

 भारतीय स्टेट बैंक State Bank of India	
Authorised Officer's Details: Name: Shri.Nitin Kumar Mob No- 9909991604 Email:-SBI.15489@sbi.co.in	Home Loan Center Office District- Varanasi (UP) Email:Shweta.tiwary@sbi.co.in Contact No: Shweta tiwary Mishra 8863010408

Appendix – IV-A [See Provision to rule8(6)]

Sale notice for sale of Immovable property

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 PROVISION Rule 8(6) of the security Interest (Enforcement) Rules, 2002

Notice is hereby given to the public in general and in particular to the Borrowers, that the below described immovable property mortgaged/charged to the Secured creditor, Symbolic possession of which has been taken by the Authorized Officer of State Bank of India, Secured Creditor, will be sold on "As is where is", "As is what is" and "Whatever there is" basis on 06/10/2026 for recovery of Rs.28,02,781/- (Rupees twenty-eight Lacs Two Thousand Seven Hundred Eighty-One Only) as on 06.01.2026. with future interest and incidental charges w.e.f. 07.01.2026, Less credits, if any due to State Bank of India, Secured creditor from Mrs. Priyanka Pandey and Mr. Chintamani Sharma (Borrower /Mortgager). The reserve price, earnest money deposit bid increment amount and last date for receipt of EMD will be as under-

Property no.	Reserve Price (below which the properties will not be sold)	Earnest Deposit Money	Bid increment amount	Last date For Receipt of EMD
1.	Rs.47,32,000/-	Rs.4,73,200/-	Rs.40,000/-	05/10/2026

Tender No.15 SBI/bdh/RBO-01/1002 Immovable Assets owner: -Mrs. Priyanka Pandey and Mr. Chintamani Sharma

FLAT NO T2-1B ON FIRST FLOOR IN TOWER-2, RUDRA ROYAL SITUATED AT MAUZA -SHIVDASPUR, PARGANA-DEHAT AMANAT, TEHSIL & DIST - VARANASI HAVING BUILT UP AREA 777.16 SQ FT. & CARPET AREA 691.86 SQ FT. DOCUMENT NO 4596 REGISTERED IN Bank of BAHI NO 1, ZILD NO 10377, PAGE NO 1 TO 56 DTD 19.07.2019, SRO II VARANASI,

Place: Varanasi
Dated:17/08/2026



Authorised Officer
State Bank of India

Bounded by –

East: SETBACK OF THE APARTMENT/BUILDING & INTERNAL ROAD

West: -COMMON PASSAGE

North: LIFT & STAIRCASE

South-APARTMENT/FLAT NO T2-1A

For detailed terms and conditions of the sale, please refer to the link provided in State Bank of India.
www.sbi.co.in and <https://www.bankeauctions.com>

Annexure-B

1	Name and Address of the borrower	- Mrs. PRIYANKA PANDEY, DEVENDRA PANDEY, (Borrower /Mortgager) R/O- NEVADA, PANJUPUR, PAHARPUR TANDAVA, BARIYAWAN, AMBEDKAR NAGAR, UTTAR PRADESH-224210 2ND ADDRESS- COMMUNITY HEALTH CENTER CAMPUS, SURIYAWA, BHADOHI UTTAR PRADESH-221404 - Mr. CHINTAMANI SHARMA S/O VISHWA NATH SHARMA, (Co- Borrower) JOGAPUR MAPHY, SOHNAG, DEORIA, UTTAR PRADESH, PIN-274509
2	Name and Address of Branch, Secured Creditor	State Bank of India, Branch –Home Lone Center, Distt-Varanasi 221301
3	Description of the Immovable secured asset to be sold	Tender No.16 SBI/RBO 01/1001 PropertyNo.1002- Mrs. Priyanka Pandey and Mr. Chintamani Sharma All that Part and Parcel of the property FLAT NO T2-1B ON FIRST FLOOR IN TOWER-2, RUDRA ROYAL SITUATED AT MAUZA -SHIVDASPUR, PARGANA-DEHAT AMANAT, TEHSIL & DIST - VARANASI HAVING BUILT UP AREA 777.16 SQ FT. & CARPET AREA 691.86 SQ FT. DOCUMENT NO 4596 REGISTERED IN BAHI NO 1, ZILD NO 10377, PAGE NO 1 TO 56 DTD 19.07.2019, SRO II VARANASI, Bounded by – East: SETBACK OF THE APARTMENT/BUILDING & INTERNAL ROAD West: COMMON PASSAGE North: LIFT & STAIRCASE South-APARTMENT/FLAT NO T2-1A
4	Details of the encumbrances known to the secured creditor,	Nil
5	The secured debt for recovery of which the property is to be sold	Rs.28,02,781/-(Rupees twenty-eight Lacs Two Thousand Seven Hundred Eighty-One Only) as on 06.01.2026. with future interest and incidental charges w.e.f. <u>07.01.2026</u> , Less credits, if any due to State Bank of India, Secured creditor



