**REAL ESTATE REGULATORY AUTHORITY, BIHAR**

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

**RERA/CC/481/2025**

Nawneet Kumar .... Complainant

Versus

M/s Milan Deep Construction Pvt. Ltd. .... Respondent

Project: **SINGH MANSION**

Present: For Complainant: Mr. Shashank Shekhar, Advocate
For Respondent: None

**22.10.2026** **PROCEEDING**

1. Hearing taken up. Learned counsel Mr. Shashank Shekhar appears on behalf of the complainant. Nobody appears on behalf of the respondent.

2. Learned counsel for the complainant submits that despite publication in the newspaper, the respondent has preferred to be absent. He files a written submission annexing photo copies of the publication – one in Hindi Newspaper and another in English Newspaper. He further submits that despite publication in the Newspaper, the respondent has been absent and hence, necessary instructions in this regard be given to the respondent.

3. When enquired as to whether the said project is complete or not and what is the status of payment made by him vis-à-vis the total consideration amount, learned counsel for the complainant submits that the project is still in an incomplete stage and the complainant has paid Rs.12,38,400/- out of the total consideration amount of Rs.30,96,000/- which is roughly 40% of the total consideration amount.

4. Learned counsel for the complainant submits that the complainant is willing to make payment of the entire amount provided the project is made ready and complete in order to be handed over to him. He also acknowledges the fact that the complainant is not even sure as to when the project is going to be completed as the construction of the project is presently stalled for a quite long time.

5. The Bench observes that in such circumstances when the complainant has not paid the entire amount and has paid only approximately 40% of the total consideration amount and even the project is also in a total incomplete stage, whether the complainant is still sticking to his decision of demand for handing over of the possession of the said flat or is he willing to file a written submission modifying his demand for refund of the paid amount.

6. Learned counsel for the complainant requests for some more time to be given to him so that he discusses the matter with his client and he shall be filing a written reply to this effect positively by the next date of hearing. Time, so sought by the learned counsel for the complainant, is allowed

Put up for hearing on 16.12.2026.

Sd/-

**(Sanjaya Kumar Singh)**
**Inquiry Commissioner**
**RERA, Bihar**