

**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 constructive possession of which has been taken by the Authorised Officer of **Indiabulls Housing Finance Limited (CIN: L65922DL2005PLC136029)** Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" and "without any recourse basis" on **16th January 2019**, for recovery of **Rs. 1,00,79,490/- (Rupees One Crore Seventy Nine Thousand Four Hundred Ninety Only)** against **Loan Account No. HLAJ00263102** by way of Outstanding Principal, Arrears (including accrued late charges) and interest till **05.12.2018** along with applicable future interest in terms of the loan agreement w.e.f. **06.12.2018** due to the Secured Creditor from **ASHOK AGGARWAL, SURBHI AGGARWAL, VIBHANSHU AGARWAL, PRAKANSH AGARWAL AND OURANOS FOODS & BEVERAGES PVT.LTD. THROUGH ITS DIRECTORS.** The Reserve Price for the auction of the said Property is **Rs. 95,00,000/- (Rupees Ninety Five Lakh(s) Only)** and the Earnest Money Deposit will be **Rs. 9,50,000/- (Rupees Nine Lakh(s) Fifty Thousand Only)** i.e., 10% (Ten Percent) of the Reserve Price and shall be deposited through DD/RTGS/NEFT to the credit of, **INDIABULLS HOUSING FINANCE LIMITED, AXIS BANK Account No, 915020014295916, MICR-110211019, IFSC code UTIB0000131, Branch DLF, GURGAON[HR], GURGAON, 122009**, before submitting the tender online. The successful bidder shall pay a deposit of 25% of the amount of the Sale Price (less 10% amount paid with the Bid) at the time of acceptance of Bid i.e. on the same day or not later than next working day. Balance 75% of the Sale Price is required to be deposited within 15 days from the date of acceptance of the Bid.

**Description of the Immovable Property**

**FREE HOLD, FLAT NO. F-1, HAVING SUPER COVERED AREA 2000 SQ.FT.**

**(185.79 SQ. MTR.) APPROX., FIRST FLOOR, SUPER H.I.G TYPE, IN THE**

**SAID BUILDING KNOWN AS "AMAN HERITAGE", PLOT NO. 3/67, BLOCK**

**NO.3, SECTOR-2, RAJENDER NAGAR (T.H.A), TEHSIL AND DISTRICT**

**GHAZIABAD, UTTAR PRADESH. THE SAID FLAT IS BOUNDED AS UNDER:-**

**EAST : BALCONY & ROAD 30' WIDE WEST : PLOT NO.80 & 81**

**NORTH : PLOT NO.66**

**SOUTH : PLOT NO.68**

For detailed terms and conditions of the sale, please refer to the link provided in Secured Creditor's website i.e. <https://www.indiabullshomeloans.com> AND <https://eauction.npasource.com> .

Sd/-

Date : 06.12.2018

Authorized officer

Place : GHAZIABAD, (Uttar Pradesh)

Indiabulls Housing Finance Limited