

New PWD Rest House, Civil Lines, Gurugram, Haryana

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PROCEEDINGS OF THE DAY

108

Day and Date	Friday and 12.12.2025
Complaint No.	MA NO. 738/2025 in CR/3417/2024 Case titled as Parag Jain VS Vatika Hotels Private Limited
Complainant	Parag Jain
Represented through	Shri Sanjeev Kumar Sharma Advocate
Respondent	Vatika Hotels Private Limited
Respondent Represented	Shri Anshul Sharma Advocate
Last date of hearing	Application u/s 39 of the Act/5.12.2025
Proceeding Recorded by	Naresh Kumari and HR Mehta

Proceedings-cum-order

The present application dated 29.10.2025 has been filed by the Respondent, seeking rectification of the order passed in Complaint No. 3417 of 2024, which was disposed of vide order dated 11.07.2025.

The present application under Section 39 of the Real Estate (Regulation and Development) Act, 2016 has been filed by the respondent seeking correction in the order passed by this Authority, on the ground that while pronouncing the order, the clerical/ typographical error has led to amount paid to being reflected as Rs. 39,40,340/-. It is ex-facie evident that the correct paid-up amount is Rs. 86,35,375/-.

The Authority has considered the submissions. It is observed that at the time of pronouncing the order dated 11.07.2025, it was the clerical or arithmetical mistake and it was inevitably mentioned that the respondent is directed to refund the received amount i.e. Rs. 39,40,340/- with interest.

In view of the above, and as per Section 39 read with Section 38(2) of the Real Estate (Regulation and Development) Act, 2016, which permits rectification of errors only if they are apparent from the record, the application has met the statutory requirements for rectification.



HARERA  
GURUGRAM

HARYANA REAL ESTATE REGULATORY AUTHORITY  
GURUGRAM

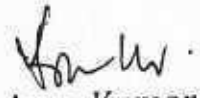
हरियाणा भू-संपदा विनियामक प्राधिकरण, गुरुग्राम  
MA No. 138/2025 in CR/3457/2024

New PWD Rest House, Civil Lines, Gurugram, Haryana

नया पी. डब्ल्यू. डी. विश्राम गृह, सिविल लाईन्स, गुरुग्राम, हरियाणा

In view of the foregoing observations, the contention of the respondent can be sustained. The Authority finds the valid ground for correction of the order under Section 39 of the Act.

Accordingly, the application filed by the respondent is **allowed**. File be consigned to the registry.

  
Arun Kumar  
Chairman  
12.12.2025