

ADISAPTAGRAM BRANCH
KALAWATI BHAWAN, GT ROAD
CHOTOKHEJURIA, ADCCONAGAR
जिला - हुगली / Dist- Hooghly
पश्चिम बंगाल / West Bengal - 712121

NOTICE OF SALE

Notice of sale under Rule 6(2) & 8(6) of The Security Interest (Enforcement Rules) 2002 under The Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002

To,

Mr. Arun Kumar Sett S/o-Late Hrishikesh Sett Address:-Kundu Goli, Bansberia, Hooghly, WB, 712502	Mrs. Dipanwita Seth Address: 46,Teli Sarak Lane, Rakhha kali tala, Bansberia, Hooghly, WB- 712502	Miss Anisha Seth Address: 46,Teli Sarak Lane, Rakhha kali tala Bansberia, Hooghly, WB, 712502
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Sub: Your loan account A/c Nos. 58004931559 & 7897600176 with Indian Bank (Erstwhile Allahabad Bank) Adisaptagram Branch

Mr. Arun Kumar Sett, Mrs. Dipanwita Seth & Miss Anisha Seth availed financial facility from Indian Bank, **Adisaptagram** Branch, he repayment of which is secured by Mortgage of schedule mentioned properties hereinafter referred to as "the Properties". Mr. Arun Kumar Sett, Mrs. Dipanwita Seth & Miss Anisha Seth failed to pay the outstanding dues to the Bank. Therefore a Demand Notice dated **18.08.2025** under Sec. 13 (2) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 (for short called as "The Act"), was issued by the Authorized Officer calling upon Borrower (s) Mr. Arun Kumar Sett, Mrs. Dipanwita Seth & Miss Anisha Seth liable to the Bank to pay the amount due to the tune of **Rs. 1827877.00 (Rupees Eighteen Lakhs Twenty Seven Thousand Eight Hundred Seventy Seven only) as on 18.08.2025** and carries further interest at the agreed rate, charges and expenses thereon till the date of payment. Both failed to make payment despite Demand Notice dated **18.08.2025**.

As Mr. Arun Kumar Sett, Mrs. Dipanwita Seth & Miss Anisha Seth failed to make payment despite Demand Notice; the Authorised Officer took possession of the schedule mentioned properties under the Act on **02.12.2025** after complying with all legal formalities.

As per Sec.13 (4) of the Act, Secured Creditor is entitled to effect sale of the assets taken possession of and realize the proceeds towards outstanding balance. In accordance with the same, the undersigned / Authorized Officer intends selling the schedule mentioned securities in the following mode:

THE SALE PROPOSED TO BE HELD IS BY WAY OF PUBLIC TENDER / AUCTION ADOPTING THE e-AUCTION MODE.

As per Rule 8(6) of The Security Interest (Enforcement) Rules 2002 framed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002, 30 days notice of intended sale is required to be given and hence we are issuing this notice.

The amount due as on **18.08.2025** is **Rs. 1827877.00 (Rupees Eighteen Lakhs Twenty Seven Thousand Eight Hundred Seventy Seven only)** with further interest, costs, other charges and expenses thereon till the date of payment.

Please take note that this is notice of **30 days** and the schedule mentioned properties shall be sold under the Act by the undersigned/Authorized Officer any time after **30 days**.

For /

date of sale is fixed as 30.06.2026 which would be by e-auction mode.

inspection of the scheduled properties and related documents/up to date EC etc by the intending purchasers/bidders may be done at their expense from 26.05.2026 to 29.06.2026 between 10.00 am to 4.00 pm.

The Reserve price and Earnest Money Deposit (EMD) for the sale of the secured assets is fixed as mentioned in the schedule

The Tender/bid Form with the Terms and conditions can be had on-line from the website (<https://baanknet.com>) (PSB Alliance Pvt. Ltd.) and using the provision in the system/software. The tender form and the terms and conditions would be available in the website from 26.05.2026 to 29.06.2026.

The intending Bidders/ Purchasers are requested to register with online portal (<https://baanknet.com>) (PSB Alliance Pvt. Ltd.) using their mobile number and email id. Further, they are requested to upload requisite KYC documents. Once the KYC documents are verified by e-auction service provider (may take 2 working days), the intending Bidders/ Purchasers have to transfer the EMD amount in his Global EMD Wallet by 30.06.2026 within 04.00 PM i.e the e-Auction Date and before the e-auction end time in the portal. The registration and eKYC must be completed well in advance, before auction

Earnest Money Deposit (EMD) amount as mentioned above shall be paid online or after generation of Challan from the website (<https://baanknet.com>) (PSB Alliance Pvt. Ltd.) for depositing in bidders EMD Wallet. NEFT transfer can be done from any Scheduled Commercial Bank. Payment of EMD by any other mode such as Cheques will not be accepted. Bidders, not depositing the required EMD online, will not be allowed to participate in the e-auction. The Earnest Money Deposit shall not bear any interest.

