

**REAL ESTATE REGULATORY AUTHORITY (RERA), BIHAR**  
**Before the Single Bench of Mrs. Nupur Banerjee, Member**

**Case No: RERA/CC/1123/2021**

**Amitkar Amitabh**

**...Complainant**

**Vs.**

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

**...Respondent**

**Project: IOB Nagar, Patna**

**05/01/2023**

**ORDER**

This matter was last heard on 19.12.2022. On that date the complainant was present but none has appeared on behalf of the respondent.

In this matter, the complainant booked a flat bearing flat No.206 in P Block in IOB Nagar, Danapur, Patna on 28.01.2014 and he had paid Rs. 11.75 lakh. It is stated that the respondent company neither provided the flat nor refunded the amount till date. The complaint has been filed for refund of the paid amount along with interest.

The complainant has placed on record the copy of the statement account and the money receipts.

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

On the last date of hearing the complainant reiterated his prayer for refund with interest.

The Bench notes that despite several opportunities the respondent failed to appear before the Bench so, order is being passed on the basis of documents available on record.

After considering the documents filed and the submission made, the Bench hereby directs the respondent company and its Directors to refund the principal amount of Rs. 11.75 lakh to the complainant along with interest at the rate of marginal cost of fund-based lending rate (MCLR) of State bank of India as applicable for three years plus 2% interest from the date of taking 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/-**  
**Nupur Banerjee**  
**(Member)**