



**HARERA**  
**GURUGRAM**

**HARYANA REAL ESTATE REGULATORY AUTHORITY**  
**GURUGRAM**

हरियाणा भू-संपदा विनियामक प्राधिकरण, गुरुग्राम

New PWD Rest House, Civil Lines, Gurugram, Haryana

नया पी. डब्ल्यू. डी. विश्राम गृह, सिविल लाईंस, गुरुग्राम, हरियाणा

**PROCEEDINGS OF THE DAY**

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|                        |                                                                             |
|------------------------|-----------------------------------------------------------------------------|
| Day and Date           | Thursday and 21.08.2025                                                     |
| Complaint No.          | CR/2178/2024 Case titled as Mohit Mathur VS Sunrays Heights Private Limited |
| Complainant            | Mohit Mathur                                                                |
| Represented through    | Shri Vijay Pratap Singh Advocate                                            |
| Respondent             | Sunrays Heights Private Limited                                             |
| Respondent Represented | Shri Aayush proxy counsel                                                   |
| Last date of hearing   | 14.07.2025                                                                  |
| Proceeding Recorded by | Naresh Kumari and HR Mehta                                                  |

**Proceedings**

**Order pronounced.**

The cancellation if any is hereby set aside being bad in the eyes of law as the complainant has paid more than 85% of the sale consideration and the delay in completion of the project is approx. 3.9 years. In view of the same, the respondent is directed to reinstate the subject unit within a period of 30 days from the date of this order. Further, the respondent is directed to pay interest on the amount paid by the complainant at the prescribed rate of interest i.e., 10.85% p.a. for every month of delay from the due date of possession i.e., 16.03.2021 till the offer of possession plus 2 months or actual handing over of possession, whichever is earlier.

Other reliefs shall be part of the main order.

Detailed order will follow. Matter stands disposed off.

*V.1*

Vijay Kumar Goyal  
Member

21.08.2025