



HARYANA REAL ESTATE REGULATORY AUTHORITY, PANCHKULA.

Mini Secretariat (2nd and 3rd Floor), Sector-1, Panchkula.

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Extract of the resolution passed by the Haryana Real Estate Regulatory Authority, Panchkula in its meeting held on 08.10.2025.

Item No. 302.15

Amendment in HRERA Registration Certificate No. HRERA-PKL-JJR-724-2025 dated 24.06.2025.

Promoter: GNEX Realtech Pvt. Ltd.

Project: An Affordable Residential Plotted Colony (under DDJAY) namely "ASHA BAHADURGARH PHASE 2 EXTENSION" over an additional area measuring 7.66 acres situated in the revenue estate of village Nuna Majra, Sector 36, Bahadurgarh, District Jhajjar.

Reg. No.: HRERA-PKL-JJR-724-2025 dated 24.06.2025 valid upto 22.10.2027.

Temp ID: RERA-PKL-1699-2025

Present: Adv. Viren Sibal along with Adv. Satyam Sharda on behalf of the promoter

1. The Authority had registered the subject cited project on 24.06.2025.
2. Vide letter dated 14.07.2025, Authorised signatory for GNEX Realtech Pvt. Ltd had submitted that as per special condition no. ii of HRERA certificate share of land owner/licencees cannot be put to sale by the promoter before obtaining completion certificate by DTCP, Haryana.
3. "That now we wish to book/allot the said plots before obtaining completion certificate and in this regard, we assure Hon'ble Authority that we will deposit the amount received from allottees in the collection/escrow account as informed to HRERA and will comply the provisions of section 4(2)((I)(D) of RERA Act, 2016. It is hereby requested to make the necessary amendment in certificate for registration of project."



4. That the above matter was heard by the Authority in its meeting held on 30.07.2025, wherein the Authority directed the promoter to submit an Affidavit stating that the entire amount collected from the plot buyers will be deposited in the 100% Collection Account and the name of the Authorised person who will execute the Conveyance deeds. The promoter shall also give an Affidavit that the conveyance deeds to be executed will be signed by all the 3 parties, i.e., Promoter, Landowner and the allottee. No reply has been received from the promoter.

5. The Authority after consideration, decided to grant one more opportunity to the promoter to comply with the orders dated 30.07.2025 before the next date of hearing failing which the above referred application will be returned.

6. Adjourned to 14.01.2026.



True copy

Executive Director,
HRERA, Panchkula

A copy of the above is forwarded to CTP, HRERA Panchkula, for information and taking further action in the matter.

STP

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A. H.
28/10/25