

**TELANGANA REAL ESTATE APPELLATE TRIBUNAL,
Krishna Hostel, Ground floor, Dr. MCHRD Institute, Road no. 25,
Jubilee Hills, Hyderabad, 500033.**

**PRESENT : Hon'ble Justice Sri.A.Santhosh Reddy, Chairperson.
Hon'ble Sri P.Pradeep Kumar Reddy, Judicial Member.
Hon'ble Sri Vemula Sreekar, Administrative Member.**

MONDAY, THE TWENTY SEVENTH DAY OF JULY, 2026.

**A.R.No.57/2025
against order in
Complaint no.218/ 2024 (common order), TG RERA.**

Between:

Googee Properties Managing Director,
Mr.Shaikh Akbar, S/o. Shaikh Siddeeq,
Googee Properties Pvt. Ltd.,JMR Jagini Plaza,
2nd Floor,Green Hills Colony,
Hyderabad-500 035. ...Appellant/Respondent no.1
And

1.Sumalatha Kamireddy,
H.No.B-1208, Vazhra Nirman Pratheek,
Nizampet, Hyderabad. ... Respondent/Complainant

2. K.Narsimha Reddy,S/o.RamReddy.
(Respondent no.2 is a proforma party) ...Respondent/Respondent no.2

Counsel for the Appellant : Mr.K.Janardhan Reddy

Order:

A.R.No. 57/2025

“None appeared for the appellant and respondents.

Though this Tribunal directed the appellant on 23.6.2026 to deposit the refund amount as ordered by RERA before this Tribunal or pay to the allottee, failing which the appeal will be returned, the appellant has not deposited the amount as mandate u/s.43(5) of RE (R & D) Act, 2016 therein.

Though sufficient time was given for depositing the refund amount, the appellant failed to comply the mandate of pre-deposit u/s.43(5) of RE (R & D) Act,2016.

Therefore, the appeal is hereby returned.

Registry is directed to transmit the copy of order to the parties. “

Sd/-

Sd/-

Sd/-

CHAIRPERSON

MEMBER(J)

MEMBER (T/A)

// TRUE COPY//

**TELANGANA REAL ESTATE APPELLATE TRIBUNAL,
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**PRESENT : Hon'ble Justice Sri.A.Santhosh Reddy, Chairperson.
Hon'ble Sri P.Pradeep Kumar Reddy, Judicial Member.
Hon'ble Sri Vemula Sreekar, Administrative Member.**

MONDAY, THE TWENTY SEVENTH DAY OF JULY, 2026.

**A.R.No.58 /2025
against order in
Complaint no.219/ 2024 (common order),TG RERA.
Telangana Real Estate Regulatory Authority**

Between:

Googee Properties Managing Director,
Mr.Shaikh Akbar, S/o. Shaikh Siddeeq,
Googee Properties Pvt. Ltd.,JMR Jagini Plaza,
2nd Floor,Green Hills Colony,
Hyderabad-500 035.

...Appellant/
Respondent no.1

And

1.Vanisree Loath,
Flat No.C-1409, C-Block,
Vazhra Prathik Apts.,Bloomingle Road,
Nizampet, Hyderabad-500090.

... Respondent
Complainant

2. K.Narsimha Reddy, S/o.Ram Reddy.
(Respondent no.2 is a proforma party)

... Respondent/
Respondent no.2

Counsel for the Appellant : Mr.K.Janardhan Reddy

Order:

“None appeared for the appellant and respondents.

Though this Tribunal directed the appellant on 23.6.2026 to deposit the refund amount as ordered by RERA before this Tribunal or pay to the allottee, failing which the appeal will be returned, the appellant has not deposited the amount as mandate u/s.43(5) of RE (R & D) Act, 2016 therein.

Though sufficient time was given for depositing the refund amount, the appellant failed to comply the mandate of pre-deposit u/s.43(5) of RE (R & D) Act,2016.

Therefore, the appeal is hereby returned.

