



HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

SUO- MOTU COMPLAINT NO. 4 OF 2026

HRERA Panchkula

..... COMPLAINANT

Versus

1. Ashiana Real Tech Pvt. Ltd

2. Usha Singh & Laksman Singh Dhillon

.....RESPONDENT(S)

CORAM:-

Parneet S Sachdev

Chairman

Nadim Akhtar

Member

Dr. Geeta Rathee Singh

Member

Date of Hearing: 12.02.2026

Hearing: 1st

Present: Adv. Navneet, Ld. Counsel for the Respondent no.1 through VC.

None for the Respondent no. 2

ORDER;(PARNEET S SACHDEV- CHAIRMAN)

1. This suo-motu complaint has been initiated for refund of the pre-deposit amount of ₹ 3,33,250/- to respondent no.1 (Ashiana Real Tech Pvt Ltd) which was received from Haryana Real Estate Appellate Tribunal

pursuant to Section 43(5) of the Real Estate (Regulation and Development) Act, 2016.

2. Initially, Complaint no. 370 of 2019 was decided by the Authority vide order dated 24.02.2022, whereby a relief of possession along with delay interest of amount ₹2,11,161/- was allowed by the Authority.
3. Subsequently, Ashiana Real Tech Pvt Ltd.(now known as M/s Movish Real Tech.) preferred an appeal before the Appellate Tribunal as appeal no. 423 of 2024 titled as M/s Ashiana Real Tech Pvt Ltd versus Usha Singh & Anr. The said appeal was dismissed as withdrawn on 14.05.2025, with a direction that amount deposited by appellant be refunded to the appellant/promoter. Relevant part of the order is reproduced here for reference.

“5. It is, thus, directed that pre-deposit be refunded to the Authority along with interest accrued thereon for disbursement to the appellant -promoter ,subject to tax liability, if any, according to law. This, however, be subject to payment of ₹7000/- as costs of proceedings payable to Poor Patient's Welfare Fund, PGIMER , Chandigarh. Receipt thereof be produced before this tribunal within one month from date of this order”

4. None appeared on behalf of the respondent no.2 nor any objections has been filed for remittance of amount.
5. Therefore, present complaint is disposed with direction to accounts section to remit the amount of ₹2,11,161/- with interest to respondent no. 1, within 7 days.



6. The complaint is **disposed of** accordingly. File be consigned to record room.



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DR. GEETA RATHEE SINGH
[MEMBER]



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NADIM AKHTAR
[MEMBER]



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PARNEET S SACHDEV
[CHAIRMAN]