



## HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

### COMPLAINT NO. 234 OF 2021

Renu Khurana

....COMPLAINANT

VERSUS

Ansal Crown Infrabuild Pvt. Ltd.

....RESPONDENT

**CORAM:**

**Rajan Gupta  
Dilbag Singh Sihag**

**Chairman  
Member**

**Date of Hearing: 05.07.2022**

**Hearing: 6<sup>th</sup>**

**Present: -**

Mr. Vivek Sheoran, learned counsel for the complainant  
through VC  
None for the respondent

### **ORDER (DILBAG SINGH SIHAG-MEMBER)**

1. While initiating his pleadings, learned counsel for the complainant stated that a decision has already taken by the Authority in Complaint No. 371 of 2021 titled as Yatish Kumar Versus Ansal Crown Infrabuild Pvt. Ltd. The issue and relief sought by the complainant squarely covers the

controversy involved in said complaint. Hence, this complaint be disposed of in the same manner.

2. Authority is satisfied that the issues and controversies involved in present complaint are of similar nature as those were in Complaint No. 371 of 2021 titled as Yatish Kumar Versus Ansal Crown Infrabuild Pvt. Ltd. Therefore, captioned complaint is also hereby disposed of in terms of the order passed by Authority in Complaint no. 371 of 2021.

3. In furtherance of above mentioned observation, Authority would dispose of present complaint with the order that possession of booked apartments shall be delivered by the respondent-promoters to the allottee whenever they complete the project and obtain occupation certificate from authority concerned. Since inordinate delay has already been caused, respondent-promoters are ordered to pay upfront interest to the allottee as per provisions of Section 18 of the RERA Act, 2016 and Rule 15 of RERA Rules, 2017. The upfront interest is being got calculated from the due date of offering possession i.e. 30.05.2013 upto the date of passing this order i.e. 05.07.2022. Allottee would be further entitled to monthly interest for each month of further delay caused. Upfront interest and monthly interest payable to complainant is shown in the table below:-



Sr. No.	COMPLAINT NO.	AMOUNT PAID BY THE COMPLAINANT (In Rs.)	DEEMED DATE OF POSSESSION	UPFRONT DELAY INTEREST CALCULATED @ 9.70 BY AUTHORITY TILL 05.07.2022 (In Rs.)	FURTHER MONTHLY INTEREST (In Rs.)
1.	234/2021	18,96,169/-	30.05.2013	16,90,629/-	15,621/-

4. **Disposed of.** File be consigned to record room after uploading of this order on the website.



*[Signature]*

RAJAN GUPTA  
[CHAIRMAN]

*[Signature]*

DILBAG SINGH SIHAG  
[MEMBER]