Registry is directed to transmit the copy of order to the parties. “

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CHAIRPERSON

MEMBER(J)

MEMBER (T/A)

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**PRESENT : Hon'ble Justice Sri.A.Santhosh Reddy, Chairperson.
Hon'ble Sri P.Pradeep Kumar Reddy, Judicial Member.
Hon'ble Sri Vemula Sreekar, Administrative Member.**

MONDAY, THE TWENTY SEVENTH DAY OF JULY, 2026.

**A.R.No.59/2025
against order in
Complaint no.220/ 2024 (common order), TG RERA.**

Between:

Googee Properties Managing Director,
Mr.Shaikh Akbar, S/o. Shaikh Siddeeq,
Googee Properties Pvt. Ltd.,JMR Jagini Plaza,
2nd Floor,Green Hills Colony,
Hyderabad-500 035. ...Appellant/Respondent no.1
And

1.Mohammed Rafi (Retd.Army Officer),
Sumitra Apartments,Block A, Flat 201,
2nd floor,Srinagar Colony,Ward No.7
Tirumalgiri, Secunderabad- 500015. ... respondent/complainant

2. K.Narsimha Reddy, S/o.Ram Reddy. ...respondent/respondent no.2
(Respondent no.2 is a proforma party)

Counsel for the Appellant : Mr.K.Janardhan Reddy

Order:

“None appeared for the appellant and respondents.

Though this Tribunal directed the appellant on 23.6.2026 to deposit the refund amount as ordered by RERA before this Tribunal or pay to the allottee, failing which the appeal will be returned, the appellant has not deposited the amount as mandate u/s.43(5) of RE (R & D) Act, 2016 therein.

Though sufficient time was given for depositing the refund amount, the appellant failed to comply the mandate of pre-deposit u/s.43(5) of RE (R & D) Act,2016.

Therefore, the appeal is hereby returned.

Registry is directed to transmit the copy of order to the parties. “

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**PRESENT : Hon'ble Justice Sri.A.Santhosh Reddy, Chairperson.
Hon'ble Sri P.Pradeep Kumar Reddy, Judicial Member.
Hon'ble Sri Vemula Sreekar, Administrative Member.**

MONDAY, THE TWENTY SEVENTH DAY OF JULY, 2026.

**A.R.No.61/2025
against order in
Complaint no.222/ 2024 (common order), TG RERA.**

Between:

Googee Properties Managing Director,
Mr.Shaikh Akbar, S/o. Shaikh Siddeeq,
Googee Properties Pvt. Ltd.,JMR Jagini Plaza,
2nd Floor,Green Hills Colony,
Hyderabad-500 035. ...Appellant/Respondent no.1

And

1.Kiran Dundi,
S/o.D.Veeranjaneya Reddy,
H.No.10-4-771/57,Nehru Nagar,
Masab Tank,Hyderabad – 500 028. ... Respondent/Complainant

2. K.Narsimha Reddy, S/o.Ram Reddy. ...respondent/respondent no.2
(Respondent no.2 is a proforma party)

Counsel for the Appellant : Mr.K.Janardhan Reddy

Order:

“None appeared for the appellant and respondents.

Though this Tribunal directed the appellant on 23.6.2026 to deposit the refund amount as ordered by RERA before this Tribunal or pay to the allottee, failing which the appeal will be returned, the appellant has not deposited the amount as mandate u/s.43(5) of RE (R & D) Act, 2016 therein.

Though sufficient time was given for depositing the refund amount, the appellant failed to comply the mandate of pre-deposit u/s.43(5) of RE (R & D) Act,2016.

Therefore, the appeal is hereby returned.

Registry is directed to transmit the copy of order to the parties. “

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**PRESENT : Hon'ble Justice Sri.A.Santhosh Reddy, Chairperson.
Hon'ble Sri P.Pradeep Kumar Reddy, Judicial Member.
Hon'ble Sri Vemula Sreekar, Administrative Member.**

MONDAY, THE TWENTY SEVENTH DAY OF JULY, 2026.

