

FORM 'J'
See rule 36(1)

COMPLAINT TO AUTHORITY
Complaint under section 31 of the Act

Kolkata- 700041 had booked one Flat vide Agreement For Sale dated 27th August 2015 with regard to the Project "The Pyramid" Block-11 4th Floor, Type- E, Unit No. 11-4E (Block-11, Flat No. 4E) Area -1462 Sq.ft. (Super built-up area apox.) Block-11

That On or about 27th August 2015 an Agreement For Sale was executed by and between you the Addressee Nos. 1 and 2 and my clients whereby and where under my clients was allotted a Flat being Unit No. T 11-4E, Type-E, 4th Floor, Block-11 comprised in the Project "The Pyramid"
Block-11

And That

As of the date in terms of the project "The Pyramid" and the above contract, my clients made a total of Rs. 12,85,873 / - (Twelve lakhs eighty five thousand eight hundred and seventy three) have given you by Cheques, details of that payment giving below.

Schedule of payment details' below:

PAID TO	CHEQUE NO.	BANK NAME	DATE	AMOUNT
LGW LIMITED	CHQ No. 000003	HDFC BANK	26-08-2015	₹ 3,10,500.00
LGW LIMITED	CHQ No. 000006	HDFC BANK	09-09-2015	₹ 9,40,369.00
VIJAY NAND MISHRACHQ	No. 000007	HDFC BANK	09-09-2015	₹ 20,800.00
VIJAY NAND MISHRACHQ	No. 000008	HDFC BANK	09-09-2015	₹ 2,000.00
TDS				₹ 12,204.00
TOTAL				₹ 12,85,873.00

That in terms of the aforesaid Agreement For Sale dated 27th August 2015, you are supposed to hand over possession of the said Flat to my clients within 36 (Thirty Six) months from the date of commencement of construction of the aforesaid Project i.e. May, 2017.

That It has been noticed by my clients that since 2017 there is no construction begin carried out on the proposed project. In the event you failed to comply with the terms stipulated in the Agreement to Sale dated 27.08.2015, then in that event you will be liable to refund the entire consideration amount to my clients with Interest 12% P.A.

(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):
Hence Due to Delay of the Project We both are Suffered and loss of Monitory financial too, hence We requested to the West Bengal Real Estate Regulatory Authority to do the necessary direction to get our refund back together with Interest as deem feel and proper.
FX

(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:

Prayer for Refund all amount with Interest and or necessary direction to get our refund back together with Interest as deem feel and proper.
FX

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

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

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

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:

- Amount : 1000
- Name of the bank on which drawn : BillDesk Online Payment

9. List of enclosures :

(Specify the details of enclosures with the complaint)