



‘Annexure-C’
(See rule 14 (1) (a) (iii))

Details of ongoing litigation pertaining to the Real Estate Projects of the Promoter in the State to be published on website

Project Name – Ashiana Mulberry Phase I (RERA Reg No. 44 of 2017)

Sr. No.	Case No. and Date along with Title	Respondent Parties	Grounds of the Court Case	Name of the Hon’ble Court	Present Status	Remarks
1	Case No. 3968 of 2025 Next Date - 17.10.2025 Title - Satya Vrat & Other Vs Ashiana Dwellings Pvt Ltd	Ashiana Dwellings Pvt. Ltd	For Seeking Compensation on ground of mental agony and loss of rental income and litigation expenses under section 31 of RERA Act, 2016.	Hon’ble Haryana Real Estate Regulatory Authority, Gurugram	Pending	Complainant has already received Interest pursuant to order dated 16.02.2024 of HRERA, Gurugram and now filed this case again on similar grounds.
2	Case No. 1946 of 2023 Next Date.- 28.10.2025 Title – Kusum Lata Vs Ashiana Dwellings Pvt Ltd	Ashiana Dwellings Pvt. Ltd	Complainant has filed execution for compliance of the order dated 28.10.2022 passed by Hon’ble Authority	Hon’ble Haryana Real Estate Regulatory Authority, Gurugram	Pending	Entire payment as per Recovery Certificate dated 09.11.2023 has already been done to complainant
3	Case No. 4367 of 2024 Next Date - 07.11.2025 Name – Sadhna Sharma & other Vs Ashiana Dwellings Pvt Ltd	Ashiana Dwellings Pvt. Ltd	Complainant has filed this case for seeking compensation on ground of mental agony and loss of rental income and litigation expenses	Hon’ble Haryana Real Estate Regulatory Authority, Gurugram	Pending	Complainant has already received Interest pursuant to order dated 30.05.2023 of HRERA, Gurugram and now filed this case again on similar grounds.
4	Case No. 314 of 2024 Next Date .- 19.11.2025 Title – Sachin Vats & Other Vs Ashiana Dwellings Pvt Ltd	Ashiana Dwellings Pvt. Ltd	Complainant has filed this Appeal challenging order dated 21.12.2023 of HRERA, Gurugram on grounds that earnest money should not be deducted at the time of refund	Hon’ble Haryana Real Estate Appellate Tribunal, Chandigarh	Pending	Matter is listed for Final Arguments
5	Case No. 4140 of 2023 Next Date - 01.12.2025 Title – Ruhi Roy & other Vs Ashiana Dwellings Pvt Ltd	Ashiana Dwellings Pvt. Ltd	Complainant has filed execution for compliance of the order dated 30.05.2023 passed by Hon’ble HRERA	Hon’ble Haryana Real Estate Regulatory Authority, Gurugram	Pending	The Promoter has filed appeal before HREAT due to erroneous calculation