



HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

COMPLAINT NO. 1523 OF 2025

Mrs. Kavita Lal and Mrs. Madhu Lal

....COMPLAINANT(S)

VERSUS

SRS Real Estate Ltd.

....RESPONDENT

Date of Hearing: 26.05.2026

Hearing: 1st

Present: - Adv. Saket Singh, Learned Counsel for the Complainant through VC

None for the Respondent

ORDER (DR. GEETA RATHEE SINGH – MEMBER)

1. Vide order dated 10.03.2026, it was observed that present complaint has been jointly filed by two allottees i.e. Mrs. Kavita Lal and Mrs. Madhu Lal, however few of the receipts are in favour of Mrs. Kavita Lal and others in favour of Mrs. Madhu Lal. There is no document on record which proves that the unit was jointly booked by them or they were the co-allottees of the unit in question. Accordingly, complainants were directed to prove their locus standi to file the present complaint jointly.

However, no document to prove their locus to file the present complaint has been filed by complainants till date.

2. Learned counsel for the complainant stated that the complainants are not joint allottees of the unit. Rather they have booked two different units in the project and the complaint has been filed as a group complaint.
3. Adv. Pranjal P Chaudhary, appeared on behalf of respondent at the end of cause list and requested to mark his attendance. He further stated that he will file his vakalatnama during the course of the day. Since, no vakalatnama/power of attorney has been placed on record in the name of Adv. Pranjal P Chaudhary to appear on behalf of the respondent, hence, his presence is not being marked.
4. In view of above, it is observed that since the complainants are not joint allottees, hence, the complaint filed by them jointly in present format is not maintainable before the Authority and cannot be adjudicated upon. Accordingly, present complaint is **dismissed as non maintainable** in present form with liberty to file fresh in proper format with better particulars.
5. **Disposed of.** File be consigned to record room after uploading of this order on the website of the Authority.


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DR. GEETA RATHEE SINGH
[MEMBER]