



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

Mini Secretariat (2<sup>nd</sup> and 3<sup>rd</sup> 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 01.04.2026.

**Item No. 317.30**

**Intimation about availing the Loan facility from Aditya Birla Capital Limited against project.**

**Promoter: ARAVALI INFRATECH PVT. LTD.**

**Project: "Hill View Estate", an Affordable Residential Plotted Colony under DDJAY on land measuring 28.3275 acres (having an FAR of 59396.238 sq.mtrs.) forming a part of project measuring 35.796 acres falling in the revenue estate of village Kot, Sector-14, Kot Behla Urban Complex, District Panchkula.**

**Reg. No.: HRERA-PKL-PKL-460-2023 dated 01.06.2023 valid upto 01.03.2030.**

**Temp ID: 1257-2023.**

1 Letter dated 16.10.2025 has been received from the promoter, wherein it has been intimated that:-

a. A loan facility from Aditya Birla Capital Limited in respect of the ongoing project titled "Hill View Estate" c/o Aravali Infratech Private Limited, Village Kot, Sector-14, Kot Behla Urban Complex, District Panchkula bearing RERA Registration No. HRERA-PKL-PKL-460-2023.

b. Promoter also confirms that no part of the loan amount or EMI repayment is linked with the 70% Rera Account. The loan proceeds, as well as repayments including EMIs and interest, are handled solely through the promoter's 30% free account in compliance with RERA provisions.

2. Upon perusal of the same, it is observed that:



(1/2)

- i. The Promoter has failed to disclose the specific quantum of the loan facility availed.
- ii. Sanction letter of loan not submitted.
- iii. The promoter has not specified the account in which the entire loan amount has been credited.
- iv. Whether any loan had been taken earlier for this project.

3. The Authority, on the last date of hearing i.e., 14.01.2026 had directed the promoter to comply/rectify the deficiencies mentioned at serial No. (i) to (iv).

4. Since no reply has been received from the promoter, the request of the promoter is hereby rejected. The promoter shall not seek any loan in future without the permission of the Authority. Disposed of.



True copy

*[Signature]*  
Secretary (Acting),  
HRERA, Panchkula

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

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STP

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(A-Sukhram)  
*[Signature]*