

**PROCEEDINGS OF THE DAY**
**72**

Day and Date	Tuesday and 14.10.2025
Complaint No.	MA NO. 620/2025 in CR/4357/2024 Case titled as Neeraj Kumar VS Sunrays Heights Private Limited
Complainant	Neeraj Kumar
Represented through	Shri Vijay Pratap Singh Advocate
Respondent	Sunrays Heights Private Limited
Respondent Represented	Ms. Deepali proxy counsel
Last date of hearing	Application u/s 39 of the Act
Proceeding Recorded by	Naresh Kumari and HR Mehta

**Proceedings**

The aforesaid complaint was disposed of vide order dated 06.05.2025 of the Authority wherein the respondent was directed to reinstate the subject unit and directed to pay interest on the amount paid by the complainant to the respondent.

Vide said application for rectification of Order dated 06.05.2025, the complainants-applicants has sought following rectification:

<u>S.no</u>	<u>Changes proposed</u>	<u>Finding of the authority</u>	<u>Proposed change as per application filed by the complainant</u>



HARYANA REAL ESTATE REGULATORY AUTHORITY  
GURUGRAM

New PWD Rest House, Civil Lines, Gurugram, Haryana

हरियाणा भू-संपदा विनियामक प्राधिकरण, यू.एस.एम.  
MANO 6/20/2025 h C41435-1/2024

नया पा.डब्ल्यू.डी. विश्वाम गृह, सिविल लाईस, गुरुग्राम, हरियाणा

1.	The total amount paid by the complainant to the respondent has been incorrectly mentioned as Rs. 19,13,611/- instead of Rs. 22,46,777/-	It is observed that there is inadvertent error in the Order dated 06.05.2025 where the total amount paid by the complainant to the respondent has been inadvertently mentioned as "Rs. 19,13,611/-" The correct name is "Rs. 22,46,777/-"
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**Note:** As per SOA the paid-up amount is Rs. 19,13,611/- till 06.05.2024. Thereafter, the complainant has paid an amount of Rs. 3,33,166/- through RTGS dated 01.09.2024. As per record the complainant has paid an amount of Rs. 22,46,777/-

The Authority observes that the said error is inadvertent in nature. Therefore, in view of section 39 read with section 39(2) of the Real Estate (Regulation and Development) Act, 2016 as the error is only clerical in nature and rectification in the order 06.05.2025 is allowed. The counsel for the respondent has no objection to it.

This order shall be read as a part and parcel of the main order dated 06.05.2025. File be consigned to the registry.

P.S. Saini  
Member

Ashok Sangwan  
Member  
14.10.2025