

RAJASTHAN HIGH COURT

  
सत्यमेव जयते

HIGH COURT OF JUDICATURE FOR RAJASTHAN  
BENCH AT JAIPUR

S.B. Civil Writ Petition No. 16452/2025  
CNR: RJHC020874232025 | URN: CW / 37490U / 2025

1. Vinay Kumar Sethi S/o Shri Vimal Kumar Sethi, Aged About 44 Years, R/o Oak C-301, Dosti West County, Balkum, Thane- Maharashtra- 400608.
2. Megha Sethi W/o Vinay Kumar Sethi, Aged About 42 Years, R/o Oak C-301, Dosti West County, Balkum, Thane- Maharashtra- 400608.

-----Petitioners

Versus

1. State of Rajasthan, Through Secretary, Urban Development And Housing Department, Food Building, Secretariat, Jaipur, Rajasthan- 302005.
2. Rajasthan Real Estate Regulatory Authority, Through Chairperson, 2Nd And 3Rd Floor, RSIC Building, Udyog Bhavan, Tilak Marg, C-Scheme, Jaipur, Rajasthan- 302005.
3. M/s Modest Infra Limited, Through Its Directors, Having Its Registered Office At 16-A, 1St Floor, Palm Spring Lokhandwala Complex, Andheri West, Mumbai, Maharashtra- 400053 And Corporate Office At 4Th Floor, Unique Destination, Laxmi Mandir Crossing, Tonk Road, Jaipur, Rajasthan- 302015.

-----Respondents

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| For Petitioner(s) | : | Mr. Mohit Khandelwal |
| For Respondent(s) | : | Ms. Pallavi Mehta    |

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**HON'BLE THE ACTING CHIEF JUSTICE MR. SANJEEV  
PRAKASH SHARMA**

**Order**

**24/08/2026**

1. Admittedly, the order under challenge has been passed by the Rajasthan Real Estate Regulatory Authority on 08.08.2025.

2. An appeal lies under Section 44 of the Real Estate (Regulation and Development) Act, 2016 (for short 'the Act') before the Real Estate Appellate Tribunal. The petitioners are, therefore, at liberty to avail the said statutory remedy by filing an appeal under the Act.

3. Accordingly, the writ petition is dismissed on the ground of availability of an alternative efficacious remedy.

4. In case such an appeal is filed, the same is expected to be heard within a period of two months.

5. All pending application(s) also stand disposed of.

(SANJEEV PRAKASH SHARMA),ACTING CJ