

West Bengal Real Estate Regulatory Authority
Calcutta Greens Commercial Complex (1st Floor)
1050/2, Survey Park, Kolkata- 700 075

Complaint No. WBRERA/COM000720

Anjan Dutta Complainant

Vs.

Anuraag Infratech..... Respondent No.1

Amitava Bhattacharya..... Respondent No.2

Sl. Number and date of order	Order and signature of Authority	Note of action taken on order
02 27.05.2025	The Complainant, Anjan Dutta is represented by his Learned Advocate, Vinit Sharma (Email Id: advocate1319@gmail.com Phone No. 629008215) who physically appeared during the hearing today (27/05/2025) and he has already filed Hazira and Vakalatnama, let it be kept on record. The Respondents, Anuraag Infratech and Amitava Bhattacharya are absent in today's hearing. Let it be kept on record. The complainant had already complied with the directions issued to both parties and submitted his Affidavit before this Authority and to the respondent. The Complainant apprehends that the respondent is now trying to create third party interest on the said property. The Complainant prays before the Authority for the Authority for issue of an ad interim order against the respondent not to create any third party interest on the said property or alter the nature of the Agreement for Sale executed between the parties including the complainant and the respondent till the continuance of the instant complaint hearing. The Ld' Advocate for the complainant submitted to file the written reply of Respondent Affidavit in opposition, both in hard and scan copies, within 2(two) weeks from the date of receipt of this order of the Authority by email. The Respondents are hereby directed to inform the date of submission of their Written Response on notarized affidavit regarding the Complaint Petition and Affidavit of the Complainant, as directed in the last order dated 28/01/2025 and submit their written response through the Affidavit within 2(two) weeks upon the receipt of the complainant written reply on	

Affidavit. Further respondents are hereby directed to enclose the Registration certificate issued by this Authority upon their application for the instant project before this Authority to submit their compliance to the Section 3,4,19(2) of the RERA Act 2016 and WBRERA Rules 2021.

Upon the Complainant's prayer before the Authority for issue of an ad interim order against the respondent not to create any third party interest on the said property or alter the nature of the Agreement for Sale executed between the parties including the complainant and the respondent till the continuance of the instant complaint hearing. The Authority hereby grants Ad-interim order against the respondent not to create any third party interest on the said property or alter the status or the nature of the Agreement for Sale executed between the parties including the complainant and the respondent to the detriment of the complainant till the continuance of the instant complaint hearing or till further order.

Fix for further hearing and order **6(six) weeks** from this date.



(JAYANTA KR. BASU)

Chairperson

West Bengal Real Estate Regulatory Authority