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3/350/2 Mettukuppam,
OMR Thoraipakkam,
Chennai, India

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08.04.2024

DECLARATION FOR CLUB HOUSE

To

The Chairperson
TNRERA, Egmore
Chennai – 600008

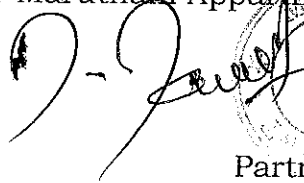
Sir,

We are the Promoter/Builder of the project “Marutham Royalgardens Phase – II”, Comprised in Old Survey No. 267/1, as per Patta, New Survey No.267/1B, Manimangalam ‘A’ Village, Kundrathur Taluk, Kanchipuram Dist.

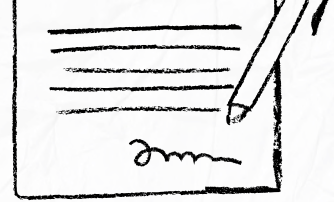
We, hereby declare and undertake that, We shall convey the Club House and UDS relating to the Club House and all the other amenities in the project “Marutham Royalgardens Phase – II”, Comprised in Old Survey No. 267/1, as per Patta, New Survey No.267/1B, Manimangalam ‘A’ Village, Kundrathur Taluk, Kanchipuram Dist, to the association of Allottees for maintenance within 3 Months from the date of completion of the project as per section 17 of the Act, Read with Rule 10 of the Rules.

Yours Faithfully

For Marutham Appartment



Partner



our services doesn't just end there



Buying & Selling Services

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



Legal & Documentation Services

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



Property Development & Approvals

Building plan approvals, construction, layout and sub-division approvals, zone conversion, and occupancy certification.



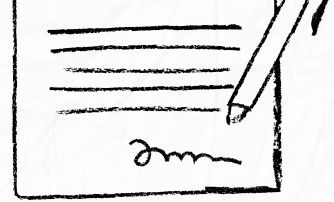
NRI & Investment Services

Escrow Services, Rentals, Litigation Solutions, Property Valuation and Property Management



Compliance & Special Services

Demolition, Vaasthu checks, regularization of unauthorized buildings, and office space solutions.



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with smart tools



Property Valuation & Cost Estimation

Guideline Value, Apartment Composite Value, Stamp Duty & Registration Fees Calculator, Building Value Calculator, Capital Gains Calculator, Area Unit Converter, Length Unit Converter



Ownership, Compliance & Legal Verification

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



Zoning & Land Use Analysis

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



Property Documentation & Workflow Tools

Forms & Templates, Document Generator, Document Translation, Dictionary



Vastu & Property Management Tools

Home Vastu Shastra, Plot Vastu Shastra, Property Management



We're honored to be part of your
real estate journey

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