

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

Complaint No.WBRERA/COM 001141

Prabir Kumar Sinha..... Complainant

Vs.

Rajwada Realtech..... Respondent

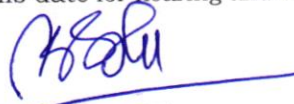
Sl. Number and date of order	Order and signature of the Authority	Note of action taken on order
02 14.08.2025	Complainant is present in the hearing physically and signed the Attendance Sheet. Respondent is absent in the hearing despite due service of hearing notice to the Respondent through email. Let the track record of due service of hearing notice to the Respondent be kept on record. Heard the Complainant in detail. As per the Complainant,- He booked a flat on 12.05.2024 having flat no. 12/9 H in Rajwada Global City at Matri Bhaban Road, Ward no. 27 at Narendrapur, Kolkata 700103 by depositing Rs. 25,000/-(twenty five thousand). Accordingly the Respondent Company issued the provisional allotment letter to the Complainant. But due to some discrepancies in the allotment letter the Complainant requested them for cancellation of the booking and to refund the booking amount of Rs. 25,000/-. In this regard the Complainant prayed before the Respondent via email to get refund his booking amount but the Respondent Company refused to refund the same. The Complainant prays before the Authority for the relief of refund of Rs.25,000/-. After hearing the Complainant, the Authority is pleased to admit this matter for further hearing and order as per the provisions contained in Section 31 of the Real Estate (Regulation and Development) Act, 2016 read with Rule 36 of the West Bengal Real Estate (Regulation and Development) Rules, 2021 and	

give the following directions:-

The Complainant is directed to submit his total submission regarding this Complaint Petition on a Notarized Affidavit annexing therewith notary attested / self attested copy of supporting documents and a signed copy of the Complaint Petition and send the original Affidavit to the Authority, serving a copy of the same to the Respondent, both in hard and soft copies, within **21 (twenty-one)** days from the date of receipt of this order of the Authority through email.

The Respondent is hereby directed to submit his Written Response on notarized affidavit regarding the Complaint Petition and Affidavit of the Complainant, annexing therewith notary attested / self attested copy of supporting documents, if any, and send the original to the Authority, serving a copy of the same to the Complainant, both in hard and soft copies, within **21 (twenty-one)** days from the date of receipt of the Affidavit of the Complainant either by post or by email, whichever is earlier.

Fix after **6 weeks** from this date for hearing and order.



(JAYANTA KR. BASU)

Chairperson

West Bengal Real Estate Regulatory Authority



(BHOLANATH DAS)

Member

West Bengal Real Estate Regulatory Authority