

 Indian Bank ALLAHABAD आपका अपना बैंक, हर कदम आपके साथ YOUR OWN BANK, ALWAYS WITH YOU	Arambagh Branch Link Road, Arambagh Hooghly, West Bengal Pin- 712601
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NOTICE OF SALE

Notice of sale under Rule 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,

1. M/s Pijush Kanti Hajra (Borrower),
Prop: Mr. Pijush Kanti Hajra,
Vill: Tarahat, P.O. Tarahat, P.S. Goghat, Dist: Hooghly, West Bengal: 712612
2. Mr. Pijush Kanti Hajra (Borrower)
S/o Sukumar Hazra,
Vill: Madhubati,
P.O. Sripur, P.S. Goghat, Dist: Hooghly, West Bengal-712612
3. Mrs. Chhanda Hazra (Guarantor) W/o Pijush Kanti Hajra, Vill: Madhubati, P.O. Sripur, P.S. Goghat, Dist: Hooghly, West Bengal-712612

Sub: Your (1) OCC Loan Account No. 50256734404 & (2) Term loan Account No. 7112054915 in name of Pijush Kanti Hajra With Indian Bank (Erstwhile Allahabad Bank) Arambagh Branch

M/s Pijush Kanti Hajra availed OCC and Term Loan facility from Indian Bank, Arambagh Branch, the repayment of which is secured by Mortgage and Hypothecation of schedule mentioned properties hereinafter referred to as "the Properties". M/s Pijush Kanti Hajra, Mr. Pijush Kanti Hajra, Mrs. Chhanda Hazra failed to pay the outstanding dues to the Bank. Therefore, a Demand Notice dated 23.03.2026 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), M/s Pijush Kanti Hajra, Mr. Pijush Kanti Hajra, Mrs. Chhanda Hazra . , liable to the Bank to pay the amount due to the tune of **Rs. 74,64,597/- (Rupees Seventy Four Lac Sixty Four Thousand Five Hundred Ninety Seven Only)** as on 23.03.2026 with further interest, costs, other charges and expenses thereon. Both failed to make payment despite Demand Notice dated 23.03.2026.

As M/s Pijush Kanti Hajra, Mr. Pijush Kanti Hajra, Mrs. Chhanda Hazra failed to make payment despite Demand Notice, the Authorized Officer took possession of the schedule mentioned properties under the Act on 29.05.2026 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 **23.03.2026** is **Rs. 74,64,597/- (Rupees Seventy Four Lac Sixty Four Thousand Five Hundred Ninety 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.

The date of sale is fixed as 27.08.2026 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 **08.07.2026** to **26.08.2026** 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 terms and conditions of e-auction is available in the website (<https://baanknet.com>).

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, after completing their eKYC, the intending Bidders/ Purchasers have to transfer the EMD amount in their e-Wallet by 26.08.2026 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
Indian Bank Account No.- 20670605561 A/c Name: Authorized Officer	PIPULPATI BRANCH IFSC: 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/ Hypothecated Assets	Reserve Price	EMD	Date, Time for e-auction and Property ID No.	Prior Encumb rance
All that and parcel of house property of Pijush Kanti Hajra, located at Mouza: Madhubati, JL No.91., LR Khatian No.1505, LR Plot No.712, area of land 6 satak, with single storied residential house consisting of 790 sq. ft. under Kamarpukur Gram Panchayet Nature of Land Bastu, in the name of Mr. Pijush Kaanti Hajra registered vide Sale Deed being no. 4979, dated: 30/09/2001, recorded in Book No-I, CD Volume No.14, Pages from 845 to 854, registered at ADSR Goghat, Hooghly <u>Property Butted and Bounded By:</u> North: By Property of Alok Kabiraj (Aishwariya Lodge) East: By Property of Mr. Sushanta Ghosh South: By 2 ft. Wide Panchayet Road West: By Property of Swapan Roy	Rs. 42,29,000/- (Rupees Forty Two Lakhs Twenty Nine Thousand only)	Rs. 4,22,900/- (Rupees Four lakhs Twenty Two thousand nine hundred only) Incremental Bid Amount: Rs. 20,000/- (Rupees Twenty Thousand only)	Date: 27.08.2026 Time: From 10:00 am to 04:00 pm Property ID No. IDIB5025673 4404	To the best of knowledge and information of the Authorized Officer, there is no encumbrance on the property.
All that part and parcel of landed property measuring 6.6 satak more or less situated at Mouza: Kantali, JL No. 77, LR Khatian No. 756, LR Plot No.495, under Goghat Gram Panchayet, Nature of Land: Bastu in the name of Pijush Kanti Hajra registered vide Sale Deed being no.	Rs. 40,77,000/- (Rupees Forty Lakh Seventy Seven Thousand only)	Rs. 4,07,000/- (Rupees Four lakh Seven Thousand	Date: 27.08.2026 Time: From 10:00 am to 04:00 pm	To the best of knowledge and information of the Authoris



060901544 for the year 2016, dated: 21/04/2016, recorded in Book No-I, Volume No. 0609-2016, Pages from 51489-51501, registered at ADSR Goghat, Hooghly.		only)	Property ID No. IDIB7112054915	ed Officer, there is no encumbrance on the property.
<u>Property Butted and Bounded By:</u> North: By Property of Gora Chand Dhara East: By 6ft wide Passage and Propoerty of Tarun Roy South:By Property of Srikanta Dutta West: By Property of Alope Kainty		Incremental Bid Amount: Rs. 20,000/- (Rupees Twenty Thousand only)		

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.baanknet@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.baanknet@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>.

Place: Arambagh
Date: 07.07.2026

AUTHORISED OFFICER

