

(Auction Sale Notice for Immovable properties)

SALE NOTICE

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH RULES 8(6) r/w 9(1) 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 the Secured Creditor, the symbolic possession of which has been taken by the Authorized Officer of Asset Recovery Management Hyderabad, Canara Bank Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" condition on **28-04-2026** for recovery of amount **Rs.25,55,994.87/-**(Rupees Twenty Five Lakhs Fifty Five Thousand Nine Hundred Ninety Four and paise Eighty Seven Only) as on **31-03-2026** plus unapplied interest w.e.f **01-04-2026** and Bank charges, costs there on, due to the **Asset Recovery Management Hyderabad Branch of Canara Bank from Smt Konduri Satya(Borrower) & Sri K Upender Kumar Reddy(Guarantor)**

The Reserve Price will be **40,18,000/-** (Rupees Forty Lakhs Eighteen Thousand only) and the Earnest Money Deposit will be **Rs. 4,01,800/-** (Rupees Four Lakhs One Thousand Eight Hundred Only). The Earnest Money Deposit shall be deposited on or before **27-04-2026 by 5:00 pm.**

Details and full description of the property

All that the Residential Flat bearing No:201, in second Floor, admeasuring 1115.00 sq feet built-up area including common areas and one car parking space of 100.00 sq feet provided in stilt, in the multi-storied Residential Complex known as "MAITHRI MANDARAM" together with undivided share of land admeasuring 44.88 sq yards or equivalent to 37.51 sq mts out of total extent of 894.00 Sq Yards or 747.38 Sq Mts constructed on plot No's 207 and 208(part) in survey No's 633(part),634(part),635 and 638 covered under Block No 03 situated at MAITHRI ENCLAVE, KAPRA within the limits of GHMC, Kapra Circle & Kapra Mandal, Medchal Malkajgiri District, T.S.(Ward No 1 & Block No 03) consisting of Stilt + 05 Upper Floors and bounded as under

Boundaries For Land:

North: 40' 0" Wide Road

South: plot No.208 part

East: 40' Wide Road

West: Plot No's 206 & 209

Boundaries for Flat:

North: Corridor Staircase,

South: Open to the sky

East: Open to the sky

West: Open to the sky

***No Encumbrances Known to Knowledge of the Bank. However intending bidders should make independent enquiries about property details. The Property is under Symbolic Possession of the Bank.** 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 the Chief Manager V Sandeep Kumar, ARM Branch, Canara Bank, Ph. No.040-27725283 during office hours on any working day and e-mail: cb2752@canarabank.com.

कृते केनरा बैंक For CANARA BANK

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प्रधीकृत अधिकारी, ए.आर.एम. शाखा, हैद (DP: 2752)
Authorized Officer, A.R.M. Br, Hyderabad-26

**Authorized Officer
Canara Bank**

Date: 08-04-2026

Place: Hyderabad



DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 08-04-2026

1	Name and Address of the Secured Creditor	Canara Bank, Asset Recovery Management Branch Hyderabad				
2	Name and Address of the Borrower	<u>Borrower:</u> Mrs.Konduri Satya W/o Sri Konduri Rajasheker H.No:35-80/27, Saptagiri Colony, Neredmet X Road, Malkajgiri, Hyderabad-500094. <u>Guarantor:</u> Mr. K Upender Kumar Reddy Plot No.3, H No.38-29-60-2, Telecom Colony, Sainikpuri, Secunderabad-500094.				
3	Total liabilities as on 31-03-2026	<u>Rs.25,55,994.87/-</u> -(Rupees Twenty Five Lakhs Fifty Five Thousand Nine Hundred Ninety Four and paise Eighty Seven Only) as on 31-03-2026 plus unapplied interest w.e.f 01-04-2026 and Bank charges, costs there on).				
4	i) Mode of Auction ii) Details of Auction service provider iii) Date & Time of Auction iv) Place of Auction	E-Auction M/s. PSB Alliance (BAANKNET) Contact Mobile No. 8291220220 E-mail: support.baanknet@psballiance.com Website: www.baanknet.com <u>28-04-2026, 11:30 A.M. to 12:30 P.M.</u> (With unlimited extension of 5 minutes duration each till the conclusion of the sale) Online(www.baanknet.com)				
5	Details of Property/ies	Property is Residential Flat No:201, in 2nd Floor, in the layout of “Maithri Enclave having super built-up area of 1115 sq ft with a Un divided share 44.88Sq yds, Out of which 894 Sq yds, situated at Kapra Village within the limits of GHMC, Kapra Circle & Kapra Mandal, Medchal Malkajgiri District. <table><tr><td><u>Boundaries :</u> North: 40’ o” Wide Road South: plot No.208 part East: 40’ Wide Road West: Plot No’s 206 & 209</td><td><u>Boundaries for Flat:</u> North: Corridor Staircase South: Open to the sky East: Open to the sky West: Open to the sky</td></tr><tr><td colspan="2">Name of Title holder Smt.Konduri Satya W/o Raja Shekar</td></tr></table>	<u>Boundaries :</u> North: 40’ o” Wide Road South: plot No.208 part East: 40’ Wide Road West: Plot No’s 206 & 209	<u>Boundaries for Flat:</u> North: Corridor Staircase South: Open to the sky East: Open to the sky West: Open to the sky	Name of Title holder Smt.Konduri Satya W/o Raja Shekar	
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Name of Title holder Smt.Konduri Satya W/o Raja Shekar						
6	Reserve Price	40,18,000/- (Rupees Forty Lakhs Eighteen Thousand only)				
7	Earnest Money Deposit	Rs.4,01,800/- (Rupees Four Lakhs One Thousand Eight Hundred Only) on or before 27-04-2026 by 5pm				
8	The property can be inspected Date & Time	On 23/04/2026 between 10.00 AM and 5.00 PM.				



