

REAL ESTATE REGULATORY AUTHORITY, BIHAR
Before the Bench of Mr. Ved Prakash,
Special Presiding Officer

RERA/CC/548 (A)/2024

Mr. Ranjan Das

....Complainant(s)

Vs

M/s Dream Heaven Homes Pvt. Ltd.

....Respondent

PROJECT- Apna Basera

For the complainant:

Mr. Shantanu Kumar (Adv.)

For the respondent :

None

27.05.2026

O R D E R

Hearing is taken up. Shri Shantanu Kumar, learned counsel on behalf of complainant is present, but the respondent is absent.

2. The complainant has filed this case seeking refund of total consideration money from the respondent. In pursuance of an agreement for sale dated 25.02.2013 executed between the parties, the complainant booked an Unit no. L-10 in project "APNA BASERA" having residential Simplex, land area 1000 sq. ft with built up area measuring 605 sq. ft situated at Mauza and P.S – Chadrahia, Thana – Mufassil, Thana no.193, Khata no. 24 & 25, Plot (Khesra) no. 1276, 1277, 1278, 1284 and 1285, Town- Motihari, District – East Champaran by paying Rs. 5,00,000/- to the respondent, out of total consideration amount Rs. 21,00,000/-. Learned counsel for complainant submits that the complainant paid the total consideration money. On demand, the complainant paid Rs. 3,50,000/- for registration and other expenses. Thus, the complaint paid a sum of total 24,50,000/- (Rs. 21,00,000/- (consideration amount plus Rs. 3,50,000/- (Registration charges and other expenses totaling to Rs. 24,50,000/-). Money receipts of all transactions are filed on record.

3.

Sd/-

(Ved Prakash)

Special Presiding Officer