

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: : KOTAK MAHINDRA BANK LTD #185, 2ND FLOOR, MOUNT ROAD, ANNA SALAI, CHENNAI 600 006 (LAND MARK :CITROEN CAR SHOWROOM AND NEXT TO THOUSAND LIGHTS METRO RAILWAY STATION

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 PROVISO 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 FULLERTON INDIA HOME FINANCE LIMITED (HEREINAFTER REFERRED TO AS "**FIHFCL**") ON 19.08.2021 AND SUBSEQUENT TO THE ASSIGNMENT OF DEBT IN ITS FAVOUR BY FULLERTON INDIA HOME FINANCE COMPANY LIMITED 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

ALL THAT PIECE AND PARCEL OF PROPERTY BEARING FIRST FLOOR IN THE BUILDING COMPLEX KNOWN AS "AMRUTH RESIDENCY" CONSTRUCTED IN PREMISES BEARING MUNICIPAL NO. 4-2-291 TO 4-2-294 (CORRESPONDING TO OLD NO. B-3-291 TO 294), HAVING BUILT-UP AREA OF 4000 SQ.FT. (INCLUDING COMMON AREAS, ALONG WITH ONE CAR PARKING) TOGETHER WITH PROPORTIONATE UNDIVIDED SHARE OF LAND 50 SQ.YDS., OUT OF TOTAL EXTENT OF 549 SQ.YDS., SITUATED AT SULTAN BAZAR, HYDERABAD.

BOUNDED AS:

EAST: NEIGHBOU'S

WEST: ROAD & NEIGHBOUR'S

NORTH: OPEN TO SKY

SOUTH: OPEN TO SKY

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	RESERVE PRICE EMD OF THE PROPERTY BID INCREMENT
<p>1. MR. SYED MASTHAN BABULA (BORROWER) S/O MR. AMEER BASHA SYED AT: FLAT NO.201, BANKERS CHAMBERS, AS RAJU NAGAR, KUKATPALLY, NEAR HANUMAN TEMPLE, HYDERABAD, TELANGANA- 500072</p>	<p>1) E-AUCTION DATE :- 06.06.2024 BETWEEN 12:00 PM TO 1:00 PM WITH UNLIMITED EXTENSION OF 5 MINUTES</p>	<p>RESERVE PRICE 1,70,10,000/- (RUPEES ONE CRORE SEVENTY LAKH TEN THOUSAND ONLY)</p>
<p>2. MR. GUNDA BRAHMA REDDY (CO-BORROWER) S/O MR. NARSA REDDY GUNDA AT: H.NO. 15-21-1/HIG 3, BALAJI NAGAR, KUKATPALLY, NEAR HANUMAN TEMPLE, HYDERABAD, TELANGANA- 500072</p>	<p>2.) LAST DATE OF SUBMISSION OF EMD WITH KYC IS :-05.06.2024 UP TO 6:00 P.M. (IST.)</p>	<p>EMD: 17,01,000/- (RUPEES SEVENTEEN LAKH ONE THOUSAND ONLY)</p>
<p>3. AKSHANTRJ INFRASTRUCTURE (CO-BORROWER) THROUGH ITS PARTNER AND AUTHORIZED SIGNATORY MR. SYED MASTHAN BABULA AT: H.NO.8-3-293/82/A/117/1 ROAD NO.10 JUBILEE HILLS CIRCLE-37 BEHIND VACS BAKERY, HYDERABAD, TELANAGANA- 500033</p>	<p>3.) DATE OF INSPECTION:- 29.05.2024. BETWEEN 11:00 AM TO 4:00 PM (IST)</p>	<p>BID INCREMENT – RS.25,000/- (RUPEES TWENTY FIVE THOUSAND ONLY) & IN SUCH MULTIPLES.</p>

ALL AT:

H.NO. 4-2-291 TO 4-2-294
(OLD NO.B-3-291 TO 294),
SULTAN BAZAR, HYDERABAD,
TELANGANA- 500095

LOAN ACCOUNT NO. 606108110257726

TOTAL OUTSTANDING: RS. 5,49,83,607/- (RUPEES FIVE CRORE FORTY NINE LAKH EIGHTY THREE THOUSAND SIX HUNDRED SEVEN ONLY) OUTSTANDING AS ON 16.05.2024 WITH FURTHER INTEREST APPLICABLE FROM 17.05.2024 ALONG WITH ALL COST, CHARGES & EXPENSES 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 HYDERABAD OR NEFT/RTGS IN THE ACCOUNT OF "KOTAK MAHINDRA BANK LIMITED ACCOUNT NO RAR22037329 AND IFSC CODE- KKBK0000631 , BRANCH KALINAS 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 PUBLIC E - AUCTION.

IN CASE OF ANY CLARIFICATION/REQUIREMENT REGARDING SECURED ASSETS UNDER SALE, BIDDER MAY CONTACT **MR. VISHAL ADHISHESHAN (+91 9941016600) & 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'S WEBSITE I.E. WWW.KOTAK.COM AND/OR ON [HTTPS://BANKAUCTIONS.IN/](https://bankauctions.in/)

PLACE: HYDERABAD

DATE: 17.05.2024

AUTHORIZED OFFICER
KOTAK MAHINDRA BANK LIMITED

