



**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**

28

Day and Date	Tuesday and 09.04.2024
Complaint No.	CR/2532/2021 Case titled as JAYANT JOHRI AND KANIKA JOHRI VS KNS INFRACON PVT.LTD
Complainant	JAYANT JOHRI AND KANIKA JOHRI
Represented through	Shri Ravi Kumar proxy counsel
Respondent	KNS INFRACON PVT.LTD
Respondent Represented	Ms. Stuti Jain proxy counsel
Last date of hearing	28.02.2024
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 <sup>th</sup> 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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New PWD Rest House, Civil Lines, Gurugram, Haryana

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

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 counsel for the complainant has filed an application for amendment of the relief from refund to DPC and has been allowed during the last proceedings.

The counsel for the respondent may file written submissions within 3 weeks after supplying a copy to the counsel of the complainants.

The proxy counsel further states that the unit was under a financial arrangement with ICICI and PNB and payment towards loan /interest have been made by the respondent and the details will be filed with the written submissions.

Matter to come up on 16.07.2024 for final arguments.

Ashok Sangwan  
Member

Vijay Kumar Goyal  
Member

Arun Kumar  
Chairman  
09.04.2024