

**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:** ADMAS PLAZA, 5<sup>TH</sup> FLOOR, 166/16, CST ROAD, KALINA, SANTACRUZ (E), MUMBAI, MAHARASHTRA, PIN CODE-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 POSSESSION OF WHICH HAS BEEN TAKEN BY THE AUTHORISED OFFICER OF **KOTAK MAHINDRA BANK LIMITED** SECURED CREDITOR ON **14.11.2022** PURSUANT TO THE ASSIGNMENT OF DEBT IN ITS FAVOUR BY MAGMA HOUSING FINANCE LIMITED (SUBSEQUENTLY KNOWN AS POONAWALLA HOUSING FINANCE LIMITED) (PHFL), 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:-**

FLAT NO. 106, 1ST FLOOR, OM SAI APARTMENT, SANJAY NAGAR, MANPADA ROAD, S NO. 89, SITUATED AT MOUJE SAGAON SAGARLI, DOMBIVALI (EAST), DIST THANE, TAL- KALYAN, MAHARASHTRA, 421201

MORE PARTICULARLY DESCRIBED AS :- ALL THAT PIECE AND PARCEL OF MORTGAGE PROPERTY OF FLAT NO.106, 1ST FLOOR, OM SAI APARTMENT, SANJAY NAGAR, MANPADA ROAD, S NO.89, HISSA NO.5 P, SITUATED AT MOUJE SAGAON SAGARLI, DOMBIVALI (EAST), DIST THANE 421201, TAL KALYAN,DIST THANE MUMBAI PIN 421201

<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. .MR. MANOJ MAHANTA S/O MR. RANJIT MAHANTA</p> <p><b>AT:</b> FLAT NO. 106, 1ST FLOOR, OM SAI APARTMENT, SANJAY NAGAR, MANPADA ROAD, S NO. 89, HISSA NO. 5P, SITUATED AT MOUJE SAGAON SAGARLI, DOMBIVALI (EAST), DIST THANE 421201, TAL KALYAN, DIST THANE. MUMBAI PIN 421201</p> <p>2.DIPIKA SHARMA D/W OF-MANOJ MAHANTA</p> <p><b>BOTH AT:</b> H NO 2414 1 NEW GANESH NAGAR DIGHA NAVI MUMBAI 400708.</p> <p>LOAN NO. HM/0458/H/17/100167</p>	<p>1) E-AUCTION DATE :- 28.3.2023 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 :- 27.3.2023 UP TO 6:00 P.M. (IST.)</p> <p>3.) DATE OF INSPECTION: 21.3.2023 BETWEEN 11:00 AM TO 4:00 PM (IST)</p>	<p><b>RESERVE PRICE:</b> RS. 11,00,000/- (RUPEES ELEVEN LAKH ONLY)</p> <p>EMD: RS. 1,10,000/- (RUPEES ONE LAKH TEN THOUSAND ONLY)</p> <p><b>BID INCREMENT –</b> RS. 10,000/- (RUPEES TEN THOUSAND ONLY) &amp; IN SUCH MULTIPLES.</p>

**AMOUNT OUTSTANDING:-** RS. 18,21,483/- (RUPEES EIGHTEEN LAKH TWENTY ONE THOUSAND FOUR HUNDRED EIGHTY THREE ONLY ) AS ON 20.02.2023 ALONGWITH FUTURE INTEREST APPLICABLE FROM 21.02.2023 UNTIL PAYMENT IN FULL WITH COST AND CHARGES.

THE EARNEST MONEY HAS TO BE DEPOSITED BY WAY OF DD IN FAVOUR OF “**KOTAK MAHINDRA BANK LIMITED**” PAYABLE AT MUMBAI 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 ASSETS UNDER SALE, BIDDER MAY CONTACT **MR. AGNEL PILLAI (+91 8976929685 ) , MR. Pushkar Dani (+91 8108383613.) , MR. GURPAL SINGH (+91 8976898212) & 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://BANKAUCTIONS.IN/](https://bankauctions.in/)

PLACE: MUMBAI

DATE:.....

**AUTHORIZED OFFICER  
KOTAK MAHINDRA BANK LIMITED**