

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.- PLOT NO. 7, 7TH FLOOR, 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 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 THE **KOTAK MAHINDRA BANK LIMITED** (HEREINAFTER REFERRED TO AS “**THE BANK/ KMBL/SECURED CREDITOR**”) ON 24.01.2024 AND SUBSEQUENT TO THE ASSIGNMENT OF DEBT IN ITS FAVOUR BY **FULLERTON INDIA HOME FINANCE COMPANY LTD** 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 FLAT NO. 303, H.I.G SECOND FLOOR WITH TERRACE/ROOF RIGHTS, BACK SIDE WHICH CONSISTS OF 1 DRAWING/DINNING ROOM, THREE BEDROOM, TWO TOILET, ONE KITCHEN AND ONE BALCONY ARE CONSTRUCTED, THE TOTAL AND COVERED AREA OF WHICH IS 650 SQ.FT I.E 60.38 SQ.MTRS, SITUATED IN “DEEP APARTMENT XIV”- RESIDENTIAL PLOT NO. A-8/2, D.L.F ANKUR VIHAR VILLAGE LONI, PARGANA AND TEHSIL LONI, DISTRICT GHAZIABAD. THE SAID FLAT CONSISTS OF 3 STOREYED BUILDING (G+2).

BOUNDED AS:

EAST: PASSAGE

WEST: PLOT NO.A-8/3

NORTH: OTHER PROPERTY

SOUTH: ROAD 9 MTR.

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. NABI MOHD (BORROWER) S/O MR. LAL KHAN</p> <p>AT: M/S RIHAN ENTERPRISES THROUGH ITS PROPRIETOR H.NO.B-287, 1ST FLOOR, GALI NO.6, NEHRU VIHAR, MUSHTAFABAD, NEW DELHI- 110094</p> <p>2. MRS. SHABNAM (CO- BORROWER) W/O MR. NABI MOHD</p> <p>BOTH AT:</p>	<p>1) E-AUCTION DATE :- 22.08.2024 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 :-21.08.2024 UP TO 6:00 P.M. (IST.)</p> <p>3.) DATE OF INSPECTION:- 01.08.2024. BETWEEN 11:00 AM TO 4:00 PM (IST)</p>	<p>RESERVE PRICE RS. 14,00,000/- (RUPEES FOURTEEN LAKH ONLY)</p> <p>EMD: RS.1,40,000/- (RUPEES ONE LAKH FORTY THOUSAND ONLY)</p> <p>BID INCREMENT – RS. 10,000/- (RUPEES TEN THOUSAND ONLY) & IN SUCH MULTIPLES.</p>

A-208, GALI NO.3, ZIYADDINPUR
MUSHTAFABAD, NEW DELHI-110094

BOTH ALSO AT:

FLAT NO.303, SECOND FLOOR REAR
SIDE WITH ROOF RIGHT, PLOT
NO.A-8/2, DLF ANKUR VIHAR,
LONI, GHAZIABAD,
UTTAR PRADESH- 201102

LOAN ACCOUNT NO. 609107210445407

TOTAL OUTSTANDING: RS. 32,52,028-/-
(RUPEES THIRTY TWO LAKH FIFTY TWO
THOUSAND AND TWENTY EIGHT ONLY)
OUTSTANDING AS ON 29.07.2024 WITH
FURTHER INTEREST APPLICABLE FROM
30.07.2024 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 **NOIDA** OR NEFT/RTGS IN THE ACCOUNT OF "KOTAK MAHINDRA BANK LIMITED ACCOUNT NO **RAR22037995** AND IFSC CODE- KKBK0000631 , BRANCH KALINA 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. NAKUL GUPTA (+91 8700867857)**, **MR. SOMESH SUNDARIYAL (+91 9910563402)**. **BIDDER MAY ALSO CONTACT THE LIMITED BANK'S IVR NO. (+91-9152219751) FOR CLARIFICATIONS.**

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: NOIDA

DATE: 30.07.2024

**AUTHORIZED OFFICER
KOTAK MAHINDRA BANK LIMITED**

