

REAL ESTATE REGULATORY AUTHORITY, BIHAR  
Before the Bench of Mr. Ved Prakash,  
Special Presiding Officer

**Exe. Case No -374/2024**  
**RERA/CC/537/2023**

Shilpi Gupta .....Complainant/Executant(s)  
Vs.  
M/s R.R. Builders Pvt. Ltd. ....Respondent  
PROJECT : Sanchar Nagar, Block -3

For the complainant : Mr. Jai Ram Singh (Adv.)  
For the respondent : None

**09.12.2024**

**PROCEEDING**

On order of the Hon'ble Authority, notices were issued against both parties for their appearance as well as with direction to the respondent to comply the order of the authority passed in the above noted complaint case, whereon Shri Jai Ram Singh, learned counsel on behalf of executant is present, but the respondent is absent.

Issue reminder notice against the respondent.

Learned counsel for executant by filing a petition submits that the inquiry team may be constituted to verify about the present status of the flat no. 105 in Block-3 of the project, Sanchar Nagar and submit its report till the next date.

Considering submission and on going through the petition of the executant, it appears that the Hon'ble Member, Shri S.D. Jha on 20.06.2024 in RERA/CC/537/2023 has directed the respondent to hand over the possession of flat no. 105 or any other flat of same dimension with all amenities and absolute sale deed in favour of the executant after completing all the legal formalities be executed within two months from the date of issue of this order and has further directed the complainant to make payment of entire money, including Rs. 21,18,600/-, which has been refunded to the complainant before execution of the sale deed, but as yet the respondent has not complied the order of the Hon'ble Member.

Hence, to make it clear, the status of the flat 105 of the project has to be placed on record. In this view of the matter, a RERA Team shall visit the site of the project, and after verification of flat 105 of Block -3 of the above project, and submit its report till the next date. The executant is directed to deposit the cost of the RERA Team at the earliest.

Put up on 20.01.2025 for appearance of the respondent and awaiting report.

Sd/-  
**(Ved Prakash)**  
Special Presiding Officer