

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

Complaint No. WBRERA/COM 000334

Sudip Kumar Dey Complainant

Vs

Joydeep Majumder Respondent

Sl. Number and date of order	Order and signature of the Authority	Note of action taken on order
Execution 05 15.01.2026	<p>Today is the 5th day of Execution Hearing of this matter. The final order has been passed by this Authority on 30.01.2024.</p> <p>Complainant is present in today's hearing physically and signed the Attendance Sheet.</p> <p>Advocate Bodhisattya Halder is present in the hearing physically on behalf of the Respondent Company and signed the Attendance Sheet.</p> <p>The Complainant stated that the order of the Authority dated 26.11.2025 has not been complied with by the Respondent. The Complainant again prayed before the Authority for direction upon the Respondent to pay the statutory interest till to date in compliance of the Hon'ble WBREAT, as the Respondent could not deliver the possession of the flat along with completion certificate as yet.</p> <p>The Respondent submitted that they could not handover the possession of the flat as they have not received the completion certificate from the Rajpur-Sonarpur Municipality. Being aggrieved by the inaction of Rajpur-Sonarpur Municipality, they have filed a writ petition before the Hon'ble Calcutta High Court vide WPA no. 14692 of 2025. But the Rajpur-Sonarpur Municipality has not taken action as per order of Hon'ble Calcutta High Court, for which, they have again submitted a petition in the Hon'ble Calcutta High Court.</p> <p>The Respondent again prayed to grant them a reasonable time so that they can collect the completion certificate of the building and handover possession to the Complainant as per order of the Hon'ble Tribunal.</p> <p>However, the Complainant submitted that as he is not getting the possession of the Flat he has to incur expenditure for alternate accommodation and cannot be deprived of payment of interest by the Respondent as per direction of the Hon'ble WBREAT.</p>	

After hearing both the parties, the Authority is hereby pleased to direct the Respondent to comply the order of the Ld. Tribunal vide Appeal Petition No. WBREAT/APPEAL No-006/2024 regarding handing over possession of the Flat to the Complainant along with completion certificate within **30(thirty) days** from the date of receipt of this order of the Authority through email.

The Respondent is further directed to pay the Complainant interest as per direction of the Hon'ble Tribunal, at the rate SBI PRL plus 2% per annum on the amount of Rs. **44,27,400/-** for the period starting from 25.06.2022 till to date less the amount of interest already paid by the Respondent within **30(thirty) days** from the date of receiving this order through email and henceforth, the Respondent shall pay the interest at the end of every month to the Complainant till the date of delivery of possession of the Flat along with the Completion Certificate .

Fix **after 8(eight) weeks** for further hearing and order.

(JAYANTA KR. BASU)

Chairperson

West Bengal Real Estate Regulatory Authority

(TAPAS MUKHOPADHYAY)

Member

West Bengal Real Estate Regulatory Authority