6	Deposit of Earnest money	EMD Rs. Rs.4,73,200/-, being the 10% of reserve price to be transferred /deposited by bidders in his/her/their own Wallet provided by M/s C1 India (P) Ltd. on its e-auction site https://www.c1india.com by means of RTGS/NEFT.
7	Reserve price of the Immovable Secured Assets: - Bank Account in which EMD to be Remitted. Last Date and time Within which EMD to be remitted :	Reserve Price" shall mean the minimum price at which a bid will be accepted on the auction portal from a participating Qualified Bidder. Rs. 47,32,000/- To be transferred/deposited by bidders in his/her/their own Wallet provided by M/s C1 India (P) Ltd on its e-auction site https://www.c1india.com by means of RTGS/NEFT. Date: 05/10/2026. Time up to: 5.00P.M.
8	Time and manner of Payment	The successful bidder shall deposit 25% of sale price, after adjusting of the EMD already paid, immediately, i.e. on the same day or not later than next working day, as the case may be, after the acceptance of the offer by the Authorised Officer, failing which the earnest money deposited by the bidder shall be forfeited. This amount should be paid through Demand Drafts /Bankers Cheque/RTGS or in any mode of remittance in favour of " Authorised Officer Gilt Bazar Branch Varanasi. Branch parking Account Number 37608191854 IFSC Code- SBIN0017626 The Balance 75% of the sale price is payable through the above bank account on or before the 15th day of confirmation of sale of the secured asset or such extended period as may be agreed upon in writing between the Secured Creditor and the auction purchaser not exceeding three months from the date of auction.
9	Time and place of public e-Auction or time after which sale by any other mode shall be completed	Date: 06/10/2026, At Time:06:00 Hours From 12.00A.M. to 16:00 P.M. with unlimited extension of five minutes for each bid, if the bid continues, till the sale is concluded.
10	The e-Auction will be conducted through the Bank's approved service provider. e-Auction tender documents containing- Auction bid form, declaration etc., are available in the website of the service provider	M/s. C1 India (P) Ltd. at the web portal https://www.c1india.com



	as mentioned above	
11	(i) Bid Increment amount: (ii) Auto extension: _____ Time. (limited/ unlimited) (iii) Bid currency & unit of measurement	Rs. 40,000/- (Rupees Forty Thousands only) Bid Increment Amount" shall mean the minimum amount over and above the last highest bid amount by which any participating Qualified Bidder will be required to increase the next bid on the Auction Portal. Unlimited extensions of 5 minutes each Rupees INR
12	Date and Time during which Inspection of the immovable secured assets to be sold and intending bidders should satisfy themselves about the assets and their Specification Contact Person With Mobile Number	Between 12.00 Am and 4.00 PM on any day before the date of auction with prior appointment Mr. Nitin Kumar 9909991604,9628107544
13	Other terms and conditions of e Auction sale	a. The Bidders should get themselves registered https://www.c1india.com. by providing Requisite KYC documents and registration fee as per the practice followed by M/s. C1 India (P) Ltd, well before the auction date. (The registration process is detailed on the above website). b. The intending bidders should take care that the EMD is transferred to the designated parking account of the branch at least one day before the date of auction, and confirm that the payment has been duly credited and reflected in the system, without which the system will not allow the bidder to participate in the e-Auction. c. Subsequent to the remittance of the Earnest Money Deposit (EMD) to the designated account, the duly filled and signed Bid Form, along with the required declarations and supporting documents, must be submitted to the Authorised Officer within the stipulated time frame, either via e-mail or physically. Furthermore, it is mandatory to preserve the EMD remittance challan and all other related records. d. The bidder must explicitly disclose the complete details regarding the mode through which the Earnest Money Deposit (EMD) has been remitted to the designated bank account or branch parking account. This shall include the date of remittance, name of the bank, branch name, account



