

[Appendix IV-A]

[See proviso to 9(1)]

NOTICE FOR SALE OF IMMOVABLE PROPERTIES
PUBLIC 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 9(1) 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 symbolic possession of which has been taken by the Authorised Officer of IDBI Bank Ltd. (Secured Creditor), will be sold on "As is where is", "As is what is", and "Whatever there is" on **22.10.2026**, for recovery of **Rs 15,55,508/- (Rupees Fifteen Lakhs Fifty Five Thousand Five Hundred Eight Only)** as on **28.09.2026 (with interest reckoned upto 09.03.2021)** together with further interest thereon with effect from 10.03.2021, additionally expenses incurred towards recovery of loan with applicable interest due to the IDBI bank Ltd. (Secured Creditor) from Shri Shri Naveen Gourav Shakyansham S/o- Shri Rajendra Singh (Borrower & Mortgagor), Shri Rajendra Singh (Co-Borrower)

The reserve price and earnest money deposit will be as under:

Sr. No.	Borrower/ Mortgagor/ Guarantor	Brief Description of the immovable property	Reserve Price	Physical Possession Date
			EMD	Loan Outstanding (Amount in Rs.)
			Bid increase amount	
1	Borrower & Mortgagor : Shri Naveen Gourav Shakyansham S/o- Shri Rajendra Singh Co-Borrower : Shri Rajendra Singh (HIL A/c No.- 196867510000 0152) (LIP A/c No.- 196867510000 0161)	All that piece and parcel of the immovable property registered via Sale deed no 2112 dated 22.05.2018, registered at district registry office Dhanbad, bearing Flat No. 104, Super built-up area 910 sq. ft. in the First Floor including car parking space in the Ground Floor of the multi-storeyed premises/complex commonly and popularly known as "SITA TOWER" (Block-A) along with undivided proportionate variable indivisible share in the land. The building is being constructed over the land measuring 40 decimals situated at Mauza- Laikdih, P.S- Chirkunda, Mauza No.- 254, Khata No.- 143, Plot No.- 400.	Rs.14,00,000/-	18-02-2026
			Rs.1,40,000 /-	Rs 15,55,508/- (Rupees Fifteen Lakhs Fifty Five Thousand Five Hundred Eight Only) as on 28.09.2026 (with interest reckoned upto 09.03.2021) together with further interest thereon with effect from 10.03.2021, additionally expenses incurred towards recovery of loan with applicable interest due to the IDBI bank Ltd
			Rs.10,000/-	

		The flat is butted and bounded as follows: North – Common Passage or Flat No. 102 South – Sharda Tower East – Flat No. 103 West – Open to Sky Together with all and singular the structures and erections thereon, both present and future.		
2	Sale of Bid/Tender Documents		05.10.2026 to 22.10.2026 (10:00 AM to 4:00 PM from 05.10.2026 to 21.10.2026 & till 11.00 AM on 22.10.2026)	
3	Date of Inspection		12.10.2026 (11:00 AM to 1:00 PM)	
4	Last date of submission of Bid along with EMD		22.10.2026 (Till 11:00 AM)	
5	Date and Time of e-auction		22.10.2026 (11:00 AM to 1:00 PM) with unlimited extension of 5 minutes)	
6	Known encumbrances (if any)		Not known to bank (however It shall be the responsibility of Bidder to make necessary due diligence any physical verification of the property and satisfy themselves about the property specification before submitting the bid.	
7.	For detailed terms and conditions of the sale, please refer to the link provided in www.baanknet.com and IDBI Bank's website i.e. www.idbi.bank.in . For any clarification, the interested parties may contact the following : The Authorized officer –Shri Sachin Gupta,Email id : gupta.sachin@idbi.co.in Dealing Officer -Shri Prabhat Kanswar AGM Recovery(Mob: 9031153663) Email id : k.Prabhat@idbi.co.in ,Shri Suraj Kumar , (Mob: 7772012261) Email id : k.suraj@idbi.co.in . Shri Prabhat Kumar, Mgr, (Mob: 9880472961):Email id : prabhat.k@idbi.co.in For e-auction support, you may contact PSB Alliance Pvt. Limited , Mob: - +918291220220/ e-mail-support.baanknet@psballiance.com . This is 15 days' Notice under Rule 9 (1) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 to the Borrower(s)/ Guarantor(s)/Mortgagor(s) of the Loan.			

Place : Dhanbad
Date : 03-10-2026


Authorized Officer
IDBI Bank Ltd
BANK LTD