



Branch: HSR Layout (DP:2673), No.1083, GROUND FLOOR, SECTOR 3, HSR LAYOUT, Bangalore 560102 Ph: 9483502673, 9311710078 e-mail: cb2673@canarabank.com

संदर्भ सं. / Ref. No: SN/2673256000104/2673/2026-27

दिनांक / Date: 02-05-2026

(Auction Sale Notice for Sale of Immovable Properties)

CANARA BANK

(A GOVERNMENT OF INDIA UNDERTAKING)

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 provision 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/charged to the Secured Creditor, the constructive/physical (Strike whichever is not applicable) possession of which has been taken by the Authorised Officer of **HSR Layout Branch (2673)** of the Canara Bank, will be sold on "As is where is", "As is what is", and " Whatever there is" on **20-05-2026**, for recovery of **Rs.1,07,37,628.65 (Rupees One Crore Seven Lakhs Thirty Seven thousand Six hundred and Twenty Eight and paise Sixty Five Only) plus interest & charges as on 02-05-2026** with further interest and charges thereon due to the **HSR Layout Branch (2673)** of Canara Bank from **Borrower/s 1.M/s N H S Industries represented by its proprietor 2.Mr. N S Bhargav Reddy S/o N H Shivashankara Reddy (borrower), 3.N H Shiva Shankara Reddy (Guarantor) 4. Mrs. N Sujathamma w/o N H Shivashankara Reddy (Guarantor)**

The reserve price will be **Rs.7,84,02,000.00 (Rupees Seven Crore Eighty four Lakhs Two thousand Only)** and the earnest money deposit will be **Rs.78,41,000.00 (Rupees Seventy eight Lakhs Forty one Thousand Only)**. The Earnest Money Deposit shall be deposited on or before **19-05-2026** by 4.00 PM.

Details and full description of the immovable property with known encumbrances, if any.

| Sl No | Immovable                                                                                                                                                                                                                                                                                                                                                                                                                                                                                | Name of Title holder    |
|-------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|
| 1.    | All that piece and parcel of the Residential Property Bearing Site No.91 , Having BBMP PID No.67.8.91, New PID No.151-W0071-80, In the Layout Formed by the BDA Situated at Koramangala 6 <sup>th</sup> Block Extension , Bangalore presently with in the limits of Bruhat Bangalore Mahanagara Palike measuring East to West 12.00+13.90/2 mtrs and North to South:16.70 mtrs and bounded on:<br><br>East By : Site No 92<br>West by : Road<br>North by: Site No.110<br>South by : Road | N H Shivashankara Reddy |

For detailed terms and conditions of the sale please refer the link "E-Auction" provided in Canara Bank's website ([www.canarabank.com](http://www.canarabank.com)) or may contact **Authorised Officer**, Canara Bank, HSR Layout Branch, 1083, GROUND FLOOR, SECTOR 3, HSR LAYOUT, Bangalore 560102, Ph: 9311710078 E-mail: [cb2673@canarabank.com](mailto:cb2673@canarabank.com).

केनरा बैंक / CANARA BANK  
शाखा नाम / Branch Name  
अधिकृत अधिकारी / Authorized Officer  
Canara Bank  
Authorised Officer  
f s

