



**PROCEEDINGS OF THE DAY**

**44**

|                                |                                                                   |
|--------------------------------|-------------------------------------------------------------------|
| Day and Date                   | Monday and 08.09.2025                                             |
| Complaint No.                  | E/2554/2023 Case titled as VISHAL BAHADANI VS IREO GRACE REALTECH |
| Complainant                    | VISHAL BAHADANI                                                   |
| Represented through            | None for DH                                                       |
| Respondent                     | IREO GRACE REALTECH                                               |
| Respondent Represented through | Ms Shivani Dang, Advocate                                         |
| Last date of hearing           |                                                                   |
| Proceeding Recorded by         | Ashok Kumar and Manju Bala                                        |

**Proceedings**

Sh. Roshan Singh, ALE of the Authority informs that the RC No. 701 has been sent to the District Collector, Gurugram on 13.08.2025 for recovery of the decretal amount in terms of section 40 (1) of Act of 2016. The section 40(1) of the Act, 2016 is reproduced below for ready reference: -

*"40(1). If the promoter or allottee or real estate agent as the case may be, fails to pay any interest or penalty or compensation as imposed on him, by the Adjudicating Officer or the Regulatory Authority, or the Appellate Authority, as the case may be, under this Act or the Act or the rules and regulation made thereunder, it shall be recoverable from such promoter or allottee or real estate agent, in such manner as may be prescribed as an arrears of land revenue."*



**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

:2:

E/2554/2023

Mail along with scanned recovery certificate has been sent to both the parties.

Counsel for the JD states that a Writ Petition (Civil) No. 716-2025 has been filed against the order dated 02.02.2023 passed by the Hon'ble Appellate Tribunal and the same is pending for hearing on 10.10.2025.

Matter to come up on **07.11.2025** for further proceedings.

Ashok Sangwan  
Member  
08.09.2025