

**“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 physical 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 **5th February 2019**, for recovery of **Rs. 24,33,673/- (Rupees Twenty Four Lakh Thirty Three Thousand Six Hundred Seventy Three Only)** against **Loan Account No. HHLNOD00222323** by way of Outstanding Principal, Arrears (including accrued late charges) and interest till **26.12.2018** along with applicable future interest in terms of the loan agreement w.e.f. **27.12.2018** due to the Secured Creditor from **MR. MAYANK BAJPAI AND MS. NIDHI TIWARI**. The Reserve Price for the auction of the said Property is **Rs. 23,70,000/- (Rupees Twenty Three Lakh(s) Seventy Thousand Only)** and the Earnest Money Deposit will be **Rs. 2,37,000/- (Rupees Two Lakh Thirty Seven 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**

**FLAT BEARING NO. 834 HAVING AN APPROXIMATE SUPER AREA OF 1500 SQ. FT. SITUATED AT TOWER 17, 8th FLOOR, IN THE PROJECT NAMED “KSB ROYAL HEIGHTS” TOGETHER WITH CLUB MEMBERSHIP AND CAR PARKING ALONGWITH PROPOTIONATE INDIVISIBLE JOINT RIGHTS IN THE LAND UNDERNEATH, IN SECTOR 126, KHARAR MOHALI- 140301, PUNJAB AND BOUNDER AS FOLLOWS:**

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

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>.

**Date: 26.12.2018**

**Place: MOHALI (PUNJAB)**

**Authorized officer**

**INDIABULLS HOUSING FINANCE LIMITED**