	number, IFSC code, and the preservation of the mandatory EMD remittance challan for verification by the Authorised Officer. e. The successful bidder shall be required to submit the final price, quoted during the E-auction as per the Annexure after the completion of the E-auction, duly signed and stand as token of acceptances without any new condition other than those already agreed to before start of E-auction. f. During e-Auction, if no bid is received within the specified time, State Bank of India at its discretion may decide to revise opening price/scrap the e-Auction process/proceed with conventional mode of tendering. g. The Bank / service provider for e-Auction shall not have any liability towards bidders for any interruption or delay in the access to the site irrespective of the causes. h. The bidders are required to submit acceptance of the terms & conditions and modalities of e-Auction adopted by the service provider, before participating in the e-Auction. The bid once submitted by the bidder cannot be cancelled/withdrawn and the bidder shall be bound to buy the property at the final bid price. The failure on the part of the bidder to comply with any of the terms and conditions of e-Auction, mentioned herein will result in forfeiture of the amount paid by the defaulting bidder." i. Decision of the Authorised Officer regarding declaration of successful bidder shall be final and binding on all the bidders. j. The Authorised Officer shall be at liberty to cancel the e-Auction process / tender at any time, before declaring the successful bidder, without assigning any reason. k. The bid submitted without the EMD shall be summarily rejected. The property shall not be sold below the reserve price. The conditional bids may be treated as invalid. Please note that after submission of the bid/s, no correspondence regarding any change in the bid shall be entertained. l. The conditional bids may be treated as invalid. Please note that after submission of the bid/s, no correspondence regarding any change in the bid shall be entertained m. The EMD of the unsuccessful bidder will be refunded to their respective wallet maintained with M/s. C1 India (P) Ltd. The bidder has to place a request with M/s. C1 India (P) Ltd. for refund of the same back to his bank account. The bidders will not be entitled to claim any interest, costs, expenses and any other charges (if any).
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	n. The Authorised Officer is not bound to accept the highest offer and the Authorised Officer has absolute right to accept or reject any or all offer(s) or adjourn / postpone / cancel the e-Auction without assigning any reason thereof. The sale is subject to confirmation by the secured creditor. o. In case of forfeiture of the amount deposited by the defaulting bidder, he shall neither have claim on the property or on any part of the sum for which may it be subsequently sold. p. The successful bidder shall bear all the necessary expenses like applicable stamp duties/ additional stamp duty/ transfer charges, Registration expenses, fees etc., for transfer of the property in his / Her name. q. The payment of all statutory / non-statutory dues, taxes, rates, assessments, charges, fees, GST etc., owing to anybody shall be the sole responsibility of successful bidder. r. In case any dispute arises as to the validity of the bid(s), amount of bid, EMD, or as to the eligibility of the bidder and the authority of the person representing the bidder, the interpretation and decision of the Authorised Officer shall be final. In such an eventuality, the Bank shall in its sole discretion be entitled to call off the sale and put the property to sale once again on any date and at such time as may be decided by the Bank. For any kind of dispute, bidders are required to contact the concerned Authorised Officer / bank branch only. s. The sale certificate shall be issued after receipt of the entire sale consideration and confirmation of sale by the secured creditor. The sale certificate shall be issued in the name of the successful bidder. No requests for change of name in the sale certificate other than the person who submitted the bid/participated in the auction will be entertained.
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Place: VARANASI
Dated: 17.08.2026

