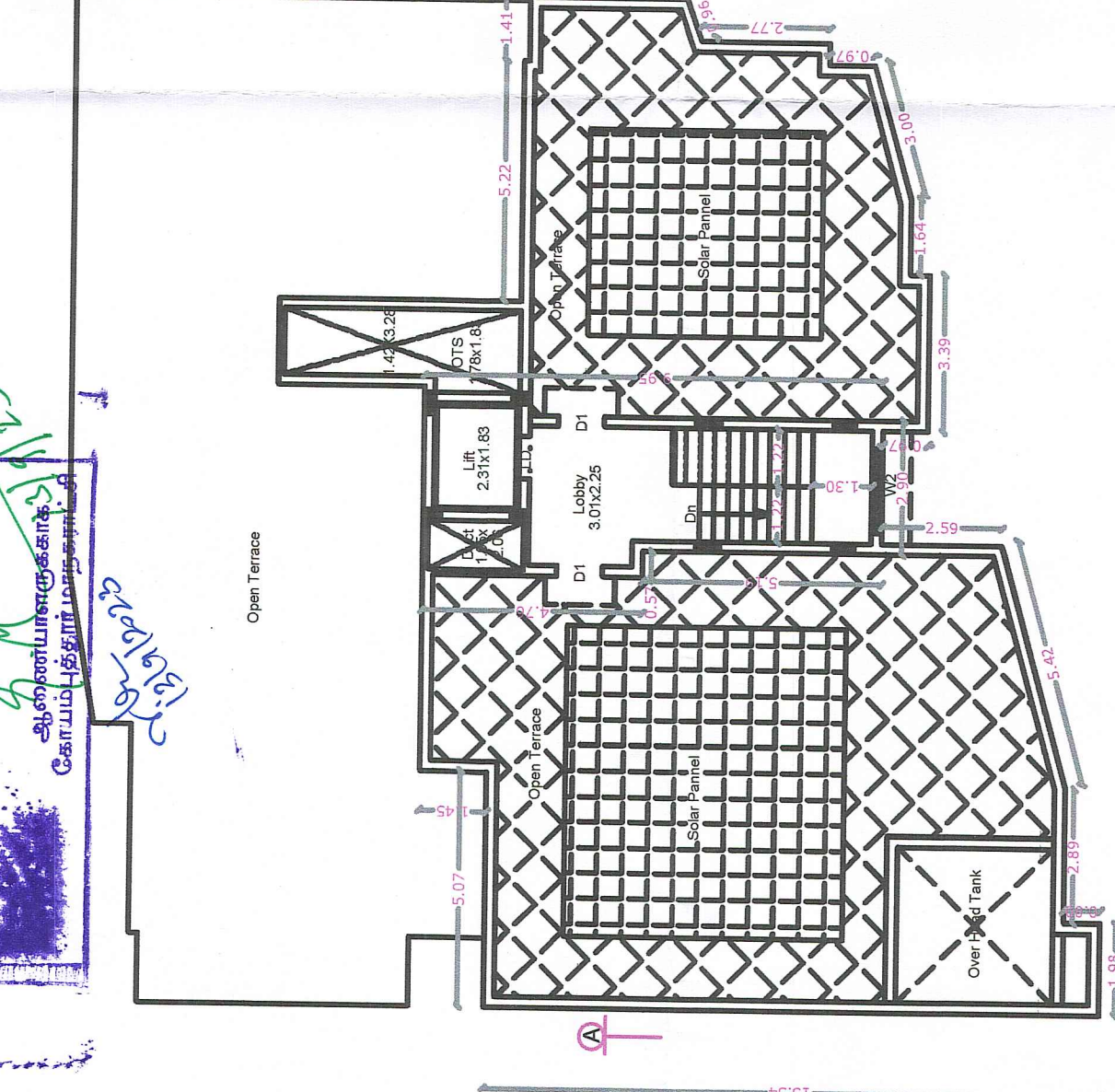
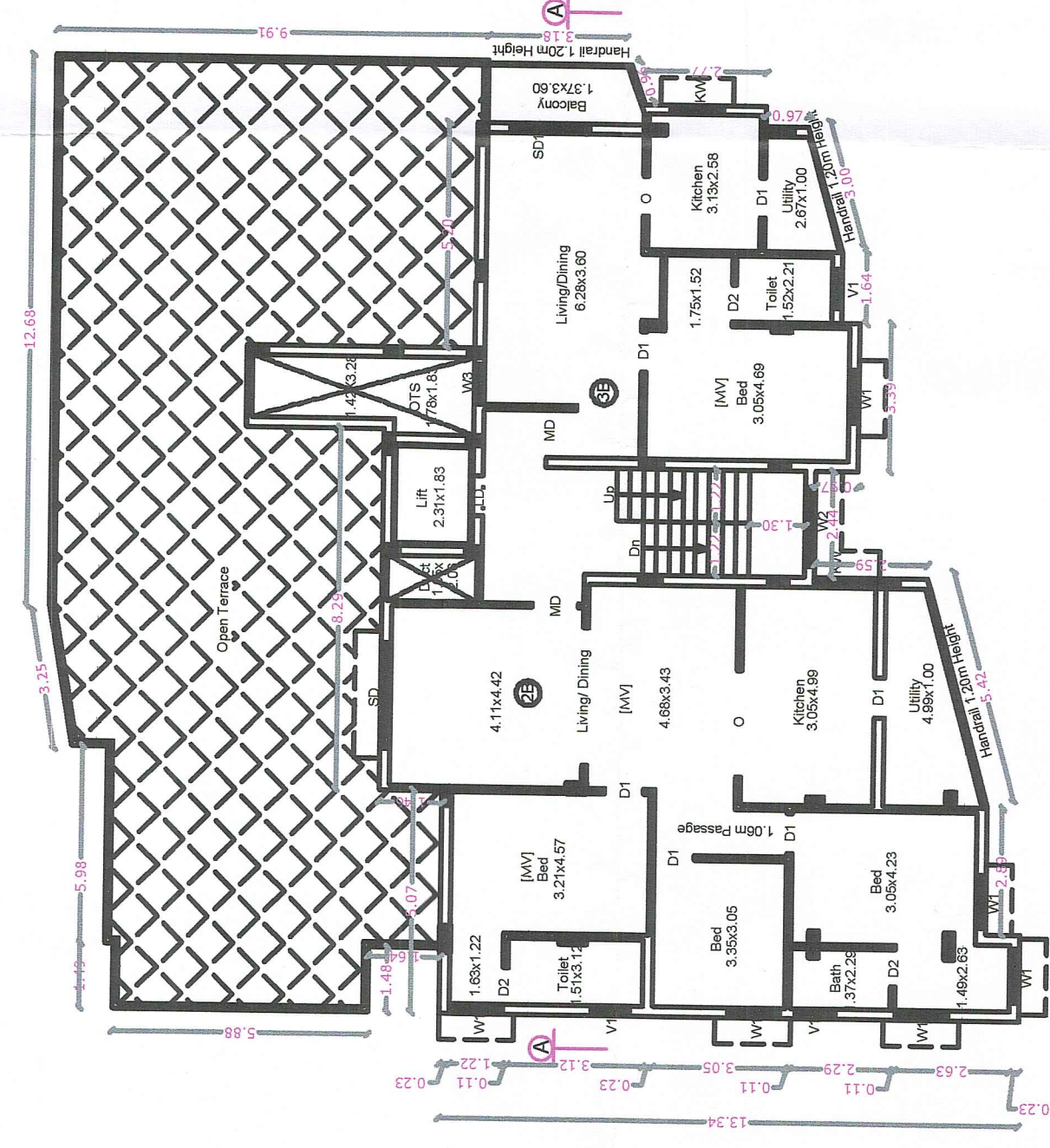
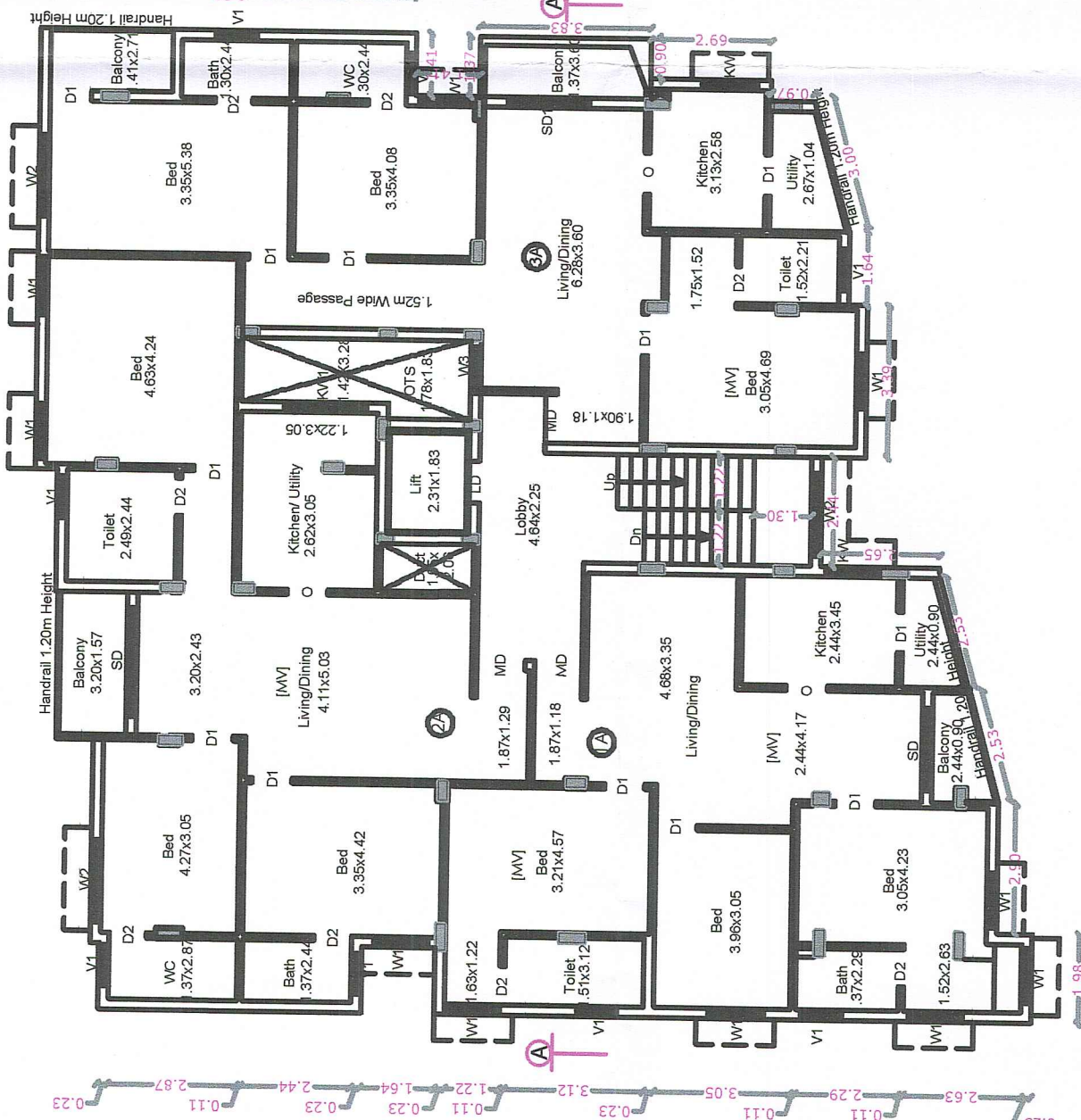
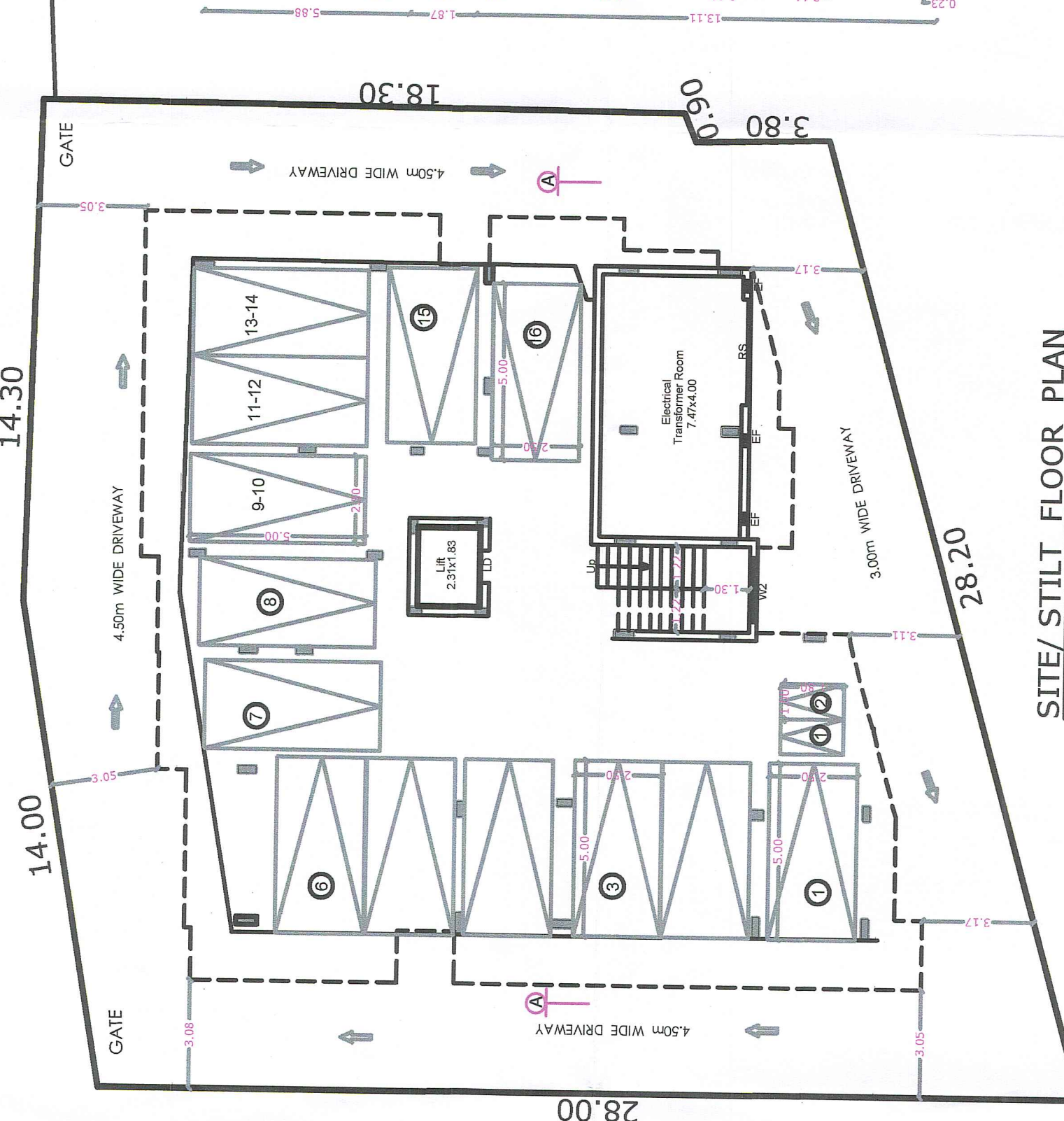
| COLOUR INDEX |                     |
|--------------|---------------------|
| RS           | ROLLING SHUTTER     |
| MD           | MAIN DOOR           |
| D1           | 1ST DOOR            |
| D2           | 2ND DOOR            |
| D3           | 3RD DOOR            |
| SD1          | SLIDING DOOR WINDOW |
| SD2          | SLIDING DOOR WINDOW |
| W1           | WINDOW              |
| W2           | WINDOW              |
| W3           | WINDOW              |
| KW           | KITCHEN WINDOW      |
| SW           | STITCHEN WINDOW     |
| W1           | WINDOW              |
| W2           | WINDOW              |
| EF           | EXHAUST FAN         |

