

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

Complaint No. WBRERA/COM000963

Joydeep Bhattacharjee..... Complainant.

Vs.

Ideal Real Estates Pvt. Ltd. Respondent.

Sl. Number and date of order	Order and signature of Authority	Note of action taken on order
04 09.10.2025	The Complainants, Joydeep Bhattacharjee, represented by the Learned Advocates, Subin Debnath and Javed Majid who appeared physically at the time of hearing of the instant Complaint. The Respondent, Ideal Real Estates Pvt. Ltd is represented by the Learned Advocate, Srijita Gupta, who appeared online. She is requested to file hazira which shall be kept in record. The Learned Advocate of the Complainant stated that the Flat is ready but the garage is not ready. They want the delivery of possession and registration of flat immediately. The Learned Advocate for the Respondent confirmed serving intimation to the complainant that the instant flat is ready along with the garage and the deed of conveyance shall be executed between the concerned parties upon receipt of some papers from the complainant as is necessary for execution of the deed of conveyance and stated that after receiving the papers from the Complainant the registration process will be done The Complainant denied receiving any such intimation from the respondent. The complainant further stated that all the necessary documents are available with him for the registration and the possession of the Flat along with the garage for car parking as mentioned in the Agreement for Sale. The Learned Advocate for the Respondent it will take more or less six months. She also admitted that the Flat is completely ready for delivery of possession. The Learned Advocate of the Complainant stated that there is no bar for registration of the flat and the papers asked for registration is nothing but to kill the time and he prayed for early registration and hand over the possession of the flat along with the garage. After hearing both parties, the Authority is pleased to give the following directions:- a) The Respondent is hereby directed to complete the process of Registration of the Deed of conveyance and deliver the possession	

of the Flat along with Garage within **30 (thirty) days** from the date of receipt of this order by email; and

- b) The Complainant is also hereby directed to provide documents as mentioned in today's hearing by the respondent's representative for smooth completion of the registration process by helping the Respondent if needed ; and
- c) The Respondent is also directed to submit the status of the registration process after 15 (fifteen) days by an affidavit after receiving the instant order by email.

Fix after **6 (six) 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