

REAL ESTATE REGULATORY AUTHORITY, BIHAR  
Before the Bench of Mr. Ved Prakash,  
Special Presiding Officer  
**RERA/CC/453/2025**

Shashikant Kumar

....Complainant(s)

Vs

M/s NBCC India Tower

....Respondent

PROJECT- NBCC Towers

For the complainant:

Mr. Dheeraj Kumar Roy (Adv.)

For the respondent :

Mr. Pankaj Kumar (Adv.)

**24.12.2025**

**PROCEEDING**

Learned counsel on behalf of both the parties are present.

Learned counsel for respondent submits that as yet the respondent has not cancelled the allotment of complainant with respect to unit no. 305 and has also not cancelled the agreement for sale executed between both the parties and there is also no talk held for negotiation of unit no. 305 previously allotted to the complainant and if the complainant is ready to pay the principal amount along with interest accrued thereon as per agreement for sale, the respondent is ready to deliver the said unit no. 305 to the complainant. The learned counsel further submits that he on behalf of the respondent company gives an assurance before the Bench/Authority that the respondent will not sell the said unit no. 305 to anyone till the final outcome of the talk between the parties after information to the Bench.

Learned counsel for complainant submits that if the respondent is ready to discuss the matter and ready to deliver the unit no. 305 to the complainant, he is also ready to make payment of principal amount along with interest accrued thereon as per agreement for sale, but at the same time, the respondent should give an undertaking in writing that they would not sell the unit till disposal of the present case.

Considering submissions as well as keeping in mind the assurance of learned counsel for respondent, both the parties are directed to sit together and as they have assured before the Bench that they would abide by the terms and conditions stipulated in the agreement for sale. Hence, both the parties are directed to sit together and settle the issue with respect to the unit no. 305. The respondent is also directed not to dispose of /sell the unit no. 305 to any prospective buyer till further order of the Bench/Authority. Put up on 11.02.2026 for further hearing.

Sd/-

**( Ved Prakash )**  
Special Presiding Officer