EXISTING ROAD

SITE BOUNDARY

PROPOSED BUILDING

FIRE HYDRANT



K. Gowthami  
Surveyor

Girija  
Superviso

*S. Kadivel*  
**ET. S. KADIRVEL, B.E. M.Sc.(REV), MUE, I.I.V.**  
**CHARTERED ENGINEER & APPROVED VALUER**  
 Road No. 14, M-1784/355, F-14/59  
**ENGINEER GRADE-III, CSE IAS, IAS (R), MVA/3011**  
**STRUCTURAL ENGINEER, GDA (SE)**  
**CSE IAS (R) P/N/1902007**  
 8372, First Floor, Dr. Radhakrishnan Road  
 Talarah, Channarayana - 601 012

STRUCTURAL ENGINEER

Document certified by RAN  
Signed by: Joint Director  
Location: Colimbar  
Date: 2023.06.14 17:33:16

Location:Colombator  
Date:2023.06.14 11:33:16  
G.I

Location:Colombator  
Date:2023.06.14 11:33:16  
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our services doesn't just end there



### **Buying & Selling Services**

Property Buying Assistance, Property Selling Support, Market Price Analysis, Owner Outreach and Negotiation.



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Certified EC, Patta, legal opinions, property verification, due diligence, litigation solutions, and legal heir certificates.



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Encumbrance Certificate (EC) Search, Find Your SRO, Temple Property Check, WAQF Property Check, View Patta/Chitta, View FMB, Patta Analyzer, EC Analyzer



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Land Use Zone Finder, CRZ Zone Check, Aquifer Zone Check, CBA Check, EWS Check, Road Width Check, Proposed Road Widening Check, FSI Calculator



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### **Vastu & Property Management Tools**

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