Place: BENGALURU

Date: 02-05-2026

**DETAILED TERMS AND CONDITIONS OF THE SALE NOTICE DATED 02-05-2026**

|    |                                                                                                                                                                                                                                                                                                                                      |   |                                                                                                                                                                                                                                                                                                                                                                                                                                      |
|----|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1. | Name and Address of the Secured Creditor                                                                                                                                                                                                                                                                                             | : | Canara Bank, HSR Layout Branch (DP:2673),<br>Canara Bank, HSR Layout Branch, 1083, GROUND FLOOR, SECTOR 3, HSR LAYOUT, Bangalore 560102, Ph: 9311710078 E-mail: <a href="mailto:cb2673@canarabank.com">cb2673@canarabank.com</a>                                                                                                                                                                                                     |
| 2. | Name and Addresses of the Borrower(s):<br>1.M/S NHS Industries<br>Regd Office,<br>No 4-3 , 1 <sup>ST</sup> Cross,<br>Bhuvanappa Layout,<br>Bengaluru - 560029<br><br>2.M/S NHS Industries<br>Unit : Plot No. IP (19) P-2<br>Kudumalakunte -561208<br>KIADB Industrial Area Phase 1 ,<br>Gowribidanur,<br>Chikkaballapura Distrrict . | : | 3.Sri Bhargav Reddy N S<br>S/o N H Shiva shankara Reddy<br>H No 530, Ground Floor<br>8 <sup>th</sup> Cross, J P Nagar 3 <sup>rd</sup> Phase<br>Bengaluru -560078<br><br>4.Sri N H Shiva shankara Reddy<br>H No 530, Ground Floor<br>8 <sup>th</sup> Cross, J P Nagar 3 <sup>rd</sup> Phase<br>Bengaluru -560078<br><br>5.Smt N sujathamma<br>W/o N H Shiva shankara Reddy<br>H Nagasandra - 561208<br>Kasaba Hobli , Gowribidanur(T) |
| 3. | Total liabilities as on 02-05-2026                                                                                                                                                                                                                                                                                                   | : | Rs.1,07,37,628.65 (Rupees One Crore Seven Lakhs Thirty Seven thousand Six hundred and Twenty Eight and paise Sixty Five Only) plus interest & charges                                                                                                                                                                                                                                                                                |
| 4. | (a) Mode of Auction                                                                                                                                                                                                                                                                                                                  | : | Online Electronic Bidding                                                                                                                                                                                                                                                                                                                                                                                                            |
|    | (b) Details of Auction service provider                                                                                                                                                                                                                                                                                              | : | M/s PSB ALLIANCE PVT LTD                                                                                                                                                                                                                                                                                                                                                                                                             |
|    | (c) Date & Time of Auction                                                                                                                                                                                                                                                                                                           | : | 20-05-2026 & 10.30 A.M. to 11.30 AM. (With unlimited extension of 5 minutes duration each till the conclusion of the sale).                                                                                                                                                                                                                                                                                                          |
|    | (d) Portal of e- auction                                                                                                                                                                                                                                                                                                             | : | <a href="https://baanknet.com">https://baanknet.com</a>                                                                                                                                                                                                                                                                                                                                                                              |
| 5. | Reserve Price & EMD                                                                                                                                                                                                                                                                                                                  | : | Rs.7,84,02,000.00 (Rupees Seven Crore Eighty four Lakhs Two thousand Only) and the earnest money deposit will be Rs.78,41,000.00 (Rupees Seventy eight Lakhs Forty one Thousand Only)                                                                                                                                                                                                                                                |

|   |                                                                                                                                                                                                                                                                              |  |  |
|---|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|
| 6 | <b>Other terms and conditions:</b>                                                                                                                                                                                                                                           |  |  |
|   | (a) Auction/bidding shall be only through "Online Electronic Bidding" through the website <a href="https://baanknet.com/">https://baanknet.com/</a> . Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings. |  |  |
|   | (b) The property can be inspected, with prior appointment with Authorised Officer, from 03-05-2026 to 19-05-2026 between 11 A.M to 7.00P.M.                                                                                                                                  |  |  |
|   | (c) The property will be sold for the price which is more than the Reserve Price and the participating bidders may improve their offer further during auction process.                                                                                                       |  |  |
|   | (d) EMD amount of 10% of the Reserve Price is to be deposited in E-Wallet of M/s PSB Alliance Private Limited portal directly or by generating the Challan therein to deposit the EMD through RTGS/NEFT in the account details as mentioned in the said challan              |  |  |
|   | (e) Intending bidders shall hold a valid digital signature certificate and e-mail address.                                                                                                                                                                                   |  |  |



For details with regard to digital signature please contact the service provider E-bkay (M/s PSB Alliance Pvt. Ltd), support.baanknet@psballiance.com/ Helpdesk Number : 82912 20220.

