

REAL ESTATE REGULATORY AUTHORITY, BIHAR
Before the Single Bench of Special Presiding Officer, Mr. Ved Prakash,
RERA/Pro/Reg- RERAP2811201700049-2

Authorised Representative of RERA

...Complainant

Versus

Apna Ashiana Buildcon Pvt. Ltd.

...Respondent

Project: Keshwar Enclave

Present: For the Complainant: Adv. Ankit Kumar, A.R

For the Respondent: Kusvendra Kumar, Manager

ORDER

09.10.2025

1. Hearing taken up under section 5 (1)(b) of the Real Estate (Regulation and Development) Act, 2016, for rejection of the application for registration of the project “Keshwar Enclave”.
2. The Real Estate Regulatory Authority, Bihar issued a notice to Apna Ashiana Buildcon Pvt. Ltd. on 20.08.2025 as to why the application filed on 22.05.2025 for registration of Project Keshwar Enclave, should not be rejected under section 5(1)(b) of the Real Estate (Regulation and Development) Act, 2016.
3. The learned counsel for the respondent company submits that the requisite documents were submitted by the respondent on 09.09.2025, 16.09.2025 & 19.09.2025 on the website, in compliance with the notice dated 25.09.2025. It is further prayed that, if any documents are still required, a final query may be raised before rejecting the application for registration of the project.
4. The Bench directs the Registration Wing, RERA Bihar, to process the application for registration of the real estate project “Keshwar Enclave” if the requisite documents are submitted as stipulated under Section 4 of the Real Estate (Regulation and Development) Act, 2016, and Rule 3 of the Bihar Real Estate (Regulation and Development) Rules, 2017. If any documents are still required, raised a final query before rejecting the application. Thereafter, the proposal shall be processed for further decision by the Authority accordingly.

Sd/-

Ved Prakash
Special Presiding Officer