



HARERA
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HARYANA REAL ESTATE REGULATORY AUTHORITY
GURUGRAM

हरियाणा भू-संपदा विनियामक प्राधिकरण, गुरुग्राम

New PWD Rest House, Civil Lines, Gurugram, Haryana

नया पी.डब्ल्यू.डी. विश्राम गृह, सिविल लाईंस, गुरुग्राम, हरियाणा

PROCEEDINGS OF THE DAY

Day and Date	Wednesday and 11.12.2019
Complaint No.	CR/191/2019 Case titled as Chetan Malvi And Geetaben B Malvi V/S Ramprastha Promoter & Developers Private Limited
Complainant	Chetan Malvi And Geetaben B Malvi
Represented through	Shri Nilotpal Shyam and Ms. Shivali Advocates
Respondent	Ramprastha Promoter & Developers Private Limited
Respondent Represented through	Ms. Rashmeet Virk AR with Shri Dheeraj Kapoor, Advocate
Last date of hearing	24.9.2019
Proceeding Recorded by	Naresh Kumari, S.L.Chanana

Proceedings

Arguments heard.

2. It is a case of the complainant that he had booked a residential unit No.1303, 13th floor, Tower-F in the upcoming project, namely, "The Edge Tower" Sector-37-D, Gurugram of the respondent and he had already paid an amount of Rs.36,58,450 /- out of total sale consideration of Rs. 42,54,805 /- as per Annexure-R-2. By virtue of clause 15 (a) of the BBA executed on 22.10.2010, obligation was cast upon the respondent to deliver the possession of the unit complete in all respects by 31.12.2012 but till date respondent has failed to deliver the possession of the booked unit. Accordingly, the complainant is entitled for delayed possession charges till



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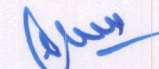
the date of actual handing over the possession of the booked unit as per provisions of Section 18(1) of the Real Estate(Regulation and Development) Act, 2016.

3. Rival contention of the respondent has also been considered but the same has no substance in view of the facts and circumstances of the matter.

4. Accordingly, the respondent is directed to pay delayed possession charges at the prescribed rate of interest i.e. 10.20% p.a. w.e.f. 31.12.2012 till actual handing over the possession of the booked unit.

5. Complaint stands disposed of. Detailed order will follow. File be consigned to the Registry.


Samir Kumar
(Member)
11.12.2019


Subhash Chander Kush
(Member)