

**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:** : 7TH FLOOR, PLOT NO.-7, SECTOR -125, NOIDA UTTAR PRADESH-201313

**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 9 (1) 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 POSSESSION OF WHICH HAS BEEN TAKEN BY THE AUTHORISED OFFICER OF FULLERTON INDIA HOME FINANCE COMPANY LTD.(HEREINAFTER REFERRED TO AS "FIHFC- **GRIHASHAKTI** ") ON 17.12.2021 And PURSUANT TO THE ASSIGNMENT OF DEBT BY FIHFC- **GRIHASHAKTI** **IN FAVOUR OF KOTAK MAHINDRA BANK LTD(KMBL)**, THE MORTGAGED PROPERTY 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 PROPERTIES WITH KNOWN ENCUMBRANCE, IF ANY**

ALL PIECE AND PARCEL PROPERTY BEARING :-

BUILT UP SECOND FLOOR WITHOUT ROOF AND TARACE RIGHTS AREA MEASURING 66.88 SQ METRES I.E 80 SQ YARDS PROPERTY BEARING NO. W-177, OUT OF KHASRA NO. 699/413, GALI NO. 05, CHANDER SHEKHAR AZAD GALI, MAIN BABARPUR, VILLAGE ILLAQA SHAHDARA, DELHI, SURROUNDED BY BOUNDARIES:-

SURROUNDED BY BOUNDARIES AS PER DEED & SITES:

EAST:- GALI NO. 5

WEST:- PROPERTY OF OTHER

NORTH:- PROPERTY OF OTHER

SOUTH:- GALI

<b>BORROWER/S &amp; GUARANTOR/S NAME &amp; ADDRESS</b>	<b>1.DATE &amp; TIME OF E-AUCTION 2.LAST DATE OF SUBMISSION OF EMD 3.DATE &amp; TIME OF THE PROPERTY INSPECTION</b>	<b>1. RESERVE PRICE 2. EMD OF THE PROPERTY 3. BID INCREMENT</b>
<p>1. OM PAL SHARMA S/D/W/O RAM SWARUP SHARMA R/O 3/38 GALI', GANGA RAM SHAHADRA, TELIWARA SHAHADARA, EAST DELHI-110032 EMAIL ID:- <a href="mailto:HIRALAL.SHARMA2@GMAIL.COM">HIRALAL.SHARMA2@GMAIL.COM</a></p> <p>2. GEETA SHARMA S/D/W/O BIRMANAND SHARMA</p>	<p>1) E-AUCTION DATE :- 14-7-2023 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 13-7-2023 UP TO 6:00 P.M. (IST.)</p> <p>3.) DATE OF INSPECTION: 7-7-2023 BETWEEN 11:00 AM TO 4:00 PM (IST)</p>	<p><b>RESERVE PRICE</b> RS.16,00,000/- (RUPEES SIXTEEN LAKH ONLY)</p> <p>EMD: RS.1,60,000/- (RUPEES ONE LAKH SIXTY THOUSAND ONLY)</p> <p><b>BID INCREMENT –</b> RS. 10,000/- (RUPEES TEN THOUSAND ONLY) &amp; IN SUCH MULTIPLES.</p>

R/O 3/38 GALI, GANGA RAM SHAHADRA,  
TELIWARA SHAHDARA, EAST DELHI-110032  
EMAIL ID:- [HIRALAL.SHARMA2@GMAIL.COM](mailto:HIRALAL.SHARMA2@GMAIL.COM)

3. SHUSHANT SHARMA S/D/W/O OMPAL SHARMA  
R/03/38 GALI, GANGA RAM SHAHADRA,  
TELIWARA SHAHDARA, EAST DELHI-110032  
EMAIL ID:- [HIRALAL.SHARMA2@GMAIL.COM](mailto:HIRALAL.SHARMA2@GMAIL.COM)

LOAN NO.  
609107210571658

**TOTAL OUTSTANDING:** RS. 35,12,477 /-(RUPEES THIRTY FIVE LAKH TWELVE THOUSAND FOUR HUNDRED SEVENTY SEVEN ONLY) AS OF 21.06.2023 ALONG WITH FUTURE INTEREST APPLICABLE FROM 22.06.2023 UNTIL PAYMENT IN FULL.

THE EARNEST MONEY HAS TO BE DEPOSITED BY WAY OF DD IN FAVOUR OF “KOTAK MAHINDRA BANK LIMITED” PAYABLE AT DELHI 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 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 ASSETS UNDER SALE, BIDDER MAY CONTACT **MR. AKSHIT SOLANKI (+91 6394015464 ) , MR. RAJENDER DAHIYA (+91 8448264515).**

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 WEBSITE I.E. [WWW.KOTAK.COM](http://www.kotak.com) AND/OR ON <https://bankeauctions.com>.

**PLACE:** DELHI

**DATE:**

**AUTHORIZED OFFICER  
KOTAK MAHINDRA BANK LIMITED**