

**ONLINE E – AUCTION SALE OF ASSET**

**KOTAK MAHINDRA BANK LIMITED**

**REGISTERED OFFICE:** 27 BKC, C 27, G-BLOCK, BANDRA KURLA COMPLEX, BANDRA (E), MUMBAI, MAHARASHTRA, PIN CODE-400 051

**BRANCH OFFICE:** 5<sup>TH</sup> FLOOR, ADAMAS PLAZA,166/16, CST ROAD, KALINA, SANTACRUZ EAST, MUMBAI-400098.

**SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES**

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE ASSETS UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 UNDER RULE 8(5) READ WITH PROVISIO TO RULE 8 (6) OF THE SECURITY INTEREST (ENFORCEMENT) RULE, 2002.

NOTICE IS HEREBY GIVEN TO THE PUBLIC IN GENERAL AND IN PARTICULAR TO THE BORROWER (S) AND GUARANTOR (S) WHOSE DETAILS ARE GIVEN IN BELOW MENTIONED TABLE THAT THE BELOW DESCRIBED IMMOVABLE PROPERTY

MORTGAGED/CHARGED TO THE SECURED CREDITOR, THE PHYSICAL POSSESSION OF WHICH HAS BEEN TAKEN BY THE AUTHORISED OFFICER OF KOTAK MAHINDRA BANK LIMITED ON 11.09.2023 AND SUBSEQUENT TO THE ASSIGNMENT OF DEBT IN ITS FAVOUR BY FIHFCL TO KOTAK MAHINDRA BANK, WILL BE SOLD ON “AS IS WHERE IS”, “AS IS WHAT IS”, AND “WHATEVER THERE IS” BASIS FOR REALIZATION OF BANK’S DUES.

**DESCRIPTION OF THE IMMOVABLE PROPERTY WITH KNOWN ENCUMBRANCE, IF ANY**

POSTAL ADDRESS :-

ALL THAT PIECE AND PARCEL OF MORTGAGED PROPERTY FLAT NO 603, ADMEASURING 396 SQ FT. CARPET AREA WITH STILT CAR PARKING NO.03, ON 6TH FLOOR, IN SHRI VISHAL APARTMENT CHS, CONSTRUCTED ON LAND BEARING PLOT NO 29, IN SECTOR 11, SITUATED AT KOPARKHAIRNE, NAVI MUMBAI, MAHARASHTRA-400709. BOUNDARY AS A FOLLOWS: EAST : 15 MTRS WIDE ROAD, WEST : PLOT NO.30, NORTH : PLOT NO.28, SOUTH : 15 MTRS WIDE ROAD.

BORROWER/S & GUARANTOR/S NAME & ADDRESS	1.DATE & TIME OF E-AUCTION 2.LAST DATE OF SUBMISSION OF EMD 3.DATE & TIME OF THE PROPERTY INSPECTION	1. RESERVE PRICE 2. EMD OF THE PROPERTY 3. BID INCREMENT
---	--	--

<p><b>1. MR. MANOJ KUMAR SUNGH</b></p> <p><b>2. MRS.NITU MANOJ SINGH</b></p> <p><b>3. SHRI BALAJI REAL ESTATE MR THROUGH IT'S PROPRIETOR MR. MANOJ KUMAR SINGH</b></p> <p><b>1 &amp; 2 AT:</b> FLAT NO 603, 6<sup>TH</sup> FLOOR, SHRI VISHAL APARTMENT CHSL, SECI 11, KOPARKHAIRNE, NAVI MUMBAI- 400709</p> <p><b>1 &amp; 3 AT:</b> SHOP NO.2, SECTOR 12, RYAN APARTMENT, KOPARKHAIRNE, NAVI MUMBAI- 400709</p> <p><b>LOAN ACCOUNT NO.</b> 606307210574715</p> <p>TOTAL OUTSTANDING: <b>RS.79,27,600 (RUPEES SEVENTY NINE LAKH TWENTY SEVEN THOUSAND SIX HUNDRED ONLY)</b> AS OF 01-11-2023 ALONG WITH FUTURE INTEREST APPLICABLE FROM 02-11-2023 UNTIL PAYMENT IN FULL WITH COST AND CHARGES.</p>	<p>1) E-AUCTION DATE :- 20/12/2023 BETWEEN 12:00 PM TO 1:00 PM WITH UNLIMITED EXTENSION OF 5 MINUTES</p> <p>2) LAST DATE OF SUBMISSION OF EMD WITH KYC IS :- 19/12/2023 UP TO 6:00 P.M. (IST.)</p> <p>3) DATE OF INSPECTION 15.12.2023.BETWEEN 11:00 AM TO 4:00 PM (IST)</p>	<p>RESERVE PRICE RS.55,00,000/- (RUPEES FIFTY FIVE LAKH ONLY)</p> <p>EMD: RS. 5,50,000/- (RUPEES FIVE LAKH FIFTY THOUSAND ONLY)</p> <p>BID INCREMENT - RS. 10,000/-- (RUPEES FIFTY THOUSAND ONLY) &amp; IN SUCH MULTIPLES.</p>
---	--	--

THE EARNEST MONEY HAS TO BE DEPOSITED BY WAY OF DD IN FAVOUR OF "KOTAK MAHINDRA BANK LIMITED" PAYABLE AT KOPARKHAIRNE OR NEFT/RTGS IN THE ACCOUNT OF "KOTAK MAHINDRA BANK LIMITED ACCOUNT NO 06410157020021 AND IFSC CODE- KKBK0000958 , BRANCH NARIMAN POINT MUMBAI , BRANCH CODE 0641.

THE BORROWER'S ATTENTION IS INVITED TO THE PROVISIONS OF SUB SECTION 8 OF SECTION 13, OF THE SARFAESI ACT, IN RESPECT OF THE TIME AVAILABLE, TO REDEEM THE SECURED ASSET.

PUBLIC IN GENERAL AND BORROWERS IN PARTICULAR PLEASE TAKE NOTICE THAT IF IN CASE AUCTION SCHEDULED HEREIN FAILS FOR ANY REASON WHATSOEVER THEN SECURED CREDITOR MAY ENFORCE SECURITY INTEREST BY WAY OF SALE THROUGH PRIVATE TREATY.

IN CASE OF ANY CLARIFICATION/REQUIREMENT REGARDING SECURED ASSETS UNDER SALE, BIDDER MAY CONTACT **MR. PANKAJ RAI (+91 7768003567), & MR. RAJENDER DAHIYA (+91 8448264515), MR. ANUJ BHASIN (+919726417250) AND MR. RATNESH MISHRA (+918976619063).**

FOR DETAILED TERMS AND CONDITIONS OF THE SALE, PLEASE REFER TO THE LINK [HTTPS://WWW.KOTAK.COM/EN/BANK-AUCTIONS.HTML](https://www.kotak.com/en/bank-auctions.html) PROVIDED IN KOTAK MAHINDRA BANK'S WEBSITE I.E. [WWW.KOTAK.COM](http://WWW.KOTAK.COM) AND/OR ON [HTTPS://BANKAUCTIONS.IN/](https://bankauctions.in/)

PLACE: MUMBAI

DATE:

AUTHORIZED OFFICER  
KOTAK MAHINDRA BANK LIMITED

