

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

**Case Nos. RERA/CC/498/2021**

**Sushma Keshari**

**...Complainant**

**Vs.**

**M/s Agrani Homes Pvt. Ltd.**

**...Respondent**

**Project: - Agrani Galaxy, Block “A”**

**ORDER**

**04.07.2022**

The matter was last heard on 27.05.2022.

The case of the complainant is that booked a flat in Agrani Galaxy and paid Rs.17,55,037. The complainant has alleged that she further invested Rs.3,25,000/- towards completion of flat. However till date, the respondent has not registered the flat in favor of complainant neither has he completed the building with all amenities as mentioned in brochure. The complainant has filed the present case seeking relief for a direction to respondent to register flat with parking space in favor of complainant, proportionate share in the land, installation of lift, completion of finishing work, payment of interest and compensation.

The complainant has placed on record copy of K.Y.C, money receipt against the payment of Rs. 17,55,037/- duly issued by the respondent.

On the last date of hearing the complainant reiterated her prayer. Mr. Satwik, Legal Representative for the respondent submitted that installation of lift and other amenities will be provided within 4 month. He further requested to remove ban on the registration so that registered deed can be executed in the favor of complainant.

Perused the record. No reply has been filed by the respondent.

After considering the documents filed and submissions made by complainant, the Bench hereby directs the respondent company and its Directors to complete their remaining work and provide all amenities and facilities as mentioned in the brochure within 4 months of the issue of this order and provide all amenities and facilities.

The Bench also relaxes the general ban on registration in respect of this matter .A letter may be sent to the concerned Sub-Registrar accordingly.

The complainant is at liberty to approach the Adjudicating officer under relevant sections of the Act for their claims, which are in the nature of compensation from the respondent company.

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

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