



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		16
Day and Date	Tuesday and 06.05.2025	
Complaint No.	CR/2532/2021 Case titled as Jayant Johri And Kanika Johri VS KNS Infracon Private Limited	
Complainant	Jayant Johri And Kanika Johri	
Represented through	Ms. Ritika proxy counsel	
Respondent	KNS Infracon Private Limited	
Respondent Represented through	Shri Rishabh Jain Advocate	
Last date of hearing	11.03.2025	
Proceeding Recorded by	Naresh Kumari and HR Mehta	
Proceedings		
The present complaint has been filed on 19.07.2021 and the reply has been filed on 18.10.2021.		
The succinct facts of the compliant are as under: -		
S. No.	Heads	Information
1.	Project name and location	'Capital Gateway, Sector-111, Gurugram
2.	Project area	10.462 acres
3.	Nature of the project	Residential
4.	DTCP license no. and validity status	34 of 2011 dated 16.04.2011 valid upto 15.04.2024
5.	Name of licensee	KNS Infracon Pvt. Ltd. and others
6.	RERA registered/ not registered	Registered vide regd. No. 12 of 2018 dated 10.01.2018
7.	Unit no.	1204, 12 th floor, tower D (pg. 85 of complaint)
8.	Date of execution of buyers' agreement	11.12.2015 (pg. 81 of complaint)



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9.	Payment plan	Construction linked payment plan
10.	Total sale consideration	Rs. 1,14,086,980/- (pg. 85 of complaint)
11.	Total amount paid by the complainant	Rs. 1,66,11,610/- (CRA)
12.	Due date of delivery of possession (within 54 months from the date of sanction of building plan which is 07.06.2012)	07.12.2016
13.	Offer of possession	Not offered
14.	Occupation certificate	Not obtained

The complainant is seeking refund of the deposited amount with prescribed rate of interest.

The counsel for the respondent states that the amount paid against the unit was only through bank loan and the same has been settled with the concerned bank and no amount remains to be paid to either of the party.

Arguments heard.

Order reserved.

Parties may file brief written submissions alongwith detailed calculation sheet within a period of 2 weeks with an advance copy to each other.

Matter to come up on 08.07.2025 for pronouncement of order.

Ashok Sangwan
Member

Arun Kumar
Chairman
06.05.2025

Vijay Kumar Goyal
Member