

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

Auction Sale Notice of 30 days for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest 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 properties mortgaged/charged to the Secured Creditor, the physical possession of which has been taken by the Authorised Officer of State of India Credit Co. Ltd. (SICCL) at the following place and time:

15.10.2022 at 11:00 am to 01:00 pm (with unlimited extensions of 5 minute each, for recovery of Rs. 175,16,872/-); **(Rupees One Crore Seventy Five Lakhs Sixteen Thousand Eight Hundred Eighty Two Rupees and Eighty Two Paise only)** to the State of India Credit Co. Ltd. Secured Creditor, hereinafter referred to as the State of India Credit Co. Ltd. Secured Creditor.

For the purpose of the above sale, the following details of the immovable properties are given:

The Reasonable Price will be of Rs. 3,28,42,020/- **(Rupees Three Crore Twenty Eight Lakhs Four Thousand Two Hundred and Twenty Only)** and the Earnest Money Deposit will be Rs. 32,84,202/- **(Rupees Three Lakhs Eighty Four Thousand Two hundred and twenty only)** last date of EMD deposit will be 15.10.2022.

DESCRIPTION OF THE IMMOVABLE PROPERTIES	
ALL THAT PROPERTY BEARING NUMBER 10, 844-ADMEASURE/597 413 SQ. YARD I.E. 345.3217 SQ. MTS. OF WARD NO. 12, (OF WANKARDI) CITY OF SURAT, OWN BY: YAZDI MANSION BUILDING SOCIETY, 637 CITY SURVEY NO. 3443, WEST. CITY SURVEY NO. 2644 & 2641, NORTH- ROAD: SOUTH- CITY SURVEY NO. 845.	
For detailed terms and conditions of the sale, please Contact 1) Mr. Francis Rozario-9896111786 2) Mr. Pratik Sakpal-9192015787 Kindly Note intending purchasers/bidders are required to deposit Earnest Money Deposit amount (EMD) and other balance payment either through RTGS/RTGSID. For more details please "refer below link provided in SMFG India Credit Card Ltd./Secured Creditor's website i.e. www.smfgindia.com	

Date: 10/09/2026
Place: Surat

Sd/- Authorized Officer
SMFG India Credit Company Limited

Corporate Office : No. 167-169, 2nd Floor, Anna Salai, Saidapet, Chennai-600015
Branch Office : 3rd, Floor, IFCCO Bhavan, B/h, Maruti Complex,
Pintoo Garment, Nr. Shivrangani Cross Road, Satellite, Ahmedabad-380015.
Sachin Bhalekar M. 8779984037, Saurabhkumar Napti M. 807990 29384,
Vikas Savariya Mo. 7984982904, E-mail auction@hindujahousingfinance.com

**RECEIVED FOR SALE THROUGH PRIVATE TREATY
MORTGAGED TO HHFL UNDER THE SARFAESI ACT, 2002 READ**

TH PROVISIO TO RULE 8(8) AND 9(1)

within 15 days of confirmation of sale. 5. Failure to return amounts within stipulated timelines will result in the initial 10% and the property may be resold without further notice. 6. If HHFL does not accept the offer, interest 7% for bids exceeding Rs. 50,00,00,000 the successful purchaser must remit 1% TDS under Section 194T with all existing and future encumbrances, whether known or unknown to HHFL. HHFL shall not be a statutory dues. 9. Purchaser must conduct independent due diligence on all aspects of the property. No right to reject any offer or cancel the auction without assigning reasons. 11. Auction/bidding shall only be through www.bankauctions.com Or Auction provided by the service provider M3 C India Pvt. Ltd. 12. The trustee online portal. Secured Credit/service provider shall not be held responsible for the any internet

its corporate office at Plot No. 68, 3rd Floor, Sector - 44, Gurgaon, Haryana-122003 (Contact Person
Email: <https://www.bankesuctions.com>, & Support (Helpline) Mobile No. +91-7291981124/25/26, Support
line in the e-auction only, the intending bidder should register their name at <https://www.bankesuctions.com>

Outstanding Amount	Reserve Price	EMD Amount	Date/Time of E-Auction & Place
Rs. 30,51,344/-	Rs. 14,65,000/-		01. 26-05-2026

Rupees Thirty Lakh(s) Fifty One Thousand Three Hundred Forty Four only as on 09-09-2026	(Fortteen) Lakh(s) Sixty Five Thousand Only	Rs. 1.46,500/-	Time : 10:30 hrs. - 17:00 hrs. Hinduja Housing Finance Limited, Branch Office : 3rd Floor, IFCC Bhavan, Shivranjan Cross Road, Ahmedabad -380015
0595			
All that right, title and interest of property bearing Plot no. 44, area admeasuring 137.46 Sq.mtr. 85.57 Sq. mtr., "Shree Sabarwila Residency" comprised of NA land bearing revenue survey no. 273 situated at village - Hajipur, Taluka - Himmatnagar and District - Sabarkantha and bounded as follows: EAST - Plot no. 57, Width - 7.50 mtr. wide road.			