**A.R.No.63/2025
against order in
Complaint no.224/ 2024 (common order), TG RERA.**

Between:

Googee Properties Managing Director,
Mr.Shaikh Akbar, S/o. Shaikh Siddeeq,
Googee Properties Pvt. Ltd.,JMR Jagini Plaza,
2nd Floor,Green Hills Colony,
Hyderabad-500 035. ...Appellant/Respondent no.1

And

1.Sanipalli Venkata Krishna Reddy,
Plot-44,Mallikarjuna Nagar Colony,
Chitalkunta Checkpost,Hanuman Temple
Backside lane,LB Nagar,
Hyderabad,Telangana 500 074. ... Respondent/Complainant

2. K.Narsimha Reddy, S/o.Ram Reddy. ...Respondent/Respondent no.2
(Respondent no.2 is a proforma party)

Counsel for the Appellant : Mr.K.Janardhan Reddy

Order:

“None appeared for the appellant and respondents.

Though this Tribunal directed the appellant on 23.6.2026 to deposit the refund amount as ordered by RERA before this Tribunal or pay to the allottee, failing which the appeal will be returned, the appellant has not deposited the amount as mandate u/s.43(5) of RE (R & D) Act, 2016 therein.

Though sufficient time was given for depositing the refund amount, the appellant failed to comply the mandate of pre-deposit u/s.43(5) of RE (R & D) Act,2016.

Therefore, the appeal is hereby returned.

Registry is directed to transmit the copy of order to the parties. “

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**PRESENT : Hon'ble Justice Sri.A.Santhosh Reddy, Chairperson.
Hon'ble Sri P.Pradeep Kumar Reddy, Judicial Member.
Hon'ble Sri Vemula Sreekar, Administrative Member.**

MONDAY, THE TWENTY SEVENTH DAY OF JULY, 2026.

**A.R.No.64/2025
against order in
Complaint no.225/ 2024 (common order), TG RERA.**

Between:

Googee Properties Managing Director,
Mr.Shaikh Akbar, S/o. Shaikh Siddeeq,
Googee Properties Pvt. Ltd.,JMR Jagini Plaza,
2nd Floor,Green Hills Colony,
Hyderabad-500 035. ...Appellant/Respondent no.1

And

1.Veeramalla Pavan Kalyan,
S/o.Venkateshwarlu,H.No.7-1-307/14F/57,
Sri Ram Nagar Colony, Sanath Nagar,
Hyderabad, Telangana -500 018. Respondent/Complainant

2. K.Narsimha Reddy, S/o.Ram Reddy. ...Respondent/Respondent no.2
(Respondent no.2 is a proforma party)

Counsel for the Appellant : Mr.K.Janardhan Reddy

Order:

“None appeared for the appellant and respondents.

Though this Tribunal directed the appellant on 23.6.2026 to deposit the refund amount as ordered by RERA before this Tribunal or pay to the allottee, failing which the appeal will be returned, the appellant has not deposited the amount as mandate u/s.43(5) of RE (R & D) Act, 2016 therein.

Though sufficient time was given for depositing the refund amount, the appellant failed to comply the mandate of pre-deposit u/s.43(5) of RE (R & D) Act,2016.

Therefore, the appeal is hereby returned.

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**PRESENT : Hon'ble Justice Sri.A.Santhosh Reddy, Chairperson.
Hon'ble Sri P.Pradeep Kumar Reddy, Judicial Member.
Hon'ble Sri Vemula Sreekar, Administrative Member.**

MONDAY, THE TWENTY SEVENTH DAY OF JULY, 2026.

**A.R.No.66/2025
against order in
Complaint no.302/ 2024 (common order), TG RERA.**

Between:

Googee Properties Managing Director,
Mr.Shaikh Akbar, S/o. Shaikh Siddeeq,
Googee Properties Pvt. Ltd.,JMR Jagini Plaza,
2nd Floor,Green Hills Colony,
Hyderabad-500 035. ...Appellant/Respondent no.1

And

1.B.Raghava Prasad, S/o.B.Sriramulu,
H.No.8-7-170/77, Shankar Enclave,
Old HAL Colony,Old Bowenpally,
Secunderabad-500 011. Respondent/Complainant

2. K.Narsimha Reddy, S/o.Ram Reddy. ...Respondent/Respondent no.2
(Respondent no.2 is a proforma party)

Counsel for the Appellant : Mr.K.Janardhan Reddy

Order:

“None appeared for the appellant and respondents.

