



**HARYANA REAL ESTATE REGULATORY AUTHORITY, PANCHKULA.**

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

Telephone No: 0172-2584232, 2585232

E-mail: officer.rera.hry@gmail.com, hrerapk1-hry@gov.in

Website: www.haryanarera.gov.in

Extract of the resolution passed by the Haryana Real Estate Regulatory Authority, Panchkula in its meeting held on 07.01.2026.

Item No. 309.41

Compliance as per RERA Registration.

**Promoter:** Prosper Buildsquare LLP.

**Project:** "EPIC HOMES" Retirement Group Housing Colony on land measuring 3.58125 acres situated in the revenue estate of Village Bhupani, Sector-89, Faridabad.

**Reg. No.:** HRERA-PKL-FBD-801-2025 dated 03.12.2025 valid upto 26.06.2030.

**Temp ID:** RERA-PKL-1858-2025.

1. Letter dated 15.12.2025, has been received from Prosper Buildsquare LLP vide which promoter has submitted the compliance of the special conditions laid down in the Registration Certificate bearing No. HRERA-PKL-FBD-801-2025 dated 03.12.2025:

a. The bank account details have been published in two leading newspapers.

Head of Bank A/c	A/c Number
100% Collection A/c	99954599409999
70% RERA A/c	99954099459999
30% Promoter A/c	99939000000045
Bank Name:	HDFC Bank Ltd.
Address:	The Emporium, Pocket D, Amanvilas, Sec- 89, Faridabad, Haryana 121002
IFSC Code:	HDFC0010608

b. Entry of Licence No. has been made in the Jamabandi.

2. The Authority granted Registration no. HRERA-PKL-FBD-801-2025 dated 03.12.2025 valid upto 26.06.2030. At the time of grant of registration following special conditions were imposed:



- a. *The promoter shall submit the details of the 100% Master Account, 70% Escrow Account and the 30% Free Account within a period of 30 days from the issuance of this registration certificate, till which time no unit/apartment shall be sold. The Promoter is also directed to issue a public notice of minimum size 3 x 3 (inches) (in two newspapers including one in Hindi widely circulated in the area) indicating details of all three accounts i.e., 100%, 70% and 30% account under intimation to the Authority by submitting a copy of the original publication. No RERA account shall be subsequently changed by the promoter without prior permission of the Authority.*
- b. *Promoter shall submit a copy of service plans/estimates to the Authority within two weeks after their approval by Town & Country Planning Department.*
- c. *Promoter shall also submit a copy of NOC/Clearance as per provisions of notification dated 14.09.2006 issued by MOEF, Govt. of India (if applicable) before execution of development works at site.*
- d. *Promoter shall submit documents showing entry of license in the revenue records within 30 days of issuance of registration.*
- e. *Promoter shall obtain prior approval of the Authority before taking any loan/financial assistance from any Bank/Financial Institution against the said registered project.*
- f. *Promoter shall be responsible for the maintenance and upkeep of services of the project up to a period of five years from the date of grant of completion certificate or till the taking over of the maintenance of the project by the association of allottees.*
- g. *No advertisement/public notice be issued through any medium without affixing the QR code and RC number alongwith its validity issued by the Authority. The QR code and RC number should also be affixed on all the documents forming part of public domain including agreement to sell/allotment letter, pamphlets, brochures or any other literature published by the promoter. The QR code should be affixed on the top right corner.*
- h. *No hindrance and disability shall be allowed to occur in the way of the allottees in the event of any dispute between the partners. The Authority retains the power to issue any appropriate orders for protecting interests of the allottees.*
- i. *Sh. Hari Chand, designated partner shall sign and execute sale deeds/conveyance deeds on behalf of the LLP.*
- j. *That as per the joint undertaking dated 04.11.2025, both the landowner/licencee and developer shall be jointly and severally liable under the provisions of the RERA Act/Rules.*

3. In view of the above, promoter in compliance of special condition No. (I) & (IV) has submitted the following documents:

- Original newspapers indicating details of bank accounts.
  - A copy of Jamabandi showing the entry of licence number.
- a. That Public Notice has been got issued in leading newspapers- Business Standard (Hindi) & Business Standard (English) is in prescribed format which is in order.
  - b. A copy of Jamabandi showing the entry of Licence No. 106 of 2025 dated 27.06.2025 which is in order.
  - c. We may ask the promoter to comply with the rest of the special conditions.



4. The Authority, after consideration, directed the office to issue a corrigendum reflecting the details of all designated bank accounts associated with project and take on record the entry of licence No. 106 of 2025. The promoter is further directed to comply with the rest of the special conditions.

5. Disposed of.



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.

LA-Kakul

STP



  
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