

THROUGH COURIER/E-MAIL

Ref. No.: 30393/ HHLGRG00511604

October 10, 2025

To,

1. **RANA CHAKRABORTY**
FLAT NO. T-302, THIRD FLOOR, TOWER-C,
FRONT MIDDLE SIDE/ EASTERN MIDDLE PORTION,
GALI NO. 24, BLOCK -E, VILLAGE NASIRPUR,
KHASARA NO. 736/721/590, SADH NAGAR-2,
PALAM COLONY, NEW DELHI-110045, DELHI

ALSO AT:-

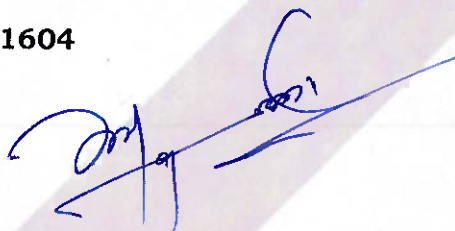
RANA CHAKRABORTY
C/O SHRISTI TOURS AND TRAVELS
UNIT NO. 603, 6TH FLOOR, TOWER-B,
CYBER PARK, SECTOR-39,
GURGAON-122001
HARYANA

2. **NISHITA CHAKRABARTY**
ALIAS NISHITA CHAKRABORTY
FLAT NO. T-302, THIRD FLOOR, TOWER-C,
FRONT MIDDLE SIDE/ EASTERN MIDDLE PORTION,
GALI NO. 24, BLOCK -E, VILLAGE NASIRPUR,
KHASARA NO. 736/721/590, SADH NAGAR-2,
PALAM COLONY, NEW DELHI-110045, DELHI

EMAIL ID: - ranac21@gmail.com

**SUB.: SALE NOTICE UNDER RULE 8(6) READ WITH RULE 9(1) AND PROVISIO
THERETO OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002
IN RELATION TO THE PROPERTY BEING FLAT /PVT. UNIT NO. T-302,
THIRD FLOOR, TOWER-C, FRONT MIDDLE SIDE/ EASTERN MIDDLE
PORTION WITHOUT ROOF RIGHTS, PROPERTY BEARING NO. RZ-E-
3/590/1, 590/2, 590/3, 590/4, GALI NO. 24, BLOCK -E, VILLAGE
NASIRPUR, KHASARA NO. 736/721/590, SADH NAGAR-2, PALAM
COLONY, NEW DELHI-110045, DELHI ("Mortgaged Property more
particularly described in Schedule 'A' attached herewith").**

Re.: Loan Account No. HHLGRG00511604



39628

Dear Ma'am/ Sir,

The Authorised Officer of **Sammaan Capital Limited (formerly known as Indiabulls Housing Finance Ltd.) ("Secured Creditor")** hereby informs you that the proceedings under the provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 have already been initiated in relation to the Mortgaged Property (more particularly described in '**Schedule A**' attached herewith), the **physical possession** of which has been taken by the Authorised Officer of the Secured Creditor.

The Authorised Officer of the Secured Creditor hereby serves on you this Notice of Sale regarding the Mortgaged Property being sold by way of Private Treaty on **29.10.2025 from 12:30 p.m. to 5:30 p.m.** at our branch office at **401-407, 4th Floor, NN Mall, Near M2K Cinema, Sector -03, Rohini, Delhi -110085**, strictly on "**as is where is**", "**as is what is**" and "**whatever there is**" basis, for recovery of **Rs.33,79,188/- (Rupees Thirty Three Lakh Seventy Nine Thousand One Hundred Eighty Eight only)** pending towards the captioned Loan Account, by way of outstanding principal, arrears (including accrued late charges) and interest till **10.10.2025** along with applicable future interest in terms of the Loan Agreement and other related loan document(s) w.e.f. **11.10.2025** along with legal expenses and other charges. The Minimum Sale Price for the Mortgaged Property will be **Rs.23,50,000/- (Rupees Twenty Three Lakh Fifty Thousand only)**.

In view of the aforesaid, the Authorised Officer of the Secured Creditor is issuing this Notice of Sale in conformity with Rule 8(6) read with Rule 9(1) and Proviso Thereto of the Security Interest (Enforcement) Rules, 2002.

Yours truly,



AUTHORISED OFFICER

SAMMAAN CAPITAL LIMITED

(Formerly known as INDIABULLS HOUSING FINANCE LTD.)

SCHEDULE A**(Description of the Immovable Property)**

BUILT-UP /FLAT / PVT. UNIT NO. T-302, ADMEASURING 70 SQ. YARDS., I.E. 58.53 SQ. MTRS. ON THE THIRD FLOOR, IN BLOCK/TOWER-C, FRONT MIDDLE SIDE/ EASTERN MIDDLE PORTION WITHOUT ROOF RIGHTS, PROPERTY BEARING NO. RZ-E-3/590/1, 590/2, 590/3, 590/4, GALI NO. 24, IN THE AREA OF VILLAGE NASIRPUR, DELHI STATE, LAND BEARING KHASARA NO. 736/721/590, IN THE ABADI KNOWN AS SADH NAGAR-2, PALAM COLONY, NEW DELHI-110045, DELHI, ALONG WITH ONE SMALL CAR PARKING SPACE IN THE COMMON PARKING AREA, ALONGWITH PROPORTIONATE SHARE IN LAND THEREUNDER.

Yours truly,

A handwritten signature in blue ink is written over the typed name and company name.

**AUTHORISED OFFICER
SAMMAAN CAPITAL LIMITED**

(Formerly known as INDIABULLS HOUSING FINANCE LTD.)