

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- SCO 153,154,155, 2ND FLOOR, SEC 9C, MADHYA MARG, CHANDIGARH-160009

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 CO- BORROWER (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 (HEREINAFTER REFERRED TO AS “**THE BANK/KMBL/SECURED CREDITOR**”) ON 06.12.2024 AND SUBSEQUENT TO THE ASSIGNMENT OF DEBT IN ITS FAVOUR BY MAGMA HOUSING FINANCE LIMITED (SUBSEQUENTLY KNOWN AS POONAWALLA HOUSING FINANCE LIMITED (HEREINAFTER REFERRED TO AS “PHFL”) NOW KNOWN AS GRIHUM HOUSING FINANCE LIMITED) TO KOTAK MAHINDRA BANK LIMITED, 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 WESTERN PORTION OF PLOT NO.31-A MEASURING 60 SQ. YARDS COMPRISED IN KHASRA NO. 6//18 SITUATED AT MOUJA JAGADHRI, NAMED UDHAMGARH KI TAPRIYAN, KESAR NAGAR, JAGADHRI TEHSIL JAGADHRI, DISTRICT YAMUNA NAGAR- 135001.

PROPERTY BOUNDED AS:

NORTH: GALI,

SOUTH: PLOT OF OTHER,

EAST: REMAINING OF PLOT NO. 31-A,

WEST: PLOT NO. 31-B

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. GURMEET SINGH (BORROWER) S/O MR. JOGINDER SINGH</p> <p>2. MRS. TARANJEET KAUR (CO-BORROWER) W/O MR. GURMEET SINGH AT: HOUSE NO.1296, WARD NO.6, NEAR PRAKASH METAL, MUKHARJI PARK, JAGADHRI, YAMUNA NAGAR, HARYANA- 135001</p>	<p>1) E-AUCTION DATE :- 28.02.2025 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:- 27.02.2025 UP TO 6:00 P.M. (IST.)</p> <p>3.) DATE OF INSPECTION:- 25.01.2025 BETWEEN 11:00 AM TO 4:00 PM (IST)</p>	<p>RESERVE PRICE RS.7,00,000/- (RUPEES SEVEN LAKH ONLY)</p> <p>EMD: RS.70,000/- (RUPEES SEVENTY THOUSAND ONLY)</p> <p>BID INCREMENT – RS. 10,000/- (RUPEES TEN THOUSAND ONLY) & IN SUCH MULTIPLES.</p>

BOTH AT:

PLOT NO.31A, BEHIND
GURUDWARA, MOUJA
JAGADHRI, MOUSUMA
UDHAMGARH KI TAPPARIAN
KEASR NAGAR YAMUNA
NAGAR, HARYANA-135001

BOTH ALSO AT:

PLOT NO.31-A (WESTERN PART)
KHEWAT/KHATONI NO.1410/1677,
KHASRA NO.6/18, WAKA MOUJA,
JAGADHRI, MOSUMA UDDHAM
GARH KI TAPPARIAN, KESAR
NAGAR, H.B NO. 400, JAGADHRI,
TEHSIL, JAGADHRI & DISTRICT
YAMUNA NAGAR- 135001

LOAN ACCOUNT NO.
HM/0139/H/18/100037

TOTAL OUTSTANDING: RS.19,24,279 /-
(RUPEES NINETEEN LAKH TWENTY FOUR
THOUSAND TWO HUNDRED AND SEVENTY
NINE ONLY) OUTSTANDING AS ON 17.01.2025
WITH FURTHER INTEREST APPLICABLE FROM
18.01.2025 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 **CHANDIGARH** OR NEFT/RTGS IN THE ACCOUNT OF "KOTAK MAHINDRA BANK LIMITED ACCOUNT NO **RAR20589997** 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. NEERAJ J.K (MOB.NO.+919716686150), MRS. KANCHAN NARA (MOB NO.+919463227690) & MR. AKSHIT SOLANKI (MOB NO. +917302111608).** BIDDER MAY ALSO CONTACT **THE 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: YAMUNA NAGAR, HARYANA

DATE: 22.01.2025

**AUTHORIZED OFFICER
KOTAK MAHINDRA BANK LIMITED**