

# YOUR PROPERTY SCORE

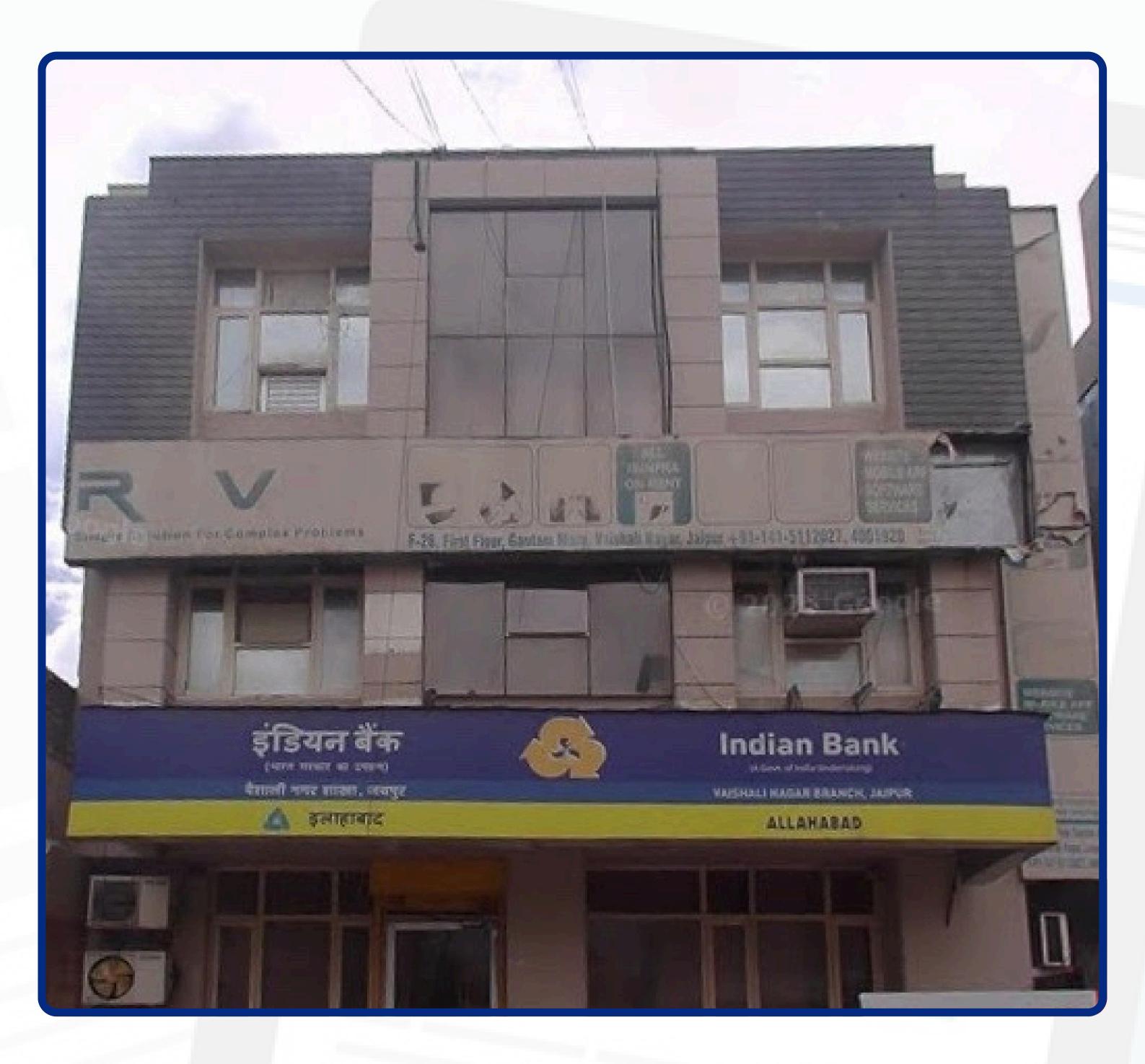


- Developer Status
- **Approval Status**
- **Land Use**
- **Ground Report**
- Road Presence



## Property Address & Verification Details:

Verification ID: PCB-JPR-2407-001



Plot No. 52, Green Meadows, Near Ring Road, Jaipur, Rajasthan - 302017

### **Detailed Property Report:**



#### **APPROVAL STATUS:**

**PARTIALLY APPROVED** 

- Building plan approved by JDA
- Fire NOC pending



#### **DEVELOPER PROFILE:**

SHREE BUILDCON

- Rating: 3.8 / 5
- 2 completed, 1 ongoing (RERA-registered)
- No legal dispute



#### LAND USE:

KHASRA NUMBER: 128/56

- Declared Use: Residential

- Master Plan 2025: Mixed-use (Residential + Commercial)



#### **GROUND REPORT:**

- Site leveled and boundary-marked
- No encroachments or disputes found



#### **ROAD PRESENCE:**

- 10 ft. Kacha road access
- No pucca road; access difficult during monsoon





#### **GREEN MEADOWS**

- Type: Gated residential colony

- Utilities: Water & electricity available; sewage pending

- Not RERA-registered



### MARKET PRICE ESTIMATE:

- Area Avg: Rs. 2,500/sq.ft

- Plot Estimate: Rs. 45 Lakhs (1800 sq.ft)

#### • Image 1: Land Use Map



### **RECOMMENDATIONS:**

- 1. Obtain final approval documents from JDA, including Fire NOC.
- 2. Encourage the developer to register the society under RERA.
- 3. Improve road access by coordinating with neighbors or authorities.
- 4. Cross-check land use against updated Master Plan 2025 zoning.
- 5. Obtain a second legal opinion and verify title chain before purchase.

