



**IN THE HIGH COURT OF PUNJAB AND HARYANA
AT CHANDIGARH**

CWP-23200-2025

Date of decision : 11.08.2025

Deepa Nischal

.....Petitioner

Versus

Piramal Capital & Housing Finance Limited and others

.....Respondents

CORAM: HON'BLE MR. JUSTICE SHEEL NAGU, CHIEF JUSTICE
HON'BLE MR. JUSTICE SANJIV BERRY

Present: Mr. S.S. Momi, Advocate (arguing counsel) and
Mr. Tarun Kumar Parashar, Advocate,
for the petitioner.

Mr. Naveen S. Bhardwaj, Addl. Advocate General, Haryana.

SHEEL NAGU, CHIEF JUSTICE (Oral)

1. The petitioner, who is an auction purchaser, assails the auction held pursuant to public notice dated 24.12.2023 (Annexure P-14) on various grounds, including that fraud has been played on the petitioner – auction purchaser.

2. This Court, while exercising power of judicial review ought not to go into disputed questions of fact, particularly when the same relates to possession and title, especially when the petitioner has an alternative efficacious statutory remedy under Section 17 of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (in short, 'SARFAESI Act').



3. In view of the above, this Court declines interference and relegates the petitioner to avail remedy under Section 17 of the SARAESI Act.
4. Accordingly, the petition stands disposed of with the aforesaid liberty.

(SHEEL NAGU)
CHIEF JUSTICE

August 11, 2025
narotam

(SANJIV BERRY)
JUDGE

Whether speaking/reasoned	Yes/No
Whether reportable	Yes/No