

BEFORE THE HARYANA REAL ESTATE APPELLATE TRIBUNAL

Appeal No.1424 of 2025

Date of Decision: 17.08.2026

1. M/s BPTP Limited;
2. M/s BPTP Parklands Pride Ltd. through its successor-in-interest M/s BPTP Ltd. Registered office at OT-14, 3rd Floor, Next Door Parklands, Sector-76, Fardiabad 121004, Haryana.

2nd address, BPTP Capital City, 6th Floor, Plot No. 2B, Sector-94, Noida-201301, Uttar Pradesh.

Appellants

Versus

1. Rajiv Magu;
2. Sunita Magu both R/o C 27 G.F Ashoka Enclave Part 2, Sector 37, Faridabad 121003.

Respondents

CORAM:

Justice Rajan Gupta
Dr. Virender Parshad

Chairman
Member (Judicial)

Present: Mr. Tejeshwar Singh, Advocate,
for the appellants.

Mr. Arun Kundra, Advocate,
Mr. Pankaj Kaul, Advocate,
for the respondents.

O R D E R:

RAJAN GUPTA, CHAIRMAN (ORAL):

This is an application (CM No. 9007 of 2026) for placing on record settlement deed dated 03.08.2026 (Annexure AX-1), which bears the signatures of the allottees as well as the Authorised Representative of the appellant-company. Same is taken on record. Para 2 of the application is reproduced hereunder for ready reference:

*“2. That during the pendency of the present appeal, this Hon’ble Tribunal, vide order dated 17.04.2026, encouraged the parties to make earnest efforts towards an amicable settlement and directed the Appellant-Company to invite the Respondents to its corporate office for deliberations to be conducted by its Senior Officers. Pursuant to the said directions, the parties held detailed deliberations and, with a view to avoid protracted litigation, have amicably resolved and settled all their disputes and grievances in relation to Unit bearing No. PE-350-FF admeasuring 1371 sq. ft. in the project “Park Elite Floors”, Parklands, Faridabad (“Unit”). The settlement so arrived at stands recorded in the Settlement Deed dated 03.8.2026 executed at Faridabad amongst the Appellant, Business Park Maintenance Services Private Limited and the Respondent (“Settlement Deed”). A true copy of the Settlement Deed dated 03.08.2026 is annexed herewith as **Annexure AX-1.**”*

2. Learned counsel for the appellants submits that he may be allowed to withdraw the appeal and the amount deposited as pre-deposit along with interest accrued thereon be refunded to the appellants.

3. Learned counsel for the respondents does not controvert the factum of the settlement.

4. In view of prayer made in the application, same is allowed. Appeal is hereby dismissed as withdrawn.

5. As the matter has been disposed of in view of the settlement, the amount cannot be retained by the Tribunal. The

same is hereby remitted to the concerned Authority to be disbursed to the parties, as per their entitlement, subject to tax liability, if any.

6. Copy of this order be sent to the parties/their counsel and the Authority.

7. File be consigned to the records.

Justice Rajan Gupta
Chairman
Haryana Real Estate Appellate Tribunal

Dr. Virender Parshad
Member (Judicial)

17.08.2026
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