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

+ **CS(OS) 14/2018 & I.A. 7468/2026**

SHRI ROMI GARG

.....Plaintiff

Through: Ms. Nandni Sahni and Ms. Trisha
Laroiya, Advs.
M: 9990614310

versus

**BDR BUILDERS & DEVELOPERS PVT. LTD. &
ORS.**

.....Defendants

Through: None

CORAM:

HON'BLE MS. JUSTICE MINI PUSHKARNA

ORDER

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23.03.2026

I.A. 7468/2026

1. The present application has been filed on behalf of the plaintiff under Section 151 of the Code of Civil Procedure, 1908 ("CPC"), for consolidation of the present suit with *CS(OS) 150/2020* titled as "*BRD Builders and Developers Pvt. Ltd. Versus Romi Garg and Ors.*"
2. It is submitted that plaintiff is the previous purchaser of the suit property, which was sold to plaintiff by defendant no. 2, initially *vide* Agreement to Sell dated 09th July, 2012, and subsequently by the Agreement dated 14th July, 2016, whereby, it was again agreed that the suit property would be sold to the plaintiff by defendant no. 2.
3. It is submitted that defendant no. 1 has filed another civil suit being *CS(OS) 150/2020* before this Court for declaration and permanent injunction, wherein, the plaintiff herein has been made a party. The subject



matter of the said suit is the same property as the present suit viz. property bearing No. 32, Paschimi Marg, Vasant Vihar, New Delhi-110057. Furthermore, the said suit also seeks declaration *qua* Agreements to Sell dated 09th July, 2012, and 14th July, 2016, executed by the defendant no. 2 in favour of the plaintiff. Thus, it is submitted that the suits be consolidated and taken up together.

4. Issue notice to the non-applicants, by all modes, returnable on the date already fixed, i.e., 06th May, 2026.

MINI PUSHKARNA, J

MARCH 23, 2026/KR