

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 **18th March 2019**, for recovery of **Rs. 1,22,47,125/- (Rupees One Crore Twenty Two Lakh Forty Seven Thousand One Hundred Twenty Five Only)** against **Loan Account No. HHLNOD00290335** by way of Outstanding Principal, Arrears (including accrued late charges) and interest till **05.02.2019** along with applicable future interest in terms of the loan agreement w.e.f. **06.02.2019** due to the Secured Creditor from **MR. AJAY GROVER, MRS. CHARU GROVER AND MRS. KAMLA GROVER**. The Reserve Price for the auction of the said Property is **Rs. 1,25,00,000/- (Rupees One Crore Twenty Five Lakh(s) Only)** and the Earnest Money Deposit will be **Rs.12,50,000/- (Rupees Twelve Lakh 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

PROPERTY BEARING MUNICIPAL NO. XVI/936 (NEW) MEASURING ABOUT

79 SQ. YDS. BUILT UP ENTIRE FIRST FLOOR, ENTIRE SECOND FLOOR,

ENTIRE THIRD FLOOR WITH ITS TERRACE/ROOF RIGHTS AND ABOVE

UPTO SKY, ALONGWITH PROPORTIONATE UNDIVIDED SHARE IN THE

LAND, COMPRISED IN KHASRA NO. 2244/1215/1140, GALI No.-2, BLOCK

QQ, SITUATED AT NAIWALA, KAROL BAGH, NEW DELHI-110006. THE

SAID PROPERTY IS BOUNDED AS UNDER:-

EAST : PROPERTY NO. XVI/934-935 WEST : PROPERTY NO. XVI/937

NORTH : GALI

SOUTH : PROPERTY NO. XVI/939

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 : 05.02.2019

Authorized officer

Place : NEW DELHI

Indiabulls Housing Finance Limited