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

Case Nos. RERA/CC/852/2019

Rama Shankar Singh

...Complainant

Vs.

M/s Agrani Homes Real Marketing Pvt. Ltd.

...Respondent

Project: - IOB Nagar

ORDER

23.08.2022 The matter was last heard on 29.06.2022.

The case of the complainant is that he had booked a flat in the project IOB Nagar in 2016 by making a payment of Rs. 14,63,000/-. He stated that as the respondent failed to construction the project, he filed the matter for refund of paid consideration along with 18% interest and compensation.

The complainant has placed on record a copy of M.O.U. dated 06/12/2016, copy of money receipts, copy of KYC dated 01/08/2016 and cancellation letter dated 06/11/2019.

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

On the last date of hearing, the representative of the respondent had submitted that the complainant has paid Rs. 14,63,000/- and he is not interested in any alternate offer.

After considering the documents filed and submissions made, the Authority hereby directs the respondent and its Directors to refund the paid consideration of Rs. 14,63,000/- 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 2% 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 press claims in the nature of compensation before the Adjudicating Officer.

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

Sd/Naveen Verma
(Chairman)