



HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

1. COMPLAINT NO. 1093 OF 2024

Kanwar Nain Singh

....COMPLAINANT

Versus

Parsvnath Developers Ltd.
(through its Managing Director)

....RESPONDENT

2. COMPLAINT NO. 1094 OF 2024

Ravinder Pal Singh

....COMPLAINANT

Versus

Parsvnath Developers Ltd.
(through its Managing Director)

....RESPONDENT

Date of Hearing: 15.12.2025

Hearing: 5th (in both complaints)

Present: Mr. Ramesh Malik, Id. counsel for complainant through VC (In both captioned complaints).
Adv. Rupali Verma for the respondent through VC (In both complaints).

ORDER(NADIM AKHTAR - MEMBER)

1. Ld. Counsel for the complainant submitted that captioned cases are covered by the judgment in complaint case no. 723 of 2019 titled Nishant Bansal vs. Parsvnath Developers Ltd and therefore the present cases may also be disposed off in same terms.
2. The learned counsel appearing for the respondent has contended that the factual matrix of the present case does not fall within the ambit of the judgment rendered in Complaint Case No. 723 of 2019, titled Nishant Bansal vs. Parsvnath Developers Ltd. It is submitted that no demand whatsoever was raised by the respondent in respect of the said booking after the year 2006. It is further urged that the complainant is merely a subsequent allottee and that no privity of contract or mutual understanding ever came into existence between the complainant and the respondent. It is further contended that the alleged transaction was, at best, an expression of interest and did not culminate in the allotment of any specific plot in favour of the complainant. Admittedly, no builder-buyer agreement was executed between the parties. The receipts relied upon by the complainant pertain only to the respondent's present and future projects and do not confer any vested or enforceable right in respect of any particular plot.



3. Arguments heard. Both the cases are adjourned to 23.02.2026 for further arguments and consideration



.....
NADIM AKHTAR
[MEMBER]