

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 (5) & (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 BAJAJ HOUSING FINANCE LIMITED 'the Secured Creditor', the physical possession of which has been taken by the Authorised Officer of 'Secured Creditor', will be sold on "As is where is", "As is what is", and "Whatever there is" basis on **25/07/2023** for recovery of **Rs. 2,25,43,425 /- (Rupees Two Crores Twenty Five Lakh Forty Three Thousand Four Hundred Twenty Five Only)** as on 03/07/2023 along with future interest and charges accrued w.e.f. 03/07/2023 due to the 'Secured Creditor' from (a) 1. **AJAY BABURAM GUPTA (BORROWER)** 2. **SHALINI GUPTA (Co-BORROWER) - 405HSLED074439 and 405TSHED778577 .** **The reserve price is fixed at Rs.2,10,00,000/- (Rupees Two Crores Ten Lacs Only) and the earnest money deposit will be Rs. 21,00,000/- (Rupees Twenty One Lacs Only)**

Description of the immovable property:

All that piece and parcel of the property

**FLAT NO. 1502, 15TH FLOOR, WING-A SEA HOMES CHSL PLOT NO. 3, (GES) SECTOR 36,
NERUL NAVI MUMBAI, MAHARASHTRA - 400706 bounded on
EAST - PALM RESIDENCY WEST- PALM BEACH HIGHWAY
NORTH – SEA PRINCES SOUTH- RUPARAL SEA PALACE**

Public in General and borrowers in particular please take notice that if in case auction scheduled herein fails for any reason whatsoever then secured creditor may enforce security interest by way of sale through private treaty, at the discretion of the secured creditor.

for detailed terms and conditions of the sale, please refer to the link <https://bankauctions.in>

Date: 3rd July 2023

Place: MUMBAI

Bajaj Housing Finance Ltd

(VISHWAJEET SINGH)

Authorised Officer