

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

Name of the Applicant: AMBUJA REALTY DEVELOPMENT LIMITED

Project Name: UTPALAA – THE CONDOVILLE

WBREERA Registration No. WBREERA/P/KOL/2025/002427

Sl. Number and date of order	Order and signature of Authority	Note of action taken on order
Change of WBREERA Bank Account (01) ----- 21.04.2025	Whereas the Applicant-Promoter 'Ambuja Realty Development Ltd.' has made an Application for change of the WBREERA Bank Account of the project 'Utpalaa-The Condoville' which has been received on 16.04.2025 by this Authority. And Whereas the Applicant has stated that at the time of grant of Registration of the said Project, he has given the WBREERA Bank Account details for deposit of 70% of the amounts collected from the Allottees in the project in Axis Bank Ltd., CBB Kolkata branch, 3rd Floor, AC Market Building, 1, Shakespeare Sarani, Kolkata -700071 bearing Account Number-925020006358778 in compliance with section 4(2)(l)(d) of the Real Estate (Regulation and Development) Act, 2016. He also stated that the Development work of the project is not started and yet to be completed. And Whereas he also submitted on Affidavit dated 11.04.2025 that as the financial Institution, which is the lender and sanctioned construction loan for the said project has advised them to change the previous bank account. Because of this bonafide reason, it has become necessary for the Promoter to seek approval for change of bank account from this Authority. And Whereas the Applicant also submitted that he has complied the requirements of sections 4(2)(l)(d) of the Real Estate (Regulation and Development) Act, 2016 (hereinafter referred to as the 'RERA Act'), as regards to withdrawal of funds in proportion to percentage of completion of development work in the project and the Promoter will continue to fulfill the said requirements. And Whereas the Applicant also has undertaken to fulfill all financial commitments in order to fulfill all obligations cast on him under the RERA Act, 2016 and West Bengal Real Estate (Regulation and Development) Rules, 2021. And Whereas the Authority is of the considered opinion that the	

prayer for change of WBRERA bank account from **Axis Bank Limited** to **ICICI Bank Limited** is due to the request of the financial institution which has sanctioned construction loan for the project and it is for this bonafide reason only the Applicant has prayed for the change of WBRERA bank account and the said approval can be granted to protect the interest of the Allottees, Promoter and all the stake holders of the project.

ORDER

Now therefore, the Authority is hereby pleased to give the necessary approval for change of **WBRERA Bank Account** of the Project named '**UTPALAA - THE CONDOVILLE**' situated at Mouza - Nonadanga, Holding no.826, Chowbhagha, District - Kolkata, P.S. - Anandapur, PIN - 700107, of the Applicant Promoter Company Ambuja Realty Development Ltd, as follows:

Earlier WBRERA Account	
Bank Name	Axis Bank Limited
Branch Name	CBB Kolkata Branch, 3 rd Floor, AC Market Building, 1, Shakespeare Sarani, Kolkata - 700071 (West Bengal)
Account Name	ARDL UTPALAA WBRERA A/C
Account No.	925020006358778
IFSC Code	UTIB0001164

Present WBRERA Account	
Bank Name	ICICI BANK LTD.
Branch Name	KOLKATA R N MUKHERJEE ROAD BRANCH 38, HEMANTA BASU SARANI KOLKATA - 700001 (West Bengal)
Account Name	ARDL UTPALAA WBRERA A/C
Account No.	000605040732
IFSC Code	ICIC0000006

Secretary, WBRERA shall take necessary steps for change of bank account details in the WBRERA website of the instant project immediately.

The Applicant is hereby directed to submit a Notarized Affidavit stating the closing balance of the earlier bank account in Axis Bank Limited

and opening Balance in the ICICI Bank Limited and also stating that both of them are equal and annexing therewith the closing Account Statement of the Axis Bank Limited and opening Bank Statement of the ICICI Bank Ltd, within **15 days** from the date of receipt of this order of the Authority through email.



(JAYANTA KR. BASU)

Chairperson

West Bengal Real Estate Regulatory Authority



(BHOLANATH DAS)

Member

West Bengal Real Estate Regulatory Authority



(TAPAS MUKHOPADHYAY)

Member

West Bengal Real Estate Regulatory Authority