



PROCEEDINGS OF THE DAY

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Day and Date	Friday and 12.09.2025
Complaint No.	CR/6197/2024 Case titled as Arijit Guha VS Sunrays Heights Private Limited
Complainant	Arijit Guha
Represented through	Complainant in person with Shri Vijay Pratap Singh Advocate
Respondent	Sunrays Heights Private Limited
Respondent Represented	Shri Tushar Behmani Advocate
Last date of hearing	08.08.2025
Proceeding Recorded by	Naresh Kumari and HR Mehta

Proceedings

The present complaint was filed on 24.12.2024. The reply on behalf of the respondent was filed on 27.06.2025.

The complainant is seeking delayed possession charges and possession of the unit.

The counsel for the respondent states that the occupation certificate has been obtained by the respondent on 31.12.2024 and the offer of possession is being made to the complainant.

Arguments heard.

The respondent/promoter is directed to pay interest to the complainant against the paid-up amount at the prescribed rate i.e., 10.85% p.a. for every month of delay from the due date of possession till valid offer of possession plus two months after obtaining occupation certificate from the competent authority or actual handing over of possession, whichever is earlier, as per section 18(1) of the Act of 2016 read with rule 15 of the rules.

Detailed order will follow. Matter stands disposed.

Arun Kumar
Chairman
12.09.2025