In complaint filed by Complainant **Mrs. Celina Rodrigues Braganza,** in case number **F No: 3/RERA/Complaint (452)/2024,** The Authority has passed the following order dated **26.03.2025**:-

i. ***"The respondents nos. 1, 2 & 4 are directed to refund the sum of ₹17,00,000/- (Rupees Seventeen Lakhs only) to the complainant within 30 days, from the date of this order.***

ii. ***The respondents nos. 1, 2 & 4 are also directed to pay to the complainant interest @11.10% p.a. from dates of deposit as referred in Para 28 above, till effective payment.***

iii. ***The respondents nos. 1, 2 & 4 are directed to pay costs of ₹2,00,000 (Rupees Two Lakhs only) to the complainant within thirty days of the order, failing which it will carry interest in terms of law till payment.***

iv. ***The respondents nos. 1, 2 & 4 are directed to pay ₹5,00,000/- (Rupees Five lakhs only) as penalty under Section 61 of the Act for violation of Section 13 read with Section 18 of the RERA Act. The amount shall be deposited in the bank account of the Authority within 60 days, failing which necessary proceedings will be initiated against the respondents.***

v. ***The respondents nos. 1, 2 & 4 are directed to file compliance report of this order in the form of an affidavit, within sixty days of this order, failing which further legal action will be initiated by the Authority under the RERA Act for execution of the order. "***

Since the respondent /promoter i.e. 1. **S. M. Ventures Builders & Developers** Represented through its partners, namely **2. Mr. Sushant**

Vishnudas Sawant, 3. Digamber Manguesh Tilve, (Deleted as per Order dated 13.03.2025) **4. Devendra Kumar Maheshwar,** a letter dated 04.06.2025 was sent to Collector (South Goa) for execution.