

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

Case No: RERA/CC/841/2021

Saroj Kumari

...Complainant

Vs.

M/s Agrani Homes Pvt. Ltd.

...Respondent

Project: Power Grid Nagar Block-PG1

03/02/2023

ORDER

This matter was last heard on 06.12.2022 and was fixed for orders on 23.01.2023. However, due to pre- occupation of the Bench in other matter, order could not be pronounced on the date fixed.

In this matter, the complainant booked a flat bearing Flat No.606 on 6th floor of 1300 sq.ft. in the said project for a consideration of Rs.9,32,625/- and till date she had paid full consideration of Rs.9,32,625/- through cheque. According to registered agreement for sale the building was to be completed before July, 2019, but till date it has not been started. She tried to contact the promoter many times but the staff and the Director of the company has not received the call. The complaint has been filed for refund of the paid amount along with interest.

The complainant has placed on record the copy of the Agreement for Sale dated 17.02.2016.

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

On the last date of hearing the complainant reiterated her 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 submission made, the Bench hereby directs the respondent company and its Directors to refund the principal amount of Rs.9,32,625/- 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)