

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

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/charged to the Secured Creditor, the possession of which has been taken by the Authorised Officer of Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on **25.06.2026** for recovery of Rs. 43.57 Lakh in Gaurav Sharma S/O Ramesh Chander, Simrandeep Singh S/O Paramjit Singh as on 31.03.2026 plus further interest from 01.04.2026 due to the SARM Branch Ludhiana of Canara Bank.

Details and full description of the property:

Plot Private No. 28, Khasra No. 24//19, 24//2/1 Min Situatd At Village Pandori Warraich, Majitha Road, Tehsil & District Amritsar Measuring 194.28 Square Yards In The Name Of Gaurav Sharma S/O Ramesh Chander.

Symbolic Possession

Reserve Price: Rs.41,30,000/- EMD Amount: Rs.4,13,000/-

For detailed terms and conditions of the sale, please refer to the link provided

In Secured Creditor's website i.e. www.canarabank.bank.in

कृते केनरा बैंक / For CANARA BANK

प्राधिकृत अधिकारी / AUTH.OFFICER
असिस्टेंट प्रमोशन विभागीय शाखा / SARM BRANCH
Authorised Officer / Miller Ganj Ludhiana

Date: 05.06.2026

Place: Ludhiana

Internal

**COVERING LETTER TO SALE NOTICE**

To

1. Gaurav Sharma S/O Ramesh Chander (Borrower) Plot/House No. 28, Village Pandori Warriach Majitha Road, Tehsil & District Amritsar- 143008

2. Simrandeep Singh S/O Paramjit Singh (Guarantor) House No. 301, Village Pandori Warriach Majitha Road, Tehsil & District Amritsar- 143008

Dear Sir,

Sub: Notice under Section 13(4) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rule 8(6) of the Security Interest (Enforcement) Rules, 2002.

As you are aware, I on behalf of Canara Bank SARM LUDHIANA Branch have taken possession of the assets described in Schedule of Sale Notice annexed hereto in terms of Section 13 (4) of the Subject Act in connection with outstanding dues payable by you to our SARM LUDHIANA Branch of Canara Bank.

The undersigned proposes to sell the assets more fully described in the Schedule of Sale Notice.

Hence, in terms of the provisions of the subject Act and Rules made there under, I am herewith sending the Sale Notice containing terms and conditions of the sale.

This is without prejudice to any other rights available to the Bank under the subject Act/ or any other law in force.

Yours faithfully,

कृते केनरा बैंक / For CANARA BANK

प्राधिकृत अधिकारी / AUTH. OFFICER
अमित दस्तगी प्रबन्धन विभाग / SARM BRANCH
मिलर गंज लुधियाना / Miller Ganj Ludhiana
Authorised Officer, Canara Bank

ENCLOSURE-SALE NOTICE

Internal

श्री लक्ष्मी बैंक / for CANARA BANK
महिला अधिकारी / AUTH OFFICER
श्री लक्ष्मी बैंक / श्री लक्ष्मी बैंक
श्री लक्ष्मी बैंक / श्री लक्ष्मी बैंक



CANARA BANK SARM BRANCH LUDHIANA

SALE NOTICE

E- AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 READ WITH RULES 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 possession of which has been taken by the Authorised Officer of Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on **25.06.2026** for recovery of Rs. 43.57 Lakh in Gaurav Sharma S/O Ramesh Chander, Simrandeep Singh S/O Paramjit Singh as on 31.03.2026 plus further interest from 01.04.2026 due to the SARM Branch Ludhiana of Canara Bank.

1	Name and Address of the Secured Creditor	Specialized Asset Recovery Management Branch, Canara Bank, Gill road, Millerganj, Ludhiana Punjab 141003 Email cb6819@canarabank.com (M) 9517700632
2	Name and Address of the Borrower & Guarantor	1. Gaurav Sharma S/O Ramesh Chander (Borrower) Plot/House No. 28, Village Pandori Warriach Majitha Road, Tehsil & District Amritsar-143008 2. Simrandeep Singh S/O Paramjit Singh (Guarantor) House No. 301, Village Pandori Warriach Majitha Road, Tehsil & District Amritsar-143008
3	Total liabilities as on 31.03.2026	Rs.43.57 Lakhs
4	a) Mode of Auction b) Details of Auction service provider c) Date & Time of Auction d) Place of Auction	E-Auction M/s PSB Alliance Pvt Ltd (BAANKNET) 25.06.2026 11:30 AM to 12:30 PM https://baanknet.com/
5	Details of Property/ies	Details and full description of the property: Plot Private No. 28, Khasra No. 24//19, 24//2/1 Min Situatd At Village Pandori Warriach, Majitha Road, Tehsil & District Amritsar Measuring 194.28 Square Yards In The Name Of Gaurav Sharma S/O Ramesh Chander. Symbolic Possession
6	Reserve Price	Reserve Price: Rs.41,30,000/- EMD Amount: Rs.4,13,000/-
7	Earnest Money Deposit Date on or before	24.06.2026
8	The property can be inspected Date & Time	17.06.2026 to 18.06.2026 between 03.00 PM to 05.00 PM

OTHER TERMS AND CONDITIONS

- 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).
- The property/ies will be sold above the Reserve Price.
- The property can be inspected on 17.06.2026 to 18.06.2026 between 03.00 PM to 05.00 PM.
- 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 & aadhar and aadhar linked with latest Mobile number and also register with digi locker mandatorily. For bidding in the above e-auction from Baanknet.com

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