

BEFORE THE
MAHARASHTRA REAL ESTATE REGULATORY AUTHORITY
MUMBAI

COMPLAINT NO: CC006000000012252

Dinesh Shah
Kanaklata Shah
Parag Shah

... Complainants

Versus

Horizon Dream Homes Private Limited
MahaRERA Regn.No. P51800004409

... Respondent

Corum:
Shri Gautam Chatterjee, Chairperson, MahaRERA

Complainants represented themselves with C.A. Ramesh Prabhu
Respondent was represented by Mr. Dishang Shah, Adv., (i/b P M Shah.)


Order

30th January 2018

1. The respondent's project "Horizon Jewel" located at Malad, Mumbai is a redevelopment project in which the Complainants stated that they are the original owners of two apartments in the old building and have also purchased additional area in the said project admeasuring 92 square feet.
2. Complainants, amongst other things, prayed the Respondent be directed to inform them about the completion date of the said project.
3. The advocate for the Respondent stated the Respondent has obtained the commencement certificate upto 8th floor of the said project and has purchased additional TDR and are awaiting the commencement certificate for the remaining floors, which they expect to get in a month's time. Further, he stated that the Respondent shall adhere to the revised completion timeline mentioned in their MahaRERA registration, which is December 31, 2019. The complainants accepted the said timeline.



4. In view of the above facts, the respondent shall, therefore, handover the possession of the said apartment, with Occupancy Certificate, to the complainant before the period of December 31, 2019, failing which the respondent shall be liable to pay interest to the complainant from January 1, 2020 till the actual date of possession, on the entire amount paid by the complainant to the respondent for the said additional area purchased by the complainants. The said interest shall be at the rate as prescribed under Rule 18 of the Maharashtra Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of Real Estate Agents, Rate of Interest and Disclosures on Website) Rules, 2017.
5. Consequently, the matter is hereby disposed of.


(Gautam Chatterjee)
Chairperson, MahaRERA