



STATE BANK OF INDIA

SARB-II

40/947 1ST Floor R.S. Building, Metro Pillar No. 697

Opp. Maharajas College Ground

M.G. Road, Ernakulam, Kerala PIN: 682 011

Phone: 0484-2365341

email:sbi.70683@sbi.co.in

SARB II/EKM/SJ/

01-04-2026

By Registered post with acknowledgment due

To

1. M/s Rayirath Gardens
Proprietor: Sudhakaran U
Rayirath House, OTEES Road, Chanoth
Pattikad P O
Thrissur-680652
2. Sudhakaran U
Prop of M/s Rayirath Gardens
Rayirath House, OTEES Road, Chanoth
Pattikad P O
Thrissur-680652

Dear Sir/Madam,

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 (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 to the Secured Creditor, the physical possession of which has been taken by the Authorised Officer of State Bank of India being the Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis on **15.05.2026**, for recovery of Rs 1,59,71,583/- (Rupees One crore fifty nine lakhs seventy one thousand five hundred eighty three only) with future interest and costs due to the State Bank of India, SARB-II Ernakulam as on 01.04.2026 from Sri Sudhakaran U. The Reserve Price will be **Rs. 1,06,00,000/- (Rupees One crore six lakhs Only)**. The earnest money deposit will be **Rs. 10,60,000/- (Rupees Ten lakhs sixty thousand only)**. Interested bidder may deposit Pre-Bid EMD before the close of e-

Auction. Credit of Pre-bid EMD shall be given to the bidder only after receipt of payment and updation of such information in the e-auction website. This may take some time as per banking process and hence bidders, in their own interest, are advised to submit the pre-bid EMD amount well in advance to avoid any last minute problem.

Auction will be conducted online through Bank's approved service provider at the web portal <https://www.baanknet.com> on **15.05.2026** between **11.00 A.M to 4.00 P.M** with unlimited extensions of 10 minutes if bidding continues till the sale is concluded. Bid increment amount is **Rs. 50,000/-**.

For detailed terms and conditions of the sale please refer to the link provided in web portal of State Bank of India, the secured creditor "<https://sbi.co.in>". Details also available at "<https://www.baanknet.com>".

DESCRIPTION OF PROPERTY:

All that part and parcel of the property consisting of 14.97 ares(37 cents) of land in Re Sy No 366/5 in Pananchery Village, Thrissur Taluk, Thrissur District belonging to Sri Sudhakaran U as per Sale Deed No 269/2002 dated 24.01.2002 of SRO Ollukara

	East by:	West by:	North by:	South by:
	Panchayath Road	Property of Johny	Property of Sudhakaran Rayirath	Property of Sudhakaran Rayirath

Encumbrances- Nil to the knowledge of the bank

For detailed terms and conditions of the sale please refer to the link provided in web portal of State Bank of India, the secured creditor "<https://sbi.co.in>". Details also available at "<https://baanknet.com>".

Place: Ernakulam

Authorised Officer