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

+ **CS(OS) 243/2026, I.A. 7860/2026 & I.A. 10271/2026**

RAJ BALA & ORS.

.....Plaintiffs

Through: Mr. Haresh Raichura, Mr. Rajat Vats,
Mr. Parul Sharma and Mr. Kalp
Raichura, Advocates
Mob: 9911036464
Email: raiatvats02work@gmail.com

versus

BABITA & ANR.

.....Defendants

Through: Mr. M. K. Sharma, Mr. Abhishek,
Mr. Hitesh, Advocates

CORAM:

HON'BLE MS. JUSTICE MINI PUSHKARNA

ORDER

15.04.2026

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1. The present suit has been filed seeking declaration, possession, permanent and mandatory injunction, with respect to first and second floors and staircase in *Plot Nos. 87 and 88, Pocket B-4, Sector-11, Rohini, Delhi* ("suit property").
2. It transpires that both the parties are family members. Further, it is noted that while the Conveyance Deed for *Plot No. 87* is in favour of the plaintiff no. 1, the Conveyance Deed for *Plot No. 88* is in favour of defendant no. 1.
3. The total area of the *Plots, i.e., 87 and 88*, taken together is approximately 88 square yards.
4. The parties had earlier constructed one building, wherein, the



plaintiffs were staying on the first and second floors, while defendants were staying on the ground floor.

5. In view of the various disputes between the parties, it is stated that both the parties have vacated the property in first week of February, 2026, and are now stated to be living in rented accommodation.

6. Considering the submissions made before this Court, it is directed that *status quo*, as regards the construction/demolition in the suit property, shall be maintained till the next date of hearing.

7. Further, in view of the averments made before this Court, the parties are referred to Delhi High Court Mediation and Conciliation Centre, to be listed before learned Mediator on 24th April, 2026.

8. List before Court on 10th July, 2026.

9. A copy of this order shall be sent to Delhi High Court Mediation and Conciliation Centre, forthwith.

MINI PUSHKARNA, J

APRIL 15, 2026/SK