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Date of filing: 16-11-2017

Date of Order: 30-07-2019

**BEFORE THE DISTRICT CONSUMER DISPUTES REDRESSAL FORUM
- II, HYDERABAD**

Present

**SRI VAKKANTI NARASIMHA RAO B.A., B.L., PRESIDENT
SMT.MEENA RAMANATHAN, MEMBER**

Tuesday, the 30th day of July, 2019

Consumer Case No.482/2017

Between :

Mr. RAJPUT BALAJI, S/o. Hirasingsh, Aged about : 42 years,
Occ : Service in Indian Army, R/o. 4/8 Old Umrao Complex, KLP 2,
Bikaner, Rajasthan. Complainant

AND

1. M/s. Incredible India Projects Private Ltd., Rep. by it's Managing Director, H.No.3-6-98, 2nd Floor, Vasavi Towers, Opp to HDFC Bank, West Maredpally, Secunderabad - 500026.
 2. Mr.Venkat Rao Akondi, Asst.General Manager, M/s. Incredible India Projects Private Ltd., H.No.3-6-98, 2nd Floor, Vasavi Towers, Opp to HDFC Bank, West Maredpally, Secunderabad -500026.
- Opposite parties

Consumer Case No.483/2017

Between:

Mr. Rajput Balaji, S/o. Hirasingsh, Aged about: 42 years, Indian, Occ :
Service in Indian Army, R/o. 4/8 Old Umrao Complex, KLP 2, Bikaner,
Rajasthan.Complainant

AND

1. M/s.Incredible India Projects Private Ltd.,Rep. by it's Managing Director, H.No.3-6-98, 2nd Floor, Vasavi Towers, Opp to HDFC Bank, West Maredpally, Secunderabad - 500026.
 2. Mr.Venkat Rao Akondi, Asst.General Manager, M/s. Incredible India Projects Private Ltd., H.No.3-6-98, 2nd Floor, Vasavi Towers, Opp to HDFC Bank, West Maredpally, Secunderabad -500026.
- Opposite parties

Counsel for the Complainant

Counsel for the Opposite parties 1 & 2

: M/s. K.Visweswara Rao

: M/s. Nelson Mathew

**ORDER**

(By Sri Vakkanti Narasimha Rao, Hon'ble President on behalf of the bench)

The above both the complaints in CC No. 482 of 2017 and CC No. 483 of 2017 filed by the complainant under Section 12 of Consumer Protection Act, 1986 with a prayer to direct the opposite parties in each complaint:-

- 1) To refund a sum of Rs.1,33,800/- (Rupees One lakh thirty three thousand and eight hundred only) in each complaint with interest @ 18% p.a. from 21.07.2014 till the date of realization.
- 2) To pay a sum of Rs. 60,000/- in each complaint towards the compensation for mental agony, hardship and serious inconvenience.
- 3) To pay a cost of Rs.15,000/-in each complaint.

BRIEF FACTS OF THE COMPLAINTS:

The complainant states that the opp. party No.1 is a company registered under the companies Act of 1956 engaged in the business of Real Estate such as procuring the vacant sites, dividing the same into the residential plots by undertaking to provide developments, basic amenities and infrastructure for making the said residential plots "fit for habitation". The opp. parties have represented that they have floated a venture at Hussainabad Village, Hanumanpur Village, Bhongir Village, of Bhongir Mandal, which is surrounded by the educational Hubs, Raheja IT, Infosys, NIMS Hospital, CCMB, Singapore Township, Genpact, and Rajiv Gandhi Stadium etc., and the same has the possibility for vast development in some few months and that the opp. parties offered the conversion of the land into the residential land, all Black top roads 60' and 40' road, Electricity with transformer and street lighting, underground drainage with septic tank, water lines with overhead tank and sump, kerbing with footpath tilling, Avenue Plantation, open places