

REAL ESTATE REGULATORY AUTHORITY (RERA), BIHAR
Before the Single Bench of Mr. Naveen Verma, Chairman

Case Nos. RERA/CC/1628/2020

Vandana Kumari

...Complainant

Vs.

M/s Agrani Homes Pvt. Ltd.

...Respondent

Project: - Agrani Sunrise City

ORDER

17-05-2022

The matter was last heard on 12-05-2022.

The case of the complainant is that she had booked a flat in the project Agrani Sunrise City and paid Rs. 6,00,000/- to the respondent in 2015. The respondent failed to handover the flat and hence she has filed the complaint for refund with interest 15% per annum and legal fees of Rs 1.00 lakh.

The complainant has placed on record copy of KYC, money receipts, cancellation letter sent to the respondent, Aadhar Card and leader account detail provided by the respondent.

On the last date of hearing, the complainant reiterated her request for refund as she is not interested in any offer proposed by the respondent. The legal representative of respondent company agreed that orders may be passed as the complainant was not interested in any offer of alternative flat or plot.

Having heard the submission of both the parties the Bench hereby directs the respondent company and their Director to refund

the principal amount of Rs. 6,00,000/- to the complainant along with interest at the rate of marginal cost of fund based lending rates (MCLR) of State Bank of India as applicable for three years plus two percent from the date of taking the booking to the date of refund within sixty days of issue of this order.

The complainant is at liberty to approach the Adjudicating Officer to press her claim for legal fees which would be in the nature of compensation.

With these direction and observation, the matter is disposed of.

Sd/-

Naveen Verma
(Chairman)