

M/s. IREO Pvt. Ltd.
Vs.
Praveen Jain
CM Nos.1564 to 1566 of 2024
In Appeal No.567 of 2024

Present: Ms. Hanima Grewal, Advocate for
Mr. Venket Rao, Advocate
for the appellant.

Respondent in person with
Mr. Mohd. Sartaj Khan, Advocate and
Ms. Divya Jyoti, Advocate,
for the respondent.

On the last date of hearing, following order was passed
in this case:

“Issue notice.

*Notice re: CM No.1565 of 2024 seeking
condonation of delay as well.*

*Ms. Divya Jyoti, Advocate accepts notice on
behalf of the respondent. She prays for some time to file
reply, if any, to the application seeking condonation of
delay. Same be filed well in time before the next date of
hearing with advance copy to counsel opposite.*

List on 16.02.2026”

Today, Mr. Khan submits that reply to the application
seeking condonation of delay has already been filed through e-mail.

Reply is not available in the file. Registry may locate
the same and place it on record.

Adjournment is sought on the ground that the arguing
counsel for the appellant is not available today.

At this stage, Mr. Khan submits that in similar Appeal
No.628 of 2024 listed today, possession has already been handed
over to the allottee. He, on instructions from the respondent-
allottee (Mr. Parveen Jain), who is present in Court, further
submits that the allottee is ready to take possession subject to
final outcome of the appeal.

Ms. Grewal submits that she shall seek instructions
from the appellant-company in this regard.

Keeping in view the facts and circumstances, it appears that the matter needs to be referred for mediation.

Ordered accordingly.

Matter is referred to the mediation to explore the possibility of amicable settlement between the parties, in view of the enabling provisions contained in Section 32(g) of the Real Estate (Regulation and Development) Act, 2016, and the judgment of the Hon'ble Supreme Court in *Forum for People's Collective Efforts (FPCE) v. State of West Bengal & Anr.*

Mediation be held between the parties on 24.03.2026 at 11:30 A.M. sharp before one of us. Both parties shall remain present, either personally or through their authorised representatives, physically or through virtual mode

It is made clear that as the matter has been referred to mediation with the consent of the parties, in case any of the parties fails to appear, this Court shall impose punitive costs.

File be put up on the administrative side.

Needless to observe, if the matter is settled between the parties on the basis of amicable settlement, it shall not act as a precedent.

Justice Rajan Gupta
Chairman
Haryana Real Estate Appellate Tribunal

16.02.2026
Manoj Rana