The Authorized Officer/Bank has the absolute right to accept or reject any bid or adjourn/ postpone/ cancel the sale without assigning any reason therefor.

The successful bidder shall have to deposit 25% (twenty-five percent) of the bid amount, including EMD amount (10%) deposited, latest by the next working day and the remaining amount shall be paid within 15 days from the date of confirmation of sale in the form of Banker's Cheque/ Demand Draft /Account Transfer and/ or any other acceptable mode of money transfer.

The Nodal Bank account no. / IFSC Code etc. for online money transfer is as under.

Nodal Bank Account No. and A/c. Name	Branch name and IFS Code
Ac No- 20670605561; A/c Name- Indian Bank Authorized Officer	Indian Bank, Pipulpati Branch IFS Code: IDIB000P656

In case of failure to deposit the amounts as above within the stipulated time, the amount deposited by successful bidder will be forfeited to the Bank and Authorized Officer shall have the liberty to conduct a fresh auction/ sale of the property & the defaulting bidder shall not have any claim over the forfeited amount and the property.

The sale is subject to confirmation by the Secured Creditor.

The sale is made on "As is where is and as is what is" basis and no representations and warranties are given by the Bank relating to encumbrance, Statutory liabilities etc.

If the e-auction fails owing to any technical snag etc., the same may be re-scheduled by issuing 7 days' prior notice.

This Notice is without prejudice to any other remedy available to the Secured Creditor.



SCHEDULE

The specific details of the assets which are intended to be brought to sale are enumerated hereunder:

Details/ Description of Mortgaged Assets	Reserve Price	EMD	Date, Time for e-auction and Property ID No.	Prior Encumbrance
All that a piece and parcel of the residential flat no.-C/1 on the 1 st floor(Southern Side) of the building name and known as Tulip apartment(G+5 storied building) having covered area 589 sqft and containing total super built-up area 752 sqft approx, situated at Mouza Chandan nagar, JL No 1, Sheet No. 2, Comprised in RS dag nos. 473 & 474, appertaining to RS khatian nos 259 and 260 respectively under PS. Chandan nagar, Dist. Hooghly, within jurisdiction of Dist. Sub registration office-2 Hooghly and also ADSR Chandan Nagar. The land is within the limit of Chandan nagar Municipal Corporation ward no. 3, Holding no. 229/C new, name of the street- Nuripara main road (Taldanga More), Registered vide Sale Deed No. I-1026 of 2021 dated 10.03.2021 recorded in Book No. 1, Volume No. 0604-2021 pages from 34713 to 34761 registered at ADSR Chandannagore, Hooghly in the name of Arun Kumar Sett.	Rs.26,64,000/- (Rupees Twenty Six Lakh Sixty Four Thousand Only)	Rs. 2,66,400/- (Rupees Two Lakh Sixty Six Thousand Four Hundred Only) to be deposited on or before 30.06.2026 within 4.00 PM.	Date: - 30.06.2026 Time: - 10.00 AM to 4.00 P.M Property ID No.- IDIB58004931559 Incremental Bid Amount: Rs. 20,000/- (Rupees Twenty Thousand only)	To the Best of knowledge and information of the Authorised Officer, there is no encumbrance on the property.

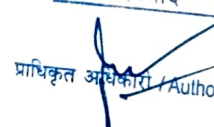
Bidders are advised to visit the website (<https://baanknet.com>) of our e auction service provider PSB Alliance Pvt. Ltd to participate in online bid. For Technical Assistance Please call PSB Alliance Pvt. Ltd Helpdesk No. 8291220220, email ID:- support.ebkay@psballiance.com and other help line numbers available in service providers help desk. For Registration status with PSB Alliance Pvt. Ltd. and EMD status, please contact support.ebkay@psballiance.com.

For property details and photograph of the property and auction terms and conditions please visit: <https://baanknet.com> and for clarifications related to this portal, please contact Helpdesk No. 8291220220

Bidders are advised to use Property ID Number mentioned above while searching for the property in the website with <https://baanknet.com>.

The borrower/s/Guarantor/s are hereby given notice to pay the sum mentioned as above before the date of auction, failing which the property will be auctioned and balance if any will be recovered with interest and cost from them by legal avenues.

Place: Adisaptagram
Date: 25.05.2026


 भारतीय बैंक / Indian Bank
 इलाहाबाद / ALA HABAD
 प्राधिकृत अधिकारी / Authorised Officer
AUTHORISED OFFICER