

REAL ESTATE REGULATORY AUTHORITY (RERA), BIHAR

Case Nos. RERA/CC/06/2022

Ankita Kumari

...Complainant

Vs.

M/s Agrani Homes Pvt. Ltd.

...Respondent

Project: - Agrani at Sampatchak-B

ORDER

02.02.2023

The matter was last heard on 23.01.2023. The respondent has neither appeared before the Conciliation Forum nor appeared before the Authority, hence, ex-parte order is being passed on the basis of the submission of the complainant and documents filed by her.

The case of the complainant is that she had booked a flat in the project titled Agrani at Sampatchak of the respondent company. She entered into a MOU with the respondent on 29.01.2014 had paid Rs. 10 lacs against a total consideration amount of Rs. 10,30,900/-.The matter has been filed for refund of principal amount with interest.

The complainant has filed a copy of complaint along with MOU and the money receipt issued by the respondent company.

The complainant ought to have sent a letter for cancellation to the respondent company but as the matter has been heard and the order is being passed.

The respondent has not appeared before the Authority nor has he filed any response. The claim of the complainant is, therefore, admitted.

Taking into view the submissions made by the complainant and the documents filed by her, the Authority hereby directs the respondent company and its Directors, Shri Alok Kumar, to refund the principal amount i.e. Rs. Ten lacs to the complainant along with interest calculated at the rate of marginal cost of fund based lending rates (MCLR) of State Bank of India as applicable for three years plus five percent from the date of deposit till the date of refund within sixty days of issue of this order.

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

Sd/-
Naveen Verma
(Chairman)