

(A GOVERNMENT OF INDIA UNDERTAKING), HO: BENGALURU

Branch ; MUKKOM

SALE NOTICE(Auction Sale Notice for Immovable properties)

AUCTION SALE NOTICE OF IMMOVABLE PROPERTIES UNDER RULES 8(6) & 9 OF THE SECURITY INTEREST (ENFORCEMENT) RULES 2002.

Notice is hereby given to the effect that the immovable properties described herein, taken possession under the provisions of Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 and Security Interest (Enforcement) Rules 2002, will be sold by holding public auction.

1.	Name and Address of the Secured Creditor	Canara Bank, Mukkom Branch
2.	Name and Address of the Borrowers /Guarantors	1. M/s Asian Winners Proprietor : Mr Marakar Puliyali House Kuttiarambil PO Kumaranellur , Mukkom 2. Mr Marakkar P Proprietor : Mr Marakar Puliyali House Kuttiarambil PO Kumaranellur , Mukkom
3.	Total liabilities as on Date	Rs 1,04,98,624.25(Rupees One Crore Four Lakhs Ninety Eight Thousand Six Hundred and Twenty Four and Twenty Five Paise Only) as on 11.03.2026. Plus further interest and other charges including legal expenses
4	(a) Mode of Auction	E-auction (Online)
	(b) Details of Auction Service Provider	M/s PSB Alliance Pvt Ltd (BAANKNET)
	(c) Date & Time of e-auction	22.05.2026 between 10.30 AM to 11.30 AM (With unlimited extension of 5 minutes duration each till sale is concluded)
	(d) Place of E Auction	KOZHIKODE
	(e) Portal of E Auction	https://baanknet.com
5	Details of Properties	All that part and parcel of the property admeasuring 8 cents of land and Building (2 parcels of land each with 4 cents , same Rs No)

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		situated R S No 44, Kumaranellur Desom, Kumaranellur Amsom, Kumaranellur Village, Kozhikode District in the name of Mr Marakkar Boundaries North: Property owned by Alavi South: Property owned by Annie East: Property owned by Sabira West: Road
6	Reserve Price	Rs 15,30, 000/- (Rupees Fifty Lakhs Thirty Thousand Only)
	a) Earnest Money Deposit (EMD)	Rs 1,53,000 /- (Rupees One Lakh Fifty Three Thousand Only)
	b) Last Date for receipt of EMD	On or before 22.05.2026 till 4.00 PM

7. Other terms and conditions :

- a) The property/ies will be sold in **"AS IS WHERE IS" and AS IS WHAT 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 7(d) below).
- b) The property/ies will be sold above the Reserve Price.
- c) 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 & addhaar and addhaar linked with latest Mobile number and also register with digilocker 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 8291220220, Email: support.baanknet@psballiance.com).
- d) The property can be inspected on or before 26.03.2026 between 10 am and 4 pm
- e) The intending bidders shall deposit Earnest Money Deposit (EMD) of **Rs1,53,000/-** being 10 % of the Reserve Price, by way of DDfavour of Authorized Officer, Canara Bank, Mukkom Branch OR shall be deposited through RTGS/NEFT/Fund Transfer to 209272434- SL-OL-RTGS-NEFT PMT ENS, IFSC Code: CNRB0001135 on or before 20.05.2026 till 4 P M.

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- f) Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of Rs. 50,000/- (Incremental amount/price) 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/- (incremental price) 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) All charges for conveyance, stamp duty and registration, GST etc., as applicable shall be borne by the successful bidder only.
- k) For sale proceeds above Rs. 50.00 Lakh (Rupees Fifty lakh), 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.
- l) 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.

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- m) 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 on 26.03.2026 from 10.00 a.m. to 4.00 P.M.
- n) Authorised officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reason thereof.
- o) For further details Manager ,Mobile 9446446012,8281004855 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)

Place: MUKKOM

Date: 04.05.2026


Authorised Officer
Canara Bank
Regional Office
Kozhikode