

**REAL ESTATE REGULATORY AUTHORITY
HIMACHAL PRADESH**

NO. PET 2023009

Dated 04.07.2026

Subject: Corrigendum -correction of clerical error in the order dated 30.03.2026 passed in Execution Petition no PET2023004 titled as Mohit Goyal vs Omax Ltd.

While reviewing the order dated 30.03.2026 passed by this Authority in the above titled execution proceedings, it has been observed that a clerical error has occurred with respect to the amount of interest mentioned therein. It is observed that the amount reflected in the order represents the decretal amount along with interest for every month of delay from the due date of possession i.e. 20.10.2020 to 03.09.2025 in terms of the Order dated 12.09.2023 passed by this Authority. In the Order dated 12.09.2023, this Authority had directed refund of the principal amount of Rs. 14,46,153/- (Rupees Fourteen Lakhs Forty Six Thousand One Hundred Fifty Three only) along with applicable statutory interest. Since, the possession of the unit is handed over to the decree holder, accordingly, it is clarified that the principal amount awarded in the order dated 12.09.2023 Rs 14,46,153/- (Rupees Fourteen Lakhs Forty Six Thousand One Hundred Fifty Three only) is not required to be paid by the judgment debtor. The amount mentioned in the order dated 30.03.2026 pertains only to the interest component, which was inadvertently recorded to be paid along with principal amount. This correction is being issued in exercise of the powers under Section 39 of the Real Estate (Regulation and Development) Act, 2016, which empowers that "the Authority may, at any time within a period of two years from the date of the order made under this Act, with a view to rectifying any mistake apparent from the record, amend any order passed by it, and shall make such amendment, if the mistake is brought to its notice. Accordingly the order dated 30.03.2026 in the above execution petition shall be read with the correction that the interest on principal amount Rs. 14,46,153/- (Rupees Fourteen Lakhs Forty Six Thousand One Hundred Fifty Three only) is payable. This corrigendum shall form an integral part of the order dated 30.03.2026, and the record shall stand corrected accordingly. The amended order dated 30.03.2026 is also enclosed herewith. It is further clarified that the order dated 30.03.2026 passed in the above execution petition shall stand modified and replaced to the extent indicated in this corrigendum and the

present corrigendum shall be treated as corrected and operative order for all intents and purposes is as under: Operative part of the existing order on page 21 and 22 (30th line onwards in para i.) Accordingly, the Judgment Debtor is directed to deposit the interest on decretal amount of Rs. 14,46,153/- (Rupees Fourteen Lakhs Forty Six Thousand One Hundred Fifty Three only) including interest @ 10.7% per annum for every month of delay from the due date of possession i.e. 20.10.2020 to 03.09.2025 and to comply with the order of this Authority within a period of 30 days from the date of this order. This order may be intimated to both the parties and may also be uploaded on the website of HPRERA.

Corrected order

Accordingly, the Judgment Debtor is directed to deposit the interest on decretal amount of Rs. 14,46,153/- (Rupees Fourteen Lakhs Forty Six Thousand One Hundred Fifty Three only) including interest @ 10.7% per annum for every month of delay from the due date of possession i.e. 20.10.2020 to 03.09.2025 and to comply with the order of this Authority within a period of 30 days from the date of this order. This order may be intimated to both the parties and may also be uploaded on the website of HPRERA.



(R.D. Dhiman)
CHAIRPERSON



(Vidur Mehta)
MEMBER