

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

Case No. RERA/CC/1633/2020

Priyanka KumariComplainant

Vs.

M/s Agrani Homes Real Marketing Pvt. Ltd.....Respondent

Project: - Agrani Prakriti Vihar

ORDER

30.06.2022

The matter was last heard on 25.05.2022.

The case of the complainant is that she had booked plot bearing no: D-12 admeasuring 1200 sq. ft. in the project. The complainant has stated that she paid Rs.2,10,000/- to the respondent but since they have failed to hand over the plot, this complaint case has been filed for refund of paid consideration with 18 % compound interest.

The complainant has placed on record a copy of Ledger Account (1.04.2015 to 06.09.2019) for the amount paid to the respondent and a copy of letter for refund of paid consideration.

Perused the records. No reply has been filed by the respondent. However, their representative has been present and have not refuted the claim.

On the last date of hearing the complainant submitted that she is not interested in any offer proposed by the respondent and requested for refund of the amount paid along with interest.

After considering the documents filed and submissions made by both the parties, the Bench hereby directs the respondent company and its Directors to refund the paid consideration of Rs.2,10,000/- to the complainant along with interest at the rate of marginal cost of fund based lending

rates (M.C.L.R.) of the State Bank of India as applicable for three years plus two percent from the date of taking the booking till the date of refund within sixty days of issue of this order.

With these directions and observations, the matter is disposed of.

**Sd/-
Naveen Verma
(Chairman)**