

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

Complaint No.WBRERA/COM001070

Anup Kumar Pattanayak..... Complainant

Vs.

Vedic Realty Pvt. Ltd..... Respondent

Sl. Number and date of order.....	Order and signature of the Officer	Note of action taken on order
02 12.06.2025	The Complainant is present in the hearing physically, filing Vakalatnama and signing the Attendance sheet. Respondent is absent despite due service of hearing notice through email. Heard the complainant in detail. As per the Complainant, he along with his wife Mili Pattanayak booked a residential unit in IVY Green, in the "VedicVillage Project" of the Respondent, signing a sell agreement on 03-09-2014, The Complainant has made a payment of Rs. 6,97,271/- from his own contribution and there was a tripartite agreement between the Bank, Complainant and Respondent towards a loan account for the payment of balance consideration amount of the flat. The stipulated date for handing over the flat was 03-09-2017 as per sale agreement. But the complainant has not yet received possession of the same. The Complainant prays for relief of refund of their investment along with interest as per provision of RERA Act. 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 their Complaint Petition on a Notarized Affidavit annexing therewith notary attested/self-attested supporting documents and a signed copy of the Complaint Petition and send the Affidavit (in original) 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 by email.

The Respondent is hereby directed to submit their Written Response on notarized affidavit regarding the Complaint Petition and Affidavit of the Complainant, annexing therewith notary attested/self-attested supporting documents, if any, and send the Affidavit (in 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 **12.09.2025** for next date of hearing and order.



(BHOLANATH DAS)

Member

West Bengal Real Estate Regulatory Authority



(TAPAS MUKHOPADHYAY)

Member

West Bengal Real Estate Regulator Authority