

TELANGANA REAL ESTATE REGULATORY AUTHORITY

[Under the Real Estate (Regulation and Development) Act, 2016]

CIRCULAR RC.No.D6/3777/ 2026

DATE: 15 / 10 / 2026

Sub:- TGRERA – amendment to Section 68 of the Real Estate (Regulation and Development) Act, 2016 by the Government of India – and consequential amendment to the Telangana Real Estate (Regulation and Development) Rules, 2017 –Regarding.

- Ref: :1.G.O.Ms.No.250 Metropolitan Area And Urban Development (PLG.III)
Dated:14.10.2026.
2. The Real Estate (Regulation and Development) Act, 2016 (Central Act No.16 of 2016).
3. G.O.Ms.No.202, Municipal Administration and Urban Development (M1) Department, dated 31.07.2017.
4. The Jan Vishwas (Amendment of Provisions) Act, 2026 (Central Act No.8 of 2026).
5. From the Deputy Secretary (Housing), Ministry of Housing and Urban Affairs, Government of India, Sankalp Bhavan, K.G.Marg, New elhi, Letter No.O-17024/34/2018-HOUSING-UD-Part-(1)/E-91774562095, dated 09.07.2026.
6. This Authority letter No.D6/3777/TGRERA/2026, dated:24.07.2026.

@@@

Whereas, the Government of India, through the Jan Vishwas (Amendment of Provisions) Act, 2026 (Central Act No. 8 of 2026), has amended Section 68 of the Real Estate (Regulation and Development) Act, 2016; and

Whereas, this Authority had submitted proposals to the Government for carrying out consequential amendments to the Telangana Real Estate (Regulation and Development) Rules, 2017 in view of the aforesaid statutory amendment; and

Whereas, consequent upon the said amendment, the Government of Telangana has issued G.O.Ms.No.250, Metropolitan Area and Urban Development (PLG.III) Department, dated 14.10.2026, amending Rule 33 of the Telangana Real Estate (Regulation and Development) Rules, 2017 issued vide G.O.Ms.No.202, Municipal Administration and Urban Development (M1) Department, dated 31.07.2017, by omitting the entry relating to compounding of offences punishable under Section 68 of the Act;

Now, therefore, all concerned are hereby informed that a copy of the said G.O.Ms.No.250, Metropolitan Area and Urban Development (PLG.III) Department, dated 14.10.2026, has been uploaded on the official website of the Telangana Real Estate Regulatory Authority (TGRERA) for information and reference.

(By Order of the Authority)


Secretary
TG RERA

Enclosure:

1. G.O.Ms.No.250, Metropolitan Area and Urban Development (PLG.III) Department, dated 14.10.2026,

Copy to the Assistant Director (IT), TGRERA, with a request to upload G.O.Ms.No.250, Metropolitan Area and Urban Development (PLG.III) Department, dated 14.10.2026, on the Authority's website

GOVERNMENT OF TELANGANA

ABSTRACT

MA & UD Department - RULES - The Telangana Real Estate (Regulation and Development) Rules, 2017 - Amendment - Notification - Orders - Issued.

METROPOLITAN AREA AND URBAN DEVELOPMENT (PLG.III) DEPARTMENT

G.O.Ms.No. 250

Dated: 14-10-2026

Read the following:-

1. The Real Estate (Regulation and Development) Act, 2016 (Central Act No.16 of 2016).
2. G.O.Ms.No.202, Municipal Administration and Urban Development (M1) Department, dated 31.07.2017.
3. The Jan Vishwas (Amendment of Provisions) Act, 2026 (Central Act No.8 of 2026).
4. From the Deputy Secretary (Housing), Ministry of Housing and Urban Affairs, Government of India, Sankalp Bhavan, K.G.Marg, New Delhi, Letter No.O-17024/34/2018-HOUSING-UD-Part-(1)/E-91774562095, dated 09.07.2026.
5. From the Secretary, Telangana Real Estate Regulatory Authority, Telangana, Hyderabad, letter No.D6/3777/TGRERA/2026, dated:24.07.2026.

ORDER:

In the circumstances stated by the Deputy Secretary (Housing), Ministry of Housing and Urban Affairs, Government of India, Sankalp Bhavan, New Delhi, in the letter fourth read above, and in view of the request of the Secretary, Telangana Real Estate Regulatory Authority, Hyderabad, in the letter fifth read above, and after careful examination of the matter, Government hereby decided to amend rule 33 of the Telangana Real Estate (Regulation and Development) Rules, 2017 issued in G.O.Ms.No.202, Municipal Administration and Urban Development (M1) Department, dated 31.07.2017, in conformity with the provisions of section 68 of the Real Estate (Regulation and Development) Act, 2016 (Central Act No.16 of 2016) as amended by the Jan Vishwas (Amendment of Provisions) Act, 2026 (Central Act No.8 of 2026).

2. Accordingly, the following notification shall be published in an extraordinary issue of the Telangana Gazette, dated:14.10.2026.

NOTIFICATION

In exercise of the powers conferred by section 84 read with sub-clause (iv) of clause (g) of section 2 of the Real Estate (Regulation and Development) Act, 2016 (Central Act No.16 of 2016) and in pursuance of the amendment made to section 68 of the said Act under section 2 read with serial number 70 of the Schedule to the Jan Vishwas (Amendment of Provisions) Act, 2026 (Central Act No.8 of 2026), the Government of Telangana, hereby makes the following amendment to the Telangana Real Estate (Regulation and Development) Rules, 2017 issued in G.O.Ms.No.202, Municipal Administration and Urban Development (M1) Department, dated 31.07.2017 and as amended subsequently from time to time, namely:-

AMENDMENT

In the said rules, in rule 33, in sub-rule (1), in the table thereunder, the following row shall be omitted, namely:-

"Punishable with imprisonment under section 68.	ten percent. of the estimated cost of the plot, apartment or building, as the case may be."
---	---

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF TELANGANA)

JAYESH RANJAN

SPECIAL CHIEF SECRETARY TO GOVERNMENT

To
The Commissioner and Director, Printing, Stationery and Stores Purchase,
Telangana, Hyderabad.

P.T.O

::2::

The Deputy Secretary (Housing), Ministry of Housing and Urban Affairs,
Housing Section, Government of India
The Metropolitan Commissioner,
Hyderabad Metropolitan Development Authority, Hyderabad
The Secretary to Government, Municipal Administration Department
The Special Secretary to Government, Housing Department
The Commissioner, Greater Hyderabad Municipal Corporation
The Commissioner, Cyberabad Municipal Corporation
The Commissioner, Malkajgiri Municipal Corporation
The Commissioner & Director of Municipal Administration, Telangana
The Director of Town and Country Planning, Telangana, Hyderabad
The Secretary, Telangana Real Estate Regulatory Authority, Hyderabad
The OSD to Chief Secretary to Government.
All Departments of Dr. B.R. Ambedkar Telangana Secretariat.

Copy to:

The OSD to Hon'ble Chief Justice,
High Court for the State of Telangana
The Secretary to Hon'ble Chief Minister
The P.S. to Special Chief Secretary to Government, MA&UD Department
The P.S. to Secretary, Law Department
SF/SC

//FORWARDED ::BY:: ORDER//

SECTION OFFICER