

FORM 'J'
See rule 36(1)

COMPLAINT TO AUTHORITY
Complaint under section 31 of the Act

For use of Authority(s) office :

Date of filing : 8/11/2020

Date of receipt by post : _____

Complaint No. : COM000465

Signature : _____

Authorized Officer : _____

IN THE HOUSING INDUSTRY REGULATORY AUTHORITIES OFFICE

Calcutta Greens Commercial Complex (1st Floor), 1050/2, Survey Park, Kolkata-700075

Between
GAUTAM KALAWATIA Complainant(s)
And
IDEAL REAL ESTATES PRIVATE LIMITED Respondent(s)

Details of claim :

- Particulars of the complainant(s) :
 - Name of the complainant : GAUTAM KALAWATIA
 - Address of the existing office / residence of the complainant : GREENFIELD CITY,BLOCK-21/11H JOTE SHIBRAMPUR ROAD, South 24-Parganas, Thakurpukur Mahestola, Mahestola, 700141
 - Address of the service of all notice : GAUTAM KALAWATIA
GREENFIELD CITY,
BLOCK-21/11H, JOTE SHIBRAMPUR ROAD
WARD NO -14
KOLKATA-700141
- Particulars of the respondents:
 - Name(s) of the respondent : IDEAL REAL ESTATES PRIVATE LIMITED
 - Office address of the respondent : 591A, MOTILAL GUPTA ROAD ,Kolkata,Kolkata Haridevpur,West Bengal,700008
 - Address for service of all notices : IDEAL REAL ESTATES PRIVATE LIMITED
50 J.L.NEHRU ROAD
11TH FLOOR
KOLKATA-700071
- Jurisdiction of the Authority : Kolkata
- The complainant declares that the subject matter of the claim falls within the jurisdiction of the Authority. Facts of the case:

I GAUTAM KALAWATIA HAS BOOKED THE FLAT IN THE IDEAL GREEN APARTMENT (EUCLYPTUS -6D) ON 28 JULY 2019 , THAT TIME IDEAL TEAM SAID TO ME THAT I WILL GET THE POSSESSION OF THE FLAT BY SEPTEMBER 2020.
ON 28/07/2019 I PAID RS 1 LAKH AS BOOKING AMOUNT AND TILL 5/10/2019 I PAID 30% OF THE VALUE OF THE FLAT THAT COMES TO 25.81 LAC AND EVEN AFTER 10 MONTH THE CONSTRUCTION SITUATION WAS SAME i.e NO MAJOR PROGRESS IN THE PROJECT CONSTRUCTION
ON 28/04/2020 I ASKED THEM FOR REFUND OF MY MONEY BUT THERE WAS NO REPLY FOR MORE THAN A MONTH SO AGAIN I ASKED FOR THE DETAILED PLAN SCHEDULE(STAGE WISE) OF THE PROJECT ,TO KNOW WHEN THE PROJECT WILL COMPLETE BUT EVEN THEN THERE WAS NO REPLY FROM THEIR SIDE AND ON 22/07/2020 INSTEAD OF SHARING THE PLAN THEY ARE DEMANDING FOR 10% OF THE VALUE

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THE LIABILITY(RENT+LOAN EMI) FOR A LONG TIME .

(give a concise statement of facts and grounds for complaint)

5. Relief(s)

In view of the facts mentioned in paragraph 4 above, the complainant prays for the following relief(s) :
REFUND OF MY ENTIRE AMOUNT ALONG WITH THE INTEREST.

(Specify below the relief(s) claimed explaining the grounds of relief(s) and the legal provisions (if any) relied upon)

6. Interim order, if prayed for:

Pending final decision on the complaint the complainant seeks issue of the following interim order:

(Give here the nature of the interim order prayed for with reasons)

7. Complainant not pending with any other court, etc:

The complainant further declares that the matter regarding which this complaint has been made is not pending before any court of law or any other authority or any other tribunal(s).

8. Particulars of bank draft in respect of the fee in terms of sub-rule (1) of rule 36:

(i) Amount : 1000

(ii) Name of the bank on which drawn : BillDesk Online Payment

9. List of enclosures :

(Specify the details of enclosures with the complaint)

ALLOTMENT LETTER AND MONEY RECEIPT

MONEY RECEIPT

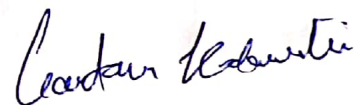
MONEY RECP

Verification

I **GAUTAM KALAWATIA** son / daughter of **MR BALKISHAN KALAWATIA** the applicant do hereby verify that the contents of paragraphs (1 to 7) are true to my personal knowledge and belief and that I have not suppressed any material fact(s).

Place : Kolkata

Date : 14/08/2020



Signature of the applicant(s)