

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

Case No: RERA/CC/1093/2021

Sunil Kumar Niraj

...Complainant

Vs.

M/s Agrani Homes Real marketing Pvt. Ltd.

...Respondent

Project: IOB Nagar

13-12-2022

ORDER

This matter was last heard on 22.11.2022.

In this matter the complainant booked a flat bearing flat no. 202 in the project IOB, Nagar block - P in 2014 and had paid Rs. 11,25,000/- out of the total consideration of Rs. 14,00,000/-. The complainant has filed the complaint case as the respondent failed to construct the project. The complaint has been filed for refund of the paid consideration along with interest.

The complainant has placed on record copy of KYC dated 28/01/2014, cancellation letter dated 11/10/2022 and money receipts.

Perused the records. No reply has been filed by the respondent. On hearing dated 30/08/2022, the representative of the respondent was present and has not challenged the contention of the complainant.

On the last date of hearing, the complainant reiterated his complaint petition and prayer for refund with interest.

The complainant has filed a petition praying for refund for refund.

After considering the documents filed and submission made, the Bench hereby directs the respondent company and its Directors to refund the principal amount of Rs. 11,25,000/- 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 4% 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)