

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

Complaint No. WBRERA/COM 001412

Debarati Choudhuri Complainant

Vs

Simoco Systems and Infrastructure Limited Respondent

Sl. Number and date of order	Order and signature of the Authority	Note of action taken on order
02 10.03.2026	<p>Mr. Partha Choudhuri (mob- 9831067495 email-devi.choudhuri@gmail.com) is present in the hearing today physically on behalf of the Complainant and signed the attendance sheet.</p> <p>Smt. Laxmi Biswas (mob:- 9818665867 email:- laxmi.biswas@simoco.net), being the Legal Representative of the Respondent Company is present in today's hearing through online mode by filing hazira through email.</p> <p>Both parties have submitted Affidavit as per the order of the Authority, vide order no. 01, dated 15.10.2025.</p> <p>Complainant has submitted Affidavit dated 08.11.2025 which has been received by this Authority on 11.11.2025.</p> <p>Respondent has submitted Affidavit dated 04.12.2025, which has been received by this Authority on 05.12.2025.</p> <p>Both parties confirmed receipt of the Affidavit from the opposite parties.</p> <p>Complainant confirmed receipt of Rs. 50,000/- (rupees fifty thousand only) from the Respondent and also disputed the total payment made by Complainant as submitted by the Respondent in his Affidavit.</p> <p>Respondent in his affidavit has proposed schedule of the repayment of principal and the interest amount in his affidavit. Due to financial distress they could only repay Rs. 50,000/- and requested for grant of another 30(thirty) to 45 (forty five) days for complying with the Authority's direction.</p> <p>After hearing both the parties, the Authority observes that while Respondent has admitted of receipt of payment of Rs. 4,18,956/- in different dates, he has failed to comply with the repayment schedule as proposed by him in his affidavit dated 05.12.2025.</p> <p>Now, the Authority is hereby pleased to give the following directions:-</p> <p>A. Respondent shall refund the Complainant the principal amount of Rs.</p>	

4,18,956/- along with accrued interest at the rate SBI PLR +2 per cent to be calculated from the date of payment of the principal amount by the Complainant till the date of refund of the same, by the Respondent, as mandated under section 17 and 18 of Real Estate (Regulation and Development) Act, 2016 and WBRERA Rules and report compliance of the said order within **45 (forty-five) days** from the date of receiving this order of this Authority.

- B. Respondent is hereby show caused why section 63 Real Estate (Regulation and Development) Act, 2016 shall not be invoked against him for willful non compliance of the Authority's order.

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



(JAYANTA KR. BASU)

Chairperson

West Bengal Real Estate Regulatory Authority



(BHOLANATH DAS)

Member

West Bengal Real Estate Regulatory Authority