

**APPENDIX IV A**

[See proviso to Rule 8(6)]

**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 read with proviso to Rule 8(6) of the Security Interest (Enforcement) Rules, 2002. Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable property mortgaged/ charged to the Secured Creditor, the **possession** of which has been taken by the Authorised Officer of **Indiabulls Housing Finance Ltd. [CIN: L65922DL2005PLC136029]**, the Secured Creditor, will be sold on **“as is where is”, “as is what is”, “whatever there is” and “without any recourse” basis on 30.03.2020** from **02.00 P.M. to 04.00 P.M.** (with automated extensions of 5 minutes each in terms of the Tender Document), for recovery of **Rs.40,39,835 /- (Rupees Forty Lakh (s) Thirty Nine Thousand Eight Hundred Thirty Five Only)** against Loan Account No.**HLAPNOI00341226**, by way of outstanding principal, arrears (including accrued late charges) and interest till **18.02.2020** along with applicable future interest in terms of the loan agreement w.e.f. **19.02.2020**, due to the Secured Creditor from **NITA ABBOTT PROPRIETOR N.G IMPRESSIONS, SHWETA ABBOTT AND GAURAV ABBOTT**. The **Reserve Price** and the **Earnest Money Deposit (“EMD”)**, i.e. 10% of the Reserve Price, of the auction Property will be as under:

S. NO.	PROPERTY BEING	RESERVE PRICE (RS.)	EMD (RS.)
1.	SHOP/OFFICE NO. 32	8,75,000/- (Rupees Eight Lakh (s) Seventy Five Thousand)	87,500/- (Rupees Eighty Seven Thousand Five Hundred Only)
2.	SHOP/OFFICE NO. 33 SHOP/OFFICE NO. 34	16,00,000/- (Rupees Sixteen Lakh (s) Only)	1,60,000/- (Rupees One Lakh Sixty Thousand Only)
3.	SHOP/OFFICE NO.35 AND SHOP/OFFICE NO. 36 (MEASURING 11'-0" X 10'-9")	16,00,000/- (Rupees Sixteen Lakh(s) Only)	1,60,000/- (Rupees One Lakh Sixty Thousand Only)

The EMD shall be deposited through Demand Draft/ RTGS/ NEFT or through any other proper banking channels to the credit of **“INDIABULLS HOUSING FINANCE LTD”**, in **HDFC BANK** Account No. 00030340054538, MICR: 110240001, IFSC:**HDFC0000003**, **G-3-4, SURYAKIRAN BUILDING, 19, KASTURBA GANDHI MARG, NEW DELHI - 110001** branch, before submitting the tender online. The successful bidder shall deposit 25% of the Sale Price (less 10% EMD amount paid with the Tender Document to participate in the E-auction) immediately i.e. either on the same day or not later than the next working day. The balance 75% of the Sale Price is required to be deposited within 15 days from the date of confirmation of sale of the immovable property

**SCHEDULE A****[DESCRIPTION OF THE PROPERTY]**

**ALL THAT PIECE AND PARCEL OF SHOP/OFFICE NO. 32 (MEASURING 11 1/2' X 12'), ON SECOND FLOOR, WITHOUT TERRACE ROOF RIGHT OUT OF FREE HOLD PROPERTY BEARING NO. N-1-A, SITUATED IN THE AREA OF VILLAGE BASAI DARAPUR, KIRTI COMPLEX, KIRTI NAGAR, NEW DELHI-110015.**

The said property is bounded as under:

**EAST : AS PER TITLE DEED                      WEST : AS PER TITLE DEED**  
**NORTH : AS PER TITLE DEED                  SOUTH : AS PER TITLE DEED**

**PROPERTY No. 2**

**ALL THAT PIECE AND PARCEL OF SHOP/OFFICE NO.33 (MEASURING 11'-0" X 10'-9") SHOP/OFFICE NO.34 (MEASURING 11'-0" X 11'-9"), ON SECOND FLOOR, WITHOUT TERRACE ROOF RIGHT OUT OF FREE HOLD PROPERTY BEARING NO. N-1-A, SITUATED IN THE AREA OF VILLAGE BASAI DARAPUR, KIRTI COMPLEX, KIRTI NAGAR, NEW DELHI-110015.**

The said property is bounded as under:

**EAST : AS PER TITLE DEED                      WEST : AS PER TITLE DEED**  
**NORTH : AS PER TITLE DEED                  SOUTH : AS PER TITLE DEED**

**PROPERTY No. 3**

**ALL THAT PIECE AND PARCEL OF SHOP/OFFICE NO.35 (MEASURING 11'-0" X 11'-9") AND SHOP/OFFICE NO. 36 (MEASURING 11'-0" X 10'-9"), ON SECOND FLOOR, WITHOUT TERRACE ROOF RIGHT OUT OF FREE HOLD PROPERTY BEARING NO. N-1-A, SITUATED IN THE AREA OF VILLAGE BASAI DARAPUR, KIRTI COMPLEX, KIRTI NAGAR, NEW DELHI-110015**

The said property is bounded as under:

**EAST : AS PER TITLE DEED                      WEST : AS PER TITLE DEED**  
**NORTH : AS PER TITLE DEED                  SOUTH : AS PER TITLE DEED**

For detailed terms and conditions of the sale, please refer to the link provided on the website of the Secured Creditor i.e. <https://eauction.npasource.com> and [www.indiabullshomeloans.com](http://www.indiabullshomeloans.com).

**Date : 18.02.2020**

**Place : NEW DELHI**

**Sd/**

**Authorized Officer**

**Indiabulls Housing Finance Limited**