(f) After payment of the EMD amount, the intending bidders should submit a copy of the following documents/detail on or before **19-05-2026** before 7.00 PM, to **Canara Bank HSR Layout Branch**, (DP:2673), No. 1083, GROUND FLOOR, SECTOR 3, HSR LAYOUT, Bangalore 560102, Ph: 9311710078 E-mail: [cb2673@canarabank.com](mailto:cb2673@canarabank.com) by hand or by email.

i) Demand Draft/Pay order towards EMD amount. If paid through RTGS / NEFT, acknowledgement receipt thereof with UTR No.

ii) Photocopies of PAN Card, ID Proof and Address proof. However, successful bidder would have to produce these documents in original to the Bank at the time of making payment of balance amount of 25% of bid amount.

iii) Bidders Name. Contact No. Address, E Mail Id.

iv) Bidder's A/c details for online refund of EMD.

(g) The intending bidders should register their names at portal <https://baanknet.Com/> and get their User ID and password free of cost. Prospective bidder may avail online training on E- auction from the service provider E-bkay (M/s PSB Alliance Pvt. Ltd), (Contact No.8291220220, Email:support.baanknet@psballiance.com.

(h) EMD deposited by the unsuccessful bidder shall be refunded to them. **The EMD shall not carry any interest.**

(i) Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of **Rs. 5,00,000/- (Rupees Five Lakh only)** (The amount can be decided by the Authorised Officer depending upon the value of the property with a minimum of Rs.5,00,000 as incremental value). The bidder who submits the highest bid (above the Reserve price) on closure of 'Online' auction shall be declared as successful bidder. Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the secured creditor.

(j) The successful bidder shall deposit 25% of the sale price (inclusive of EMD already paid), immediately on declaring him/her as the successful bidder and the balance within **15** days from the date of confirmation of sale by the secured creditor. If the successful bidder fails to pay the sale price, 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.

(k) **For sale proceeds of Rs. 50 Lakhs (Rupees Fifty Lakhs) and above, the successful bidder will have to deduct TDS at the rate 1% on the Sale proceeds and submit the original receipt of TDS certificate to the Bank.**

(l) **There is no encumbrance in the property to the knowledge of the bank. Successful Bidder is liable to pay all society dues, municipal taxes / panchayat taxes / electricity/ water charges / other charges, duties and taxes whatsoever, including outstanding, if any, in respect of and/or affecting the subject property. All charges for conveyance, stamp duty / GST registration charges etc., as applicable shall be borne by the successful bidder only**

(m) Authorised Officer reserves the right to postpone/cancel or vary the terms and conditions of the e-auction without assigning any reason thereof.

(n) In case there are bidders who do not have access to the internet but interested in participating the e-auction, they can approach concerned Circle office or Regional Office or **Canara Bank, HSR Layout Branch (2673)** who, as a facilitating centre, shall make necessary arrangements.

(o) For further details contact **Authorised Officer Govind Solanki Mobile number 7676721177**, or Canara Bank, **HSR Layout Branch**, No.1083, GROUND FLOOR, SECTOR 3, HSR LAYOUT, Bangalore 560102, Ph: 9311710078 E-mail: [cb2673@canarabank.com](mailto:cb2673@canarabank.com) during office hours on any working day or the service provider E-bkay (M/s PSB Alliance Pvt. Ltd), (Contact No.8291220220, Email:support.baanknet@psballiance.com



**SPECIAL INSTRUCTION/CAUTION**

Bidding in the last minutes/seconds should be avoided by the bidders in their own interest. Neither Canara Bank nor the Service Provider will be responsible for any lapses/failure (Internet failure, Power failure, etc.) on the part of the bidder or vendor in such cases. In order to ward off such contingent situation, bidders are requested to make all the necessary arrangements/alternatives such as back – up, power supply and whatever else required so that they are able to circumvent such situation and are able to participate in the auction successfully.

Date : 02-05-2026

Place :Bengaluru

