

REAL ESTATE REGULATORY AUTHORITY, BIHAR

Before the Bench of Mr. Naveen Verma, Chairman

Case no. RERA/1021/2021

Rita SinhaComplainant

Vs

M/s Varanya Construction Pvt. Ltd.....Respondent.

Project: Sona Sanat Apartment

ORDER

4/07/2022

This matter was last heard on 27-05-2022

The case of the complainant is that she booked flat bearing no. 401 in the project Sona Sanat Apartment and paid a sum of Rs.30,00,000/- for which Agreement for sale was executed on 13.06.2015. Possession letter was issued to the complainant on 26.06.2019, but as alleged, the respondent has failed to execute registered sale deed in favor of complainant. The complainant has filed the present case seeking direction to the respondent to execute registered sale deed of flat no 401, in favor of the complainant.

The complainant has placed on record a copy of agreement for sale of flat dated 13.06.2015.

On the last date of hearing, the complainant reiterated his prayer and requested for execution of the registered deed between the parties.

The Bench notes that despite issuance of notice respondent failed to appear on last two consecutive dates.

After considering the documents filed by both the parties and submissions made by the learned counsel of the complainant, the Bench hereby directs the respondent to execute registered sale deed mentioning the specific flat number within four weeks from issuance of this order and in

case of default, they would be liable to pay a penalty of Rs.1,000/- for each day of default.

The Bench directs that ban on registration would be relaxed to that extent so as to cover this complainant

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

Sd/-
Naveen Verma
(Chairman)