10-09-2026 Authorized officer For, Hinduja Housing Finance Limited

ce: Netaji Marg, Nr. Mithakhali Six Roads.

Medabad-6. Phone: + 91-79-26421671-75

SESSION NOTICE

and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under
Authorized Officer issued demand notice to the borrower(s) on the date mentioned against
from the date of receipt of said notice. The borrower(s) having failed to repay the amount,
undersigned has taken the symbolic possession of the property described herein below under
in the account. The borrower(s) in particular and the public in general is hereby cautioned

Asset)	Date of Demand Notice	Date of Symbolic Possession Notice	O/s Amount as on date of Demand Notice
Of R.S. No. 192 + 193 Paikar, ad Railway Crossing, Taluka...	March 20, 2026	September 05, 2026	Rs. 5,60,639.78 (As on March

Area Sq. Mtr 62.91 Being And 12/A-3 Having City Survey And Area 33893-00 Is Known As Alol Of Dist Panchmahal,	April 15, 2026	September 07, 2026	Rs.9,85,393.86 (As on April 08, 2026)
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West: Plot No 176/B, South:			
Authorised Officer Bandhan Bank Limited			

ANCE LIMITED
332, Branch Office: Branch office 3rd Floor, IFFCO Bhavan,
and, Satellite, Ahmedabad-380015

construction of Financial Assets and Enforcement of Security Interest Act, 2002 (the

there is" basis on 29-09-2026 through E-Auction. It is hereby informed to General public that the details of the property are available on the website: www.auctionfocus.in and the details of the property are available on the website i.e. www.hindujaleylandfinance.com

Mand Notice Date	1.Date and time of Auction

1. Last date of submission EMD 2. Last date of submission EMD 3. Date & time of property inspection	Date and time of Auction: 29-09-2026 at (12PM to 01 PM) Last Date of Submission EMD with KYC: 28-09-2026 Before 04PM
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Rs.5,05,440/- (Rupees Five lakh five thousand four hundred forty Only)
Twenty-three thousand four hundred forty Only)

Rupees Eight Lakh Ninety-Four Thousand Six Hundred Twelve Only)

Plot No. 83 , 4) Plot No. 88, (As Per Site Plot No. B/68) , 5) Shop No 8/B Rs. 5,000/-
in Rs. 10,000 (Rupees Ten Thousand Only)

ENTRY NO.- 1 - All that piece and parcel of immovable property bearing SHOP NO. 1 of DEEP AVALUATE COMPLEX Situated on the land bearing City Survey No.3372 and Registration Sub-District of DEESA. Owned by Chetnaben Amitbhai Desai and Stairs, West: SHOP No. 203
property bearing SHOP NO 8/B on Ground Floor, admeasuring 15.71 Sq. Mtrs. In the

Survey No.4781 Paiki of sheet no.9 of Mouje Bhoyan, Taluka Deesa in the District of
Desai and boundaries as under; North: Shop No. 9/A, South: Shop No. 8/A , East:
a property bearing PLOT NO. 114 admeasuring 127.25 Sq. Mtrs. Situated on the land
of Banaskantha & Registration Sub-District of DEESA. Owned by Chetnaben Amitbhai
Plot No. 127 West; 6 Mtrs Internal Road

the property bearing PLOT NO.85 admeasuring 106.26 Sq. Mtrs. Situated on the land of Banaskantha & Registration Sub-District of DEESA. Owned by Chetnaben Amitbhai : Common Plot, West: 7.5 Mtrs Internal Road

property bearing PLOT No. 83 admeasuring 63.00 Sq. Mtrs. Situated on the land of Banaskantha & Registration Sub-District of DEESA. Owned by Amitbhai Malabhai 50 Mtrs Road, West: Plot No. 63

the auction properties, and make his own enquiry and ascertain additional charges, thereto before submitting the bids. All statutory dues like property taxes, electricity/water successful bidder.

ID and Password well in advance, which is mandatory for e-bidding, from auction service person - Mrs. Shraddha, contact number - 90166 41848 & Contact Person - Mr. Karan Soni, on a working day, from 9.00 am to 5.00 pm. The interested bidders/conditions is, received to an email

Account of "HINDUJA LEYLAND FINANCE LTD.", Bank- Kotak Mahindra Bank. Account No- Any nationalized or scheduled Bank on or before 28-09-2026 and register their name at e-Auction from the service provider. After their Registration on the website, the intending bidder shall send self-attested hard copy at Address: Address: 3rd Floor, IFFCO Bhavan, Behind Authorised Officer Mr. Rohan S Gadwahi Mobile no. 8156013294 e-mail ID: 0002276 e-mail ID dipankar@hindujaleylandfinance.com For further details on terms

Authorised Officer, For Hinduja Leyland Finance Limited.