REAL ESTATE REGULATORY AUTHORITY, BIHAR

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

RERA/CC/280/2026

Mohammad Imam Muslim @ Imam Muslim.... Complainant

Versus

M/s Ada Brokerage New Marketing Services Pvt. Ltd. .... Respondent

Project: **MUSTAFA APARTMENT**

Present: For Complainant: Mr. Syed Arshad Alam, Advocate
For Respondent: None

30.09.2026 **PROCEEDING**

1. Hearing taken up. Learned counsel Mr. Syed Arshad Alam appears on behalf of the complainant. Nobody appears on behalf of the respondent.

2. Learned counsel for the complainant submits that he has booked Flat No. A-104 in the project named 'Mustafa Apartment' in Hakim Amir Hassan Lane at Tatarpur, District Bhagalpur and has got the possession of the said flat in the year 2021 which was promised to have been given in the year 2015. He further submits that despite the respondent taking an extra amount of Rs.9,00,000/- from the complainant, he has still not executed the sale deed in favour of the complainant and also he has not provided the basic amenities, as assured by him in the agreement for sale executed between both the parties, primarily, installation of lift, electricity, drinking water facilities and other basic amenities and, therefore, the complainant is finding it difficult to reside in the said complex. He, therefore, requests for a direction to the respondent for payment of compensation to the complainant for not providing the basic facilities in time apart from a direction to the respondent to immediately execute the sale deed in favour of the complainant and instal and make functional all the basic amenities, as promised by the respondent in the agreement for sale.

3. Issue notice to the respondent to appear either in person or through their authorized representative on the next date of hearing.

Put up for hearing on 26.11.2026.

. Sd/-

(Sanjaya Kumar Singh)
Inquiry Commissioner
RERA, Bihar