Though this Tribunal directed the appellant on 23.6.2026 to deposit the refund amount as ordered by RERA before this Tribunal or pay to the allottee, failing which the appeal will be returned, the appellant has not deposited the amount as mandate u/s.43(5) of RE (R & D) Act, 2016 therein.

Though sufficient time was given for depositing the refund amount, the appellant failed to comply the mandate of pre-deposit u/s.43(5) of RE (R & D) Act,2016.

Therefore, the appeal is hereby returned.

Registry is directed to transmit the copy of order to the parties. “

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**PRESENT : Hon'ble Justice Sri.A.Santhosh Reddy, Chairperson.
Hon'ble Sri P.Pradeep Kumar Reddy, Judicial Member.
Hon'ble Sri Vemula Sreekar, Administrative Member.**

MONDAY, THE TWENTY SEVENTH DAY OF JULY, 2026.

**A.R.No.67/2025
against order in
Complaint no.309/ 2024 (common order), TG RERA.**

Between:

Googee Properties Managing Director,
Mr.Shaikh Akbar, S/o. Shaikh Siddeeq,
Googee Properties Pvt. Ltd.,JMR Jagini Plaza,
2nd Floor,Green Hills Colony,
Hyderabad-500 035. ...Appellant/Respondent no.1

And

1.Riya Joshi ,W/o.Apoorva Rai,
8-7-170/61, 62,63/2, Shankar Enclave,
Old Bowenpally,
Secunderabad -500 011. Respondent/Complainant

2. K.Narsimha Reddy, S/o.Ram Reddy. ...Respondent/Respondent no.2
(Respondent no.2 is a proforma party)

Counsel for the Appellant : Mr.K.Janardhan Reddy

Order:

“None appeared for the appellant and respondents.

Though this Tribunal directed the appellant on 23.6.2026 to deposit the refund amount as ordered by RERA before this Tribunal or pay to the allottee, failing which the appeal will be returned, the appellant has not deposited the amount as mandate u/s.43(5) of RE (R & D) Act, 2016 therein.

Though sufficient time was given for depositing the refund amount, the appellant failed to comply the mandate of pre-deposit u/s.43(5) of RE (R & D) Act,2016.

Therefore, the appeal is hereby returned.

Registry is directed to transmit the copy of order to the parties. “

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MEMBER (T/A)

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Krishna Hostel, Ground floor, Dr. MCHRD Institute, Road no. 25,
Jubilee Hills, Hyderabad, 500033.**

**PRESENT : Hon'ble Justice Sri.A.Santhosh Reddy, Chairperson.
Hon'ble Sri P.Pradeep Kumar Reddy, Judicial Member.
Hon'ble Sri Vemula Sreekar, Administrative Member.**

MONDAY, THE TWENTY SEVENTH DAY OF JULY, 2026.

**A.R.No.68/2025
against order in
Complaint no.79/ 2025 (common order), TG RERA.**

Between:

Googee Properties Managing Director,
Mr.Shaikh Akbar, S/o. Shaikh Siddeeq,
Googee Properties Pvt. Ltd.,JMR Jagini Plaza,
2nd Floor,Green Hills Colony,
Hyderabad-500 035. ...Appellant/Respondent no.1

And

1.VR Preetha,D/o.VV Ramakrishnan,
Mamtha Punjavi, Old MIG 719, Phase 1,
BHEL, Lingampally,
RC Puram, Hyderabad – 502032. Respondent/Complainant

2. K.Narsimha Reddy, S/o.Ram Reddy. ...Respondent/Respondent no.2
(Respondent no.2 is a proforma party)

Counsel for the Appellant : Mr.K.Janardhan Reddy

Order:

“None appeared for the appellant and respondents.

Though this Tribunal directed the appellant on 23.6.2026 to deposit the refund amount as ordered by RERA before this Tribunal or pay to the allottee, failing which the appeal will be returned, the appellant has not deposited the amount as mandate u/s.43(5) of RE (R & D) Act, 2016 therein.

Though sufficient time was given for depositing the refund amount, the appellant failed to comply the mandate of pre-deposit u/s.43(5) of RE (R & D) Act,2016.

Therefore, the appeal is hereby returned.

Registry is directed to transmit the copy of order to the parties. “

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CHAIRPERSON

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