

IN THE HIGH COURT OF JUDICATURE AT BOMBAY
ORDINARY ORIGINAL CIVIL JURISDICTION
ARBITRATION PETITION NO. 544 OF 2025

Shobha Disale .. Petitioner

Versus

Transcon Sheth Creators Pvt.Ltd .. Respondent

ALONGWITH
ARBITRATION PETITION NO. 545 OF 2025

J. William Mani .. Petitioner

Versus

Transcon Sheth Creators Pvt.Ltd. .. Respondent

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Mr.Mutahhar Khan a/w Ishita Kamath, Sachin Mathre and
Diksha Shirodkar i/b Mhatre Law Associates for the
Petitioners.

Mr.Aneesa Cheena a/w Shreema Doshi, Ashwin Sawlani i/b
Lexican Law Partners for the Respondent.

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CORAM: BHARATI DANGRE, J.
DATED : 28th NOVEMBER, 2025

P.C:-

1 Two Petitions are filed in the wake of allegation that the Respondents have failed to honour the terms of the Agreement dated 27/07/2013 and they failed to hand over the alternate commercial premises, within the stipulated timeline. It is also alleged that no PAAA is executed nor there is earmarking of the specific premises allotted to the Petitioner and an apprehension is expressed that there may be a creation of third party interest in the units which are assured to be allotted to the petitioner.

2. The learned counsel the Developer, private limited company, submit that there are three other Petitions which involve a similar cause and she request that they shall be tagged together, as she is desirous to file Affidavit in Reply in the present Petitions.

3. On hearing the learned counsel for the petitioner, though I am inclined to grant time as prayed for, however, it is also directed that till the Reply is filed and the matter is taken up for hearing, if the unit which is to come to the Petitioner's share is not already transferred, the Respondent is restrained from dealing with the same till the next date of hearing.

List on 05/12/2025 alongwith ARBP No.546/2025, ARBP No.543/2025 and ARBP(L) No.34491/2025.

(BHARATI DANGRE, J)