

BEFORE THE
MAHARASHTRA REAL ESTATE REGULATORY AUTHORITY
MUMBAI

COMPLAINT NO: CC006000000000982

Hansa Deepak Lalwani

... Complainant

Versus

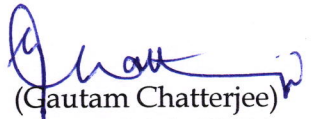
Ariisto Developers Pvt. Ltd..
MahaRERA Regn.No. P51800002847

... Respondent

Order

13th November 2017

1. The Complainant herself pleaded, Shri Bhavesh Gangar, represented the Respondent.
2. The complainant has booked an apartment in the project, which is registered under MahaRERA with registration No. P51800002847 and received an allotment letter dated 24th March 2007 upon payment of a substantial amount. The allotment letter mentions that the possession of the said apartment would be upon completion of the proposed building. On the MahaRERA website, the Promoter has put a date of completion of 31st December 2024. The complainant has filed this complaint to seek directions for early registration of agreement and delivery of the said apartment.
3. During the hearing on 13th November 2017, the respondent stated that due to unavoidable reasons such as Environment & Forest clearance and Court stays, he could not construct the building. However, now that he has received the necessary clearances and permissions, he will be able to complete the said project before 31st December 2024 and he is ready to sign the agreement with the complainant.
4. MahaRERA wanted the promoter to commit himself to a reasonable time for possession. During the hearing, both the parties have agreed to a date of possession on or before 31st December 2021.
5. Considering the above fact, the parties are directed to sign the registered agreement for sale, as per the Maharashtra Real Estate (Regulation and Development) (Registration of Real Estate Projects, Registration of real estate agents, rates of interest and disclosures on website) Rules, 2017 in 45 days from the Order with a date of possession 31st December 2021.
6. Consequently, the matter is hereby disposed of.


(Gautam Chatterjee)
Chairperson, MahaRERA