



HARERA
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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		79
Day and Date	Friday and 22.03.2024	
Complaint No.	CR/3158/2023 Case titled as Kusum Lata Dabas and Manish Dabbas VS Clarion Properties Limited	
Complainant	Kusum Lata Dabas and Manish Dabbas	
Represented through	Shri Harshit Batra Advocate	
Respondent	Clarion Properties Limited	
Respondent Represented	Shri Arul Prakash with Shri Amit Kumar AR of the company in person.	
Last date of hearing	08.12.2023	
Proceeding Recorded by	Naresh Kumari and HR Mehta	

Proceedings

The present complaint has been filed on 18.07.2023 and the reply has been filed on 04.01.2024.

The counsel for the complainants states that the complainants are seeking directions w.r.t possession of unit as well as assured return. However, further submitted that as regard assured return, they are ready to wait till the next date of hearing and only pursuing the relief w.r.t possession of the unit.

The counsel for the respondent states that they have no objection w.r.t handing over of unit rather they have offered possession on 13.02.2023. However, the possession could not be delivered because of pending dues to be paid by the complainants, details of which have been communicated to the complainants.

The counsel for the complainants states that they have already paid more than 90% and now since they are seeking assured return and the same has yet to be decided. However, the counsel for the respondent states that assured return has to be paid till the date of offer of possession which they have already credited to the account of the complainants and statement of same has already been sent to the complainants. However, the counsel for the complainants



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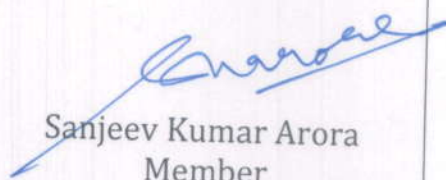
states that some illegal demands such as sinking funds, labour cess etc. has been raised which are not as per BBA.

The counsel for the respondent states that they are demanding the amount as per BBA and there are no illegal demands.

Part arguments heard.

Both the counsels for the parties are directed to submit written submissions within a period of 15 days with an advance copy to each other.

Matter to come up on **31.05.2024** for final arguments.


Sanjeev Kumar Arora
Member
22.03.2024