

**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, 2<sup>ND</sup> 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 22.11.2024 AND SUBSEQUENT TO THE ASSIGNMENT OF DEBT IN ITS FAVOUR BY FULLERTON INDIA HOME FINANCE COMPANY LTD 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 PROPERTY MEASURING TOTAL AREA 102 SQ. YARDS, (51 FEET BY 18 FEET) BEARING KHASRA NO.1826 MIN SITUATED AT RAKBA TUNG PAI SUBURBAN AREA KRISHNA NAGAR GALI NO-3, TEHSIL & DISTRICT AMRITSAR, PUNJAB.

PROPERTY BOUNDED AS:

EAST SIDE HOUSE OF HEAD CONSTABLE PRITAM SINGH, NORTH SIDE HOUSE OF OTHERS, WEST SIDE STREET AND SOUTH SIDE HOUSE OF HARBANS CHAND ETC RESIDENT OF KRISHNA NAGAR, AMRITSAR.

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
<b>1. MR. SATNAM SINGH (BORROWER) S/O MR. MOHAN SINGH</b>  <b>2. MRS. RANJIT KAUR (CO-BORROWER) W/O MR. SATNAM SINGH BOTH AT:</b> HOUSE NO.362 NEW GOLDEN AVENUE, BABA PANJ PEER NEAR S.S. KENDER SCHOOL AMRITSAR, PUNJAB-143001	1) E-AUCTION DATE :- 06.03.2025 BETWEEN 12:00 PM TO 1:00 PM WITH UNLIMITED EXTENSION OF 5 MINUTES  2.) LAST DATE OF SUBMISSION OF EMD WITH KYC IS:- 05.03.2025 UP TO 6:00 P.M. (IST.)  3.) DATE OF INSPECTION:- 04.03.2025 BETWEEN 11:00 AM TO 4:00 PM (IST)	RESERVE PRICE RS.9,00,000/- (RUPEES NINE LAKH ONLY)  EMD: RS.90,000/- (RUPEES NINETY THOUSAND ONLY)  BID INCREMENT – RS. 10,000/- (RUPEES TEN

<p><b>BOTH ALSO AT:</b>  GALI NO.3, KH.NO.1826 MIN,  VAKIA RAKBA, TUNGPAI SUB  URBAN ABADI KRISHNA  NAGAR, TEHSIL AND  DISTRICT AMRITSAR-143001</p> <p>LOAN ACCOUNT NO. 027020300000090</p> <p>TOTAL OUTSTANDING: RS.21,78,797/-  (RUPEES TWENTY ONE LAKH SEVENTY  EIGHT THOUSAND SEVEN HUNDRED AND  NINETY SEVEN ONLY) OUTSTANDING AS  ON 23.01.2025 WITH FURTHER INTEREST  APPLICABLE FROM 24.01.2025 ALONG  WITH ALL COST, CHARGES &amp; EXPENSES  UNTIL PAYMENT IN FULL WITH COST AND  CHARGES.</p>		<p>THOUSAND ONLY) &amp;  IN SUCH MULTIPLES.</p>
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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 **RAR13708294** 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](http://WWW.KOTAK.COM) AND/OR ON [HTTPS://BANKAUCTIONS.IN/](https://bankauctions.in/)

**PLACE: AMRITSAR**

**DATE: 28.01.2025**

**AUTHORIZED OFFICER  
KOTAK MAHINDRA BANK LIMITED**

