

**IN THE HIGH COURT OF JUDICATURE AT BOMBAY
CIVIL APPELLATE JURISDICTION**

**INTERIM APPLICATION NO. 38701 OF 2025
IN
SECOND APPEAL (ST) NO. 37507 OF 2025**

Esque Finmark Private Limited

...Applicant -
Petitioner

Versus

Dilip Kumar And Ors.

...Respondents

AND

**INTERIM APPLICATION NO. 38620 OF 2025
IN
SECOND APPEAL (L) NO. 37343 OF 2025**

Esque Finmark Private Limited

...Applicant -
Petitioner

Versus

Surendra Gauri Shankar And Ors.

...Respondents

Mr. Vikramjit Garewal, a/w Ravi Gandhi, Rashmin Jain,
Prathamesh Jadhav and Krishit Nandu, i/b Kanga & Co.,
for the Applicant in IA/38701&38620/2025 and for the
Appellant in SA(ST)/37507&37343/2025

Mr. Vaibhav, a/w Siddharth Mehta, a/w Nikita Mandaniyan, for
Respondent No.1 in IA/38701&38620/2025.

**CORAM: N. J. JAMADAR, J.
DATED: 7th JANUARY, 2026**

PC:-

1. Heard the learned Counsel for the applicant.
2. These applications are for condonation of delay in filing the appeal against the order passed by the Maharashtra Real Estate Appellate Tribunal dated 25th August, 2025.

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Order corrected as per order dated 13/1/2026.

3. For the reasons assigned in the applications, especially in paragraphs 3 and 4, and to advance the cause of substantive justice, the delay of 24 days in filing the appeal deserves to be condoned.
4. Hence, the applications stand allowed in terms of prayer clause (a).
5. The delay in filing the appeal against the order dated 25th August, 2025 stands condoned.
6. Appeal be registered and listed on 21st January, 2026.

[N. J. JAMADAR, J.]