9. Other terms and conditions:

- a. The property/ies will be sold in "As is where is", As is what is", and Whatever there is" condition, including encumbrances if any. (There are no encumbrances to the knowledge of the Bank. For details of encumbrance, contact the undersigned before deposit of the Earnest Money Deposit (EMD) referred to in 9(e) below).
- b. The property/ies will be sold above the Reserve Price.
- c. The property can be inspected on **23/04/2026** between **10.00 AM** and **5.00 PM**.
- d. Prospective bidders are advised to visit website <https://baanknet.com/> and register yourself on the e-auction platform and further ensure having valid KYC documents like PAN Card & Aadhaar and Aadhaar linked with latest Mobile number and also register with Digi locker mandatorily. For bidding in the above e-auction from **Baanknet.com** portal (M/s PSB Alliance Pvt. Ltd), you may contact the helpdesk support of **Baanknet** (Contact details 7046612345/ 6354910172/ 8291220220/ 9892219848/ 8160205051, Email:support.baanknet@psballiance.com).
- e. The intending bidders shall deposit Earnest Money Deposit (EMD) of **Rs.4,01,800/-** (Rupees Four Lakhs One Thousand Eight Hundred Only).being of 10% of the Reserve Price in E-Wallet of M/s PSB Alliance Private Limited (BAANKNET) portal directly or by generating the Challan therein to deposit the EMD through RTGS/NEFT in account details as mentioned in the said challan on or before **27/04/2026** by **5.00 PM**.
- f. Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of **Rs.50,000/- (Rupees Fifty Thousand Only)** mentioned under the column "Increment Combo" (at least select 1). The bidder who submits the highest bid (above the Reserve price) on closure of 'Online' auction shall be declared as successful bidder. Even if there is only one bidder who has submitted EMD against particular property, the said bidder has to bid at least one increment above the Reserve Price in order to become successful H-1 bidder. The bidder who submits the highest bid on closure of e-Auction process shall be declared as Successful Bidder and a communication to that effect will be issued which shall be subject to approval by the Authorized Officer/Secured Creditor.
- g. The incremental amount/price during the time of each extension shall be **Rs.50,000/-(Rupees Fifty Thousand Only)** and time shall be extended to **5 Minutes** when valid bid received in last minutes.
- h. Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the secured creditor.
- i. The successful bidder shall deposit 25% of the sale price (inclusive of EMD already paid), immediately on same day and or not later than next working day and the balance 75% amount of sale price to be deposited within **15** days from the date of confirmation of sale by the secured creditor. If the successful bidder fails to pay the sale price within the period stated above, the deposit made by him shall be forfeited by the Authorised Officer without any notice and property shall forthwith be put up for sale again.
- j. The above-mentioned balance sale price (other than EMD amount) should be remitted by the successful bidder through RTGS/NEFT to Account No. **209272434** of Canara Bank, **Asset Recovery Management Hyderabad Branch**, IFSC Code **CNRB0002752**.
- k. All charges for conveyance, stamp duty and registration, GST etc., as applicable shall be borne by the successful bidder only.
- l. For sale proceeds above **Rs. 50.00 Lakh (Rupees Fifty lakh Only)**, TDS shall be payable at the rate **1 %** of the Sale amount, which shall be payable separately by the Successful buyer. Wherever the GST applicable, same shall be paid by the Successful buyer as per Government guidelines.



m. To the best of knowledge and information of the Authorized Officer, there is no encumbrance on property affecting the security interest. However, the intending bidders should make their own independent inquiries/ due diligence regarding the encumbrances, title of property put on auction and claims / rights / dues affecting the property, prior to submitting their bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The property is being sold with all the existing and future encumbrances whether known or unknown to the bank. The Authorized Officer / Secured Creditor shall not be responsible in any way for any third-party claims / rights / dues.

n. It shall be the responsibility of Bidder to make due diligence and physical verification of property and satisfy themselves about the property/ies specification before submitting the bid. No claim subsequent to submission of bid shall be entertained by the bank. The inspection of property put on auction will be permitted to interested bidders at site **23/04/2026** between **10.00 AM** and **5.00 PM**.

o. Authorised officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reason thereof.

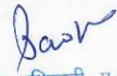
p. For further details Branch In charge, Asset Recovery Management Branch Hyderabad, Canara Bank, Ph. No. 040-2772 5283/260, e-mail id: cb2752@canarabank.com may be contacted during office hours on any working day. The service provider Baanknet (M/s PSB Alliance Pvt. Ltd), (Contact No. 7046612345/6354910172/8291220220/9892219848/ 8160205051,

Email: support.BAANKNET@psballiance.com. / support.ebkay@procure247.com)."

Place: HYDERABAD

Date: 08-04-2026

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Authorised Officer, A.R.M. Br, Hyderabad-26

**Authorised Officer
Canara Bank**

Note:

1. The contents of the Notice may be suitably altered on case-to-case basis.
2. The details of encumbrances, if any, known to the bank are to be mentioned in the Sale Notice.

