



RERA-APPL No.9 of 2026 (O&M)

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

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RERA-APPL No.9 of 2026 (O&M)

Date of decision: March 30th, 2026

Rakesh Kapoor and another

.....Appellants

Versus

M/s Splendor Landbase Limited

.....Respondent

CORAM: HON'BLE MR. JUSTICE VIKAS BAHL

Present: Mr. Lakshya Saini and Mr. Ritesh Sharma, Advocates for
Mr. Sandeep K. Sharma, Advocate
for the appellants.

Mr. A.R. Takkar, Senior Advocate
with Mr. Aman Arora, Ms Aastha Tyagi, Mr. Archit Rana and
Mr. Dushyant Rana, Advocates
for the respondent.

VIKAS BAHL, J. (ORAL)

1. On 31.01.2026, this Court was pleased to pass the following
order:

*Present:- Mr. Sandeep K. Sharma, Advocate
(Through Video Conferencing) and
Mr. Lakshya Saini, Advocate for the appellants.*

*Learned counsel for the appellants has submitted
that the appellants would limit their prayer in the present
appeal to return of Rs.5,80,556/- along with reasonable
interest as the said cheque of Rs.5,80,556/- which was given
by the respondent to the appellants on 02.08.2019 was never
encashed by the appellants.*

*Notice of motion for 25.02.2026 to the said
limited extent.*

To be taken up in the urgent list.

Liberty is granted to the appellants to serve the



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*respondent through dasti process as well.
31.01.2026”*

2. Learned senior counsel appearing for the respondent has very fairly submitted that they have brought a cheque of a total amount of ₹9,59,801/- which would include the principal amount of ₹5,80,556/- along with interest amounting to ₹3,79,245/- and has no objection in case the said cheque is encashed by the appellants. The said cheque has been handed over to the learned counsel for the appellants for satisfying their claim, who has affirmed the said fact.
3. Learned counsel for the appellants has submitted that in view of the same, the claim of the appellants stands satisfied and the present appeal be disposed of.
4. Disposed of accordingly.
5. Pending applications, if any, stand disposed of.

March 30th, 2026
Puneet

(VIKAS BAHL)
JUDGE

Whether speaking/reasoned : Yes
Whether reportable : No