REAL ESTATE REGULATORY AUTHORITY, BIHAR

Before the Bench of Inquiry Commissioner, Mr. Sanjaya Kumar Singh, RERA, Bihar.

RERA/CC/476/2025

Raj Kumar .... Complainant

Versus

M/s Sri Anuanand Construction Pvt. Ltd. .... Respondent

Project: **SAI ENCLAVE**

Present: For Complainant: In person
For Respondent: None

22.10.2026 **PROCEEDING**

1. Hearing taken up. Mr. Raj Kumar, the complainant, appears in person. Nobody appears on behalf of the respondent.

2. The complainant submits that despite an assurance given by the learned counsel for the respondent regarding finding a tangible solution to the problem, no action as such has been taken by the respondent. He further submits that he, being the landowner of a portion of the land, over which the project 'Sai Enclave' has been constructed, has been totally deprived of his genuine share despite a development agreement executed between the landowner and the respondent-promoter existing even today. The complainant further submits that altogether ten numbers of 2BHK flats and one number of 3BHK flat have been assured to be given to him by the respondent through a development agreement but none of the flats has been handed over to him.

3. Even though the nomenclature of the said flats which are to be handed over to the complainant has not been disclosed by the respondent. The Bench takes a serious view of the matter and directs the respondent to sort out the matter as early as possible failing which the Bench shall take further necessary action in this regard.

Put up for hearing on 16.12.2026. Sd/-

(Sanjaya Kumar Singh)
Inquiry Commissioner
RERA, Bihar