



Your trusted partner for buying, selling, and managing property,
ensuring hassle-free service with 100% transparency.

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

hello@verified.realestate

+91 9996 12 9996

Official Property Record

Digitally Verified Record - Powered by Verified  RealEstate™



FORM-5

Certificate by Architect / Licensed Surveyor

(Certificate for the purpose of completion of Layout- Project)

Address of the Project

Tamilnadu state, Thiruvallur District, Ponneri Taluk, Perungavoor-2 Village, comprised in Survey No.430/2, Approved by CMDA vide their Approval No.295/2024, being known as “ASHOK METROVARAM PHASE-V”

Date: 22.05.2025

M/s. SIVASANKAR REAL ASSET P Ltd, (Name of the Promoter)

No.11, F-Block, 2nd Main Road, Anna Nagar East, Chennai – 600102 **(Address**

Of the Promoter)

Subject: Certificate for “ASHOK METROVARAM PHASE-V” (Name of the Project)
Sir,

I, **Er.SRIVIKRAM-B** (name of the Architect / Licensed Surveyor) having License No. **RE/GR-II/19/03/010** had undertaken assignments an Architect/ Licensed Surveyor for the assessment and Verification of development of work done at “ASHOK METROVARAM PHASE-V” (name of the project) situated on the **Survey No. 430/2**, and the said layout Known “ASHOK METROVARAM PHASE-V” Approved by CMDA vide **Approval No.295/2024**, demarcated by its boundaries (latitude and longitude of the end points) – 13.209101 to the North 80.228047 to the Perungavoor- 2 Village, Ponneri Taluk, Thiruvallur District, measuring 8000 SQ.M. Being developed by M/s. Sivasankar Real Assets Pvt Ltd, (Name of the Promoter).

Based on Site inspection Date.16.05.2025, carried out by me with respect to each of the plot(s) of the aforesaid Layout Project, I Certify that as on date of this certificate, the project has been developed and completed in all respects as per the plotting layout plan sanctioned by Chennai Metropolitan Development Authority (CMDA) (Name of the sanctioned authority) vide Planning Permission **No.295/2024, dated-24.12.2024** including all amenities and facilities as committed by the promoter to the allottees.

By

Yours Faithfully


Er. SRIVIKRAM .B
Civil Engineer & Licensed Surveyor Class-I
CMDA REG. No. RE/GR-II/19/03/010
No. 11, F-Block, 2nd Main Road,
Anna Nagar East, Chennai-600 102.
Ph: 044-45074444

Stamp, Signature & Name (IN BLOCK LETTERS) OF Architect/ Licensed Surveyor
With

(Reg. License No **RE/GR-II/19/03/010**)

Enclosed:

Photographs of all sides of site.



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.



 **empowering your real estate decisions**
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

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

hello@verified.realestate
[+91 9996 12 9996](tel:+919996129996)
www.verified.realestate