

RERA Checklist

Verification steps from Chapter 22, ready to tick off and record.

CHECK ITEM	VERIFIED?	SOURCE / NOTES
Found the project on the official state RERA portal		
RERA number matches the brochure & agreement		
Promoter name verified against the actual builder entity		
Project details checked — land area, units, sanctioned plan		
Possession date registered matches what's verbally promised		
No unresolved complaints or orders found		

▣ WHERE TO CHECK

Official state RERA portal — search by project name, builder name, or registration number.

? ASK THIS

“Can you share the exact RERA registration number for this project in writing?”

RECORD

RERA registration number found	
Registered possession date	
Date verified	

SALES CLAIMS VS REGISTERED INFO

WHAT SALES TEAM SAID	WHAT RERA SHOWS	MATCH?

A NOTE ON RERA COMPLAINTS

An unresolved complaint against a builder on the RERA portal is not, by itself, a reason to reject a project. Some complaints are filed by competing builders, ex-vendors, or parties unrelated to actual homebuyers, and may have nothing to do with construction quality or delivery risk. If a complaint exists, treat it as a prompt for due diligence, not a verdict — check who filed it, what it alleges, and whether the builder has responded on the portal, before deciding.

This checklist is a starting point for organising your own verification. It is not a substitute for review by a qualified lawyer.