

ASSET RECOVERY MANAGEMENT BRANCH, ERNAKULAM
SALE NOTICE

E-Auction Sale Notice for Sale of Immovable Properties 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 Borrowers and Guarantors that the below described immovable property mortgaged / charged to the Secured Creditor, the **symbolic / constructive** possession of which has been taken by the Authorised Officer of Canara Bank, will be sold on “As is where is”, “As is what is”, and “Whatever there is” basis on **29/04/2026**, [Time 10:30 A.M. to 11:30 A.M. (With unlimited extension of 5 minutes duration each till the conclusion of the sale)] for recovery of **₹56,48,379.46/-** from due as on 30/06/2025 to the Asset Recovery Management Branch, Ernakulam of Canara Bank from the borrowers **Mr. Unni N K & Mrs. Leela Unni**.

The Reserve Price:

Rs.31,00,000/- (Rupees Thirty One Lakhs Only)

(Only the bids with minimum 1 incremental offer above reserve price will be accepted)

The Earnest Money Deposit:

Rs.3,10,000/- (Rupees Three Lakhs Ten Thousand Only)

Last Date for deposit of Earnest Money Deposit - On or before **28/04/2026** by **05:00 PM**.

Details of Property: (Property in the name of Mr. Unni N K as per Doc no:1733/I/2016 of Mulanthuruthy SRO)

All that part and parcel of the Immovable property comprising an extent of 1.62 Ares of land in ReSy no 23/14(Sy No 882/5).in Mulanthuruthy Village, along with residential building thereon in Block No:24 Kanayannur Taluk, Ernakulam District with boundaries hereunder;

Boundaries as per Deed:

North : Property of Cherian
South : Panchayath Road, Balance Property
East : Panchayath Road,
West : Balance Property

For detailed terms and conditions of the sale please refer the link “E-Auction” provided in Canara Bank’s website (www.canarabank.com) or may contact Canara Bank Asset Recovery Management Branch, Ernakulam (Ph. No. 0484 - 2353072 / 2353071) E-mail: cb2875@canarabank.com during office hours on any working day.

Portal of E-Auction: <https://baanknet.com>

Date : 06/04/2026
Place : Ernakulam

AUTHORISED OFFICER
CANARA BANK

ASSET RECOVERY MANAGEMENT BRANCH

DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE

1. Name and Address of the Secured Creditor : Canara Bank, ARM Branch,
2nd Floor, Canara Bank Building,
Chittoor Road, Ernakulam South - 682 016
(Ph.No.0484 - 2353072 / 2353071)
2. Name and Address of the Borrowers and Guarantors : 1)Mr.Unni N K
Njarathadathil
Market Road
Mulanthuruthy
Ernakulam-682314

2)Mrs.Leela Unni
W/o Unni N K
Njarathadathil
Market Road
Mulanthuruthy
Ernakulam-682314
3. Total liabilities as on 30/06/2025 : Rs. 56,48,379.46/- /- (Rupees. Fifty Six Lakhs Forty Eight Thousand Three Hundred & Paise Forty Six only) along with suit expenses and other legal charges from 01.07.2025.
4. (a) Mode of Auction : Online Auction (E-Auction)

(b) Details of Auction service provider : M/s PSB Alliance (baanknet)
Help Desk Number : 8291220220
support.baanknet@psballiance.com

(c) Date & Time of Auction : 29/04/2026 & Time 10:30 A.M. to 11:30 A.M. (With unlimited extension of 5 minutes duration each till the conclusion of the sale)

(d) Portal of E-Auction : <https://baanknet.com>
5. Reserve Price : Rs.31,00,000/- (Rupees Thirty One Lakhs Only)

(Only the bids with minimum 1 incremental offer above reserve price will be accepted)

OTHER TERMS AND CONDITIONS

- a. The property will be sold in “as is where is, as is what is and whatever there is” basis including encumbrances, if any.
- b. Auction/bidding shall be only through “Online Electronic Bidding” through the website <https://baanknet.com> Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings.

