REAL ESTATE REGULATORY AUTHORITY, BIHAR

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

RERA/CC/423/2023

Rohit Kumar ……Complainant

Vs

M/s Tricolour Properties Pvt. Ltd. …..Respondent

Project: Plot

Present: For Complainant: None
For Respondent: None

01/07/2026 **PROCEEDING**

Hearing taken up. Both the parties are absent.

This Bench observes that this case has been prolonging for a long time and the respondent has been absent throughout the proceedings which shows a deliberate non-cooperative and recalcitrant attitude on the part of the respondent. During the last hearing the father of the complainant Mr. Sadan Prasad appeared before this Bench and had submitted that he had made extra payment as compared to the actual value of the land for development of the said land. However, despite the land being handed over to the complainant, the same has not been developed as yet. He had, therefore, requested for a direction to the respondent to either refund the extra amount paid or to develop the land as agreed earlier.

The complainant was directed during the previous hearing for giving details of the amount with proper evidence as to what was the extra amount which has been paid by the complainant to the respondent in excess of the real value of the land. The complainant has failed to comply with the direction. However, a final opportunity, as a last indulgence, is given to the complainant to furnish the details of extra payment with concrete evidences, failing which this Bench shall proceed for taking a final decision in this matter. The respondent is also directed to file a written notes of argument before the next date of hearing, failing which a final decision in this matter shall be taken.

Put up this case on 28.07.2026 for further hearing.

Sd/-

(Sanjaya Kumar Singh)
Inquiry Commissioner,
RERA, Bihar