

REAL ESTATE REGULATORY AUTHORITY, BIHAR

Before the Bench of Mr. Naveen Verma, Chairman

Case No. RERA/CC/1473/2020

Sunil KumarComplainant

Vs

M/s Agrani Homes Pvt. Ltd.Respondent

Project: IOB Nagar, Block-P

Order

28.06.2022

This matter was last heard on 11.05.2022 and posted for orders on 13.06.2022. However, orders could not be pronounced on that date.

The case of the complainant is that he booked a flat in the project “I.O.B Nagar”– Block “P” and paid a sum of Rs. 16,49,440/-. Memorandum of understanding was executed on 22.07.2014. Since the respondent has not handed over the flat till date, the complainant has filed the present case seeking relief for refund of the remaining amount along with 12% interest.

The complainant has placed on record a copy of booking form and Memorandum of understanding.

On the last date of the hearing, the complainant submitted that he has paid Rs.16,49,990/- in the year 2013. He also stated that he is not interested in any alternative offer by the respondent.

Perused the record. The respondent has not filed any reply. The representative of the respondent who was present

during hearing has not refuted the contention and had submitted that the matter may be posted for order.

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.16,49,990/- 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 four percent from the date of taking the booking till the date of refund within sixty days of issue of this order.

With these directions the matter is disposed of.

Sd/-
Naveen Verma
(Chairman)