



HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

COMPLAINT NO. 606 OF 2023

Arun Kumar alias Arun Patel

....COMPLAINANTS

VERSUS

M/s BPTP Ltd

.....RESPONDENT

CORAM:	Nadim Akhtar	Member
	Dr. Geeta Rathee Singh	Member
	Chander Shekhar	Member

Date of Hearing: 26.09.2024

Hearing: 5th

Present: Mr. Arjun Kundra, counsel for complainants
Mr. Hemant Saini, Counsel for respondent.

ORDER (NADIM AKHTAR-MEMBER)

1. Ld. counsel for the respondent has handed over cheque of an amount of Rs 19,11,201/- issued in favor of complainant to the counsel for complainant in court itself towards delay interest. He further stated that occupation certificate

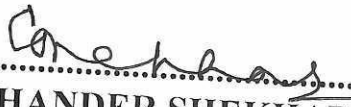
already stands received on 20.07.2022 and offer of possession had already been issued to complainant on 12.11.2021. So, complainant be directed to take actual physical possession of booked unit as his unit is ready.

2. Ld. counsel for complainant accepted the cheque tendered by respondent's counsel. He requested that formal communication be sent to complainant by respondent for taking over physical possession of unit.
3. In these circumstances, respondent is directed to send an intimation through mail to complainant to visit their office for taking over physical possession of unit within next 15 days. Said email shall bear details of concerned official who will remain present at the time of visit. Upon visit of complainant, respondent shall arrange site visit of unit so that complainant can point out the deficiencies, if any in the unit before taking actual physical possession.
1. Further, copy of cheque bearing no. 002594 dated 10.07.2024 for an amount of Rs 19,11,201/- is placed on file for record. During the hearing, respondent's counsel was asked to specify the details/calculations as to how this figure of Rs 19,11,201/- has been arrived at. In reply, he stated that he will file detailed calculations duly certified by a Chartered Accountant in order to provide exact calculations of said figure today in the registry. As per office record, no document has been filed by respondent in the registry. So,



respondent is directed to file the said calculations duly certified by CA within 2 weeks with an advance copy supplied to complainant.

2. Case is adjourned to 12.12.2024 for arguments.


CHANDER SHEKHAR
[MEMBER]


DR. GEETA RATHEE SINGH
[MEMBER]


NADIM AKHTAR
[MEMBER]