



\$~59 to 61 & 64

* **IN THE HIGH COURT OF DELHI AT NEW DELHI**

+ W.P.(C) 14930/2025, CM APPL. 61486/2025 and CM APPL. 61487/2025

PRAKARAM LAND AND DEVELOPMENT PVT. LTD.

.....Petitioner

Through: Mr. Anil K Airi, Sr. Adv. along with Mr. Abhishek Batra, Mr. Vishal Tyagi, Mr. Harsh Gautam and Mr. Vishnu Anand, Adv.

versus

BANK OF BARODA AND ORS.

.....Respondents

Through: Mr. Dayan Krishnan Sr. Adv. along with Ms. Saloni Singh and Mr. Anuj Maheshwari, Adv.

60

+ W.P.(C) 14931/2025, CM APPL. 61488/2025 and CM APPL. 61489/2025

PRAKARAM LAND AND DEVELOPMENT PVT. LTD.

.....Petitioner

Through: Mr. Sandeep Sethi, Sr. Adv. along with Mr. Abhishek Batra and Mr. Vishnu Anand, Adv.

versus

BANK OF BARODA AND ORS.

.....Respondents

Through: Mr. Kirtiman Singh, Sr. Adv. along with Ms. Ms. Saloni Singh and Mr. Anuj Maheshwari, Adv.

61

+ W.P.(C) 14947/2025, CM APPL. 61508/2025 and CM APPL. 61509/2025



PRAKARAM LAND AND DEVELOPMENT PVT. LTD.

.....Petitioner

Through: Mr. Anil K Airi, Sr. Adv. along
with Mr. Abhishek Batra, Mr.
Vishal Tyagi, Mr. Harsh
Gautam and Mr. Vishnu Anand,
Advs.

versus

BANK OF BARODA AND ORS.

.....Respondents

Through: Mr. Pallav Saxena, Ms. Saloni
Singh and Mr. Anuj
Maheshwari, Advs.

64

+

W.P.(C) 14983/2025, CM APPL. 61590/2025 and CM APPL.
61591/2025

PRAKARAM LAND AND DEVELOPMENT PVT. LTD.

.....Petitioner

Through: Mr. Anil K Airi, Sr. Adv. along
with Mr. Abhishek Batra, Mr.
Vishal Tyagi, Mr. Harsh
Gautam and Mr. Vishnu Anand,
Advs.

versus

BANK OF BARODA AND ORS.

.....Respondents

Through: Mr. Pallav Saxena, Ms. Saloni
Singh and Mr. Anuj
Maheshwari, Advs.

CORAM:

HON'BLE MR. JUSTICE ANIL KSHETARPAL

**HON'BLE MR. JUSTICE HARISH VAIDYANATHAN
SHANKAR**

ORDER

25.09.2025

%

1. The present batch of Writ Petitions assails the correctness of



order dated 16.09.2025 passed by the Debts Recovery Appellate Tribunal, New Delhi [hereinafter referred to as “DRAT”] in Misc. Appeal No.170/2015 captioned ***Prakaram Land and Development Pvt. Ltd vs. Bank of Baroda & Ors.***, and is being disposed of by this common order.

2. Four identical orders were passed by the Debts Recovery Tribunal-III, Delhi [hereinafter referred to as ‘DRT’] against which Appeals are pending before the DRAT and are fixed for hearing on 03.11.2025.

3. An application seeking interim relief was filed before the DRAT, which was declined while issuing notice to the newly added Respondent.

4. This Court has been given to understand that the newly added Respondent has already been served.

5. The Petitioner (common in all four Writ Petitions) before this Court is the Auction Purchaser of the property measuring 7.09 acres, purchased in a public auction held on 04.03.2024, which is stated to have been confirmed on 06.03.2024.

6. The Petitioner further submits that the entire auction amount has been duly deposited.

7. This Court has also gone through the communication dated 28.07.2025 issued by the Respondent-Bank, unilaterally cancelling the auction.

8. Furthermore, this Court has also been informed that out of the total 7.09 acres of land, 5.3 acres has already been sold by the Respondent No.4 in favour of Respondent No.5.

9. Since the Appeals are pending consideration before the DRAT, it would not be appropriate for this Court to adjudicate the present



batch of Writ Petitions on merits.

10. However, since the Petitioner may have some submissions to make, the DRAT is requested to take up the Appeals for final disposal within a period of next 15 working days. Till then, further adjudication of the subject property shall remain stayed.

11. Accordingly, the present batch of Writ Petitions, along with the pending applications, stands disposed of.

12. It is needless to observe that the DRAT will proceed to decide the pending Appeals uninfluenced by any observations made in this order.

ANIL KSHETARPAL, J

HARISH VAIDYANATHAN SHANKAR, J

SEPTEMBER 25, 2025

s.godara/hr