REAL ESTATE REGULATORY AUTHORITY, BIHAR

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

RERA/CC/220/2025

Birendra Kumar Rastogi ……Complainant

Vs

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

Project: Sai Enclave

Present: For Complainant: None
For Respondent: Mr. Mukul Kumar Singh, Advocate

24/09/2026 **PROCEEDING**

Hearing taken up. The complainant is absent. Mr. Mukul Kumar Singh, learned counsel for the respondent is present.

Learned counsel for the respondent submits that this is the 7th date of hearing in this case though this Bench is hearing for the first time but he submits that on all the previous six dates the complainant has preferred to be absent after filing of the present complaint case. Learned counsel for the respondent submits that he is not aware as to what the facts are there in the complaint petition.

On perusal of the record, learned counsel for the respondent is informed by the Bench that the present case pertains to Flat No. 602 (3-BHK), Block-F, on 6th floor, admeasuring super built-up area of 1600 sq.ft. with one car parking space in the project Sai Enclave situated at Mustafapur, P.S. and sub-division Khagaul, District Patna. The complainant has submitted that despite having paid the total amount of Rs.35.00 lakh for the said flat, the flat has not been provided as yet and hence, the present complaint petition has been filed by the complainant.

Learned counsel for the respondent is directed to verify the records and also in case he requires, to procure the certified copy of the complaint petition from this court. However, as per information provided today, the respondent is directed to furnish a detailed written statement on the next date of hearing pertaining to the present status of the flat. The complainant is directed to be present on the next date of hearing positively along with all relevant documents in his favour, failing which it shall be presumed that the grievance pertaining to the present complaint case has already been redressed and the Bench shall be pleased to close the case accordingly.

Put up this case on 28.10.2026 for further hearing.

Sd/-

(Sanjaya Kumar Singh)
Inquiry Commissioner,
RERA, Bihar