



HARERA
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HARYANA REAL ESTATE REGULATORY AUTHORITY
GURUGRAM

हरियाणा भू-संपदा विनियामक प्राधिकरण, गुरुग्राम

New PWD Rest House, Civil Lines, Gurugram, Haryana नया पी. डब्ल्यू. डी. विधाम गृह, सिविल लाईंस, गुरुग्राम, हरियाणा

PROCEEDINGS OF THE DAY		55
Day and Date	Friday and 12.12.2025	
Complaint No.	CR/3023/2025 Case titled as ILD Millennium Private Limited VS Sandeep Mehdiratta and Priti Mendiratta	
Complainant	ILD Millennium Private Limited	
Represented through	Ms. Himani Advocate	
Respondent	Sandeep Mehdiratta and Priti Mendiratta	
Respondent Represented	Shri Jaspreet Singh and Gurbachan Singh Advocates	
Last date of hearing	25.11.2025	
Proceeding Recorded by	Naresh Kumari and HR Mehta	

Proceeding-cum-order

The present complaint was filed on 24.06.2025. The reply on behalf of the respondents was filed on 04.11.2025.

The complainant has in the present case filed cross complaint seeking reliefs:-

1. Direct the respondent to accept the refund of the paid up amount.
2. To hold that the complainant is not liable to pay any interest from the date of cancellation.
3. To hold that the complainant is not a developer of the project and has transferred the right of development and marketing in favour of third party.

The authority in the case no . 447 of 2025 filed by Sandeep mehdiratta has ordered that:-

The complainant has filed the present complaint seeking possession of the allotted unit along with delayed possession charges. Counsel for the respondent submits that, on account of acute financial constraints and lack of requisite funds, the respondent is unable to continue with the development and completion of the project. It is stated that, in view of the aforesaid circumstances, the respondent has resolved to discontinue the project and



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CR/2023/2025

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transfer the same to a third party. It is further averred that the respondent intends to refund the amount received from the complainant, and in furtherance thereof, has cancelled the allotment in question vide letter dated 23.12.2024. The respondent/promoter was directed to refund the entire paid-up amount along with interest at the rate of 10.85%

In view of the above, the present complaint stands dismissed.

Matter stands disposed of.

Arun Kumar
Chairman
12.12.2025