पंजाब नैशनल बैंक ...भरोसे का प्रतीक ! punjab national bank ...the name you can BANK upon !

Asset Recovery Management Branches (ARMB), Meerut (D.No.827800)
PNB Bhawan, C-01, Vedvyaspuri, Delhi Meerut Bypass Road, Meerut – 250002
Email Id: cs-8278@pnb.bank.in

M/s Shri Krishna Traders (Through Proprietor Sh. Arpit Agarwal) (Borrower) Address 1:- 105, Dharampuri Sadar (Oppo. Sadar Thana) Meerut Cantt, U.P. PIN-250001 Address 2: - House No.70, Alimpura, Vilashavar Puri, Near Sadar Thana, Meerut Cantt, U.P. PIN-250001	**Sh. Arpit Agarwal S/o Sh. Anupam Agarwal (Proprietor) (Borrower + Mortgager)** Address 1: - 105, Dharampuri Sadar (Oppo. Sadar Thana), Meerut Cantt, U.P. PIN-250001 Address 2: - House No.70, Alimpura, Vilashavar Puri, Near Sadar Thana, Meerut Cantt, U.P. PIN-250001 Address 3: - F-507, 5th Floor, Eden Garden, Village: Jatauli, Pargana: Daurala, Delhi Haridwar Bypass. Distt: Meerut. U.P. Pin:250001

Appendix – IV-A

[See Proviso to rule 8 (6) SARFAESI,2002]

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 Physical Possession of which has been taken by the Authorised Officer of the Secured Creditor, will be sold on "As is Where is", "As is What is" and "Whatever there is", for recovery of Rs. due to the secured creditor from above mentioned Borrower (s) and guarantor (s) on the date as mentioned in the table herein below. The reserve price and the earnest money deposit will be as mentioned in the table below against the respective property (ies).

SCHEDULE OF THE SECURED ASSETS

Sr No	Branch Account Name	Description of the movable & immovable property Mortgaged/ Owner's Name (mortgagers of property (ies)	A) Dt. Of Demand Notice u/s 13(2) of SARFESI ACT 2002 B) Outstanding Amount as per Demand Notice u/s 13(2) of SARFAESI Act 2002 C) Present Outstanding as	a) Reserve Price (Rs. in Lakh) b) EMD	Date/ Time of E-Auction	Details of the encumbrances known to the secured creditor

पंजाब नैशनल बैंक Punjab National Bank 827800

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Name & Address of Borrower/ Guarantors	Description / Account	Demand / Outstanding / Possession	Reserve / EMD / Bid Increase	Date/Time of E-Auction	Encumbrances
1. BO: Meerut Cantt, Meerut (001710) M/s Shri Krishna Traders (Through Proprietor Sh. Arpit Agarwal) (As mentioned above)	Residential Flat, F-507 (3BHK), Block-A, 5th Floor, Area 127 sq. mtr. Eden Garden Apartment, Village: Jatauli, Pargana: Daurala, Tehsil: Sardhana, Dist. Meerut in the name of Sh. Arpit Agarwal S/o Sh. Anupam Agarwal. Boundaries & Dimensions as per Sale Deed: East: Door of Flat No. 507 thereafter Common Passage thereafter Flat No. 508 West: Common Passage on Ground Floor North: Lift thereafter Flat No. 505 South: Common Passage on Ground Floor	A) 12.11.2021 & also published in newspaper dated 27.11.2021 B) Rs. 33,78,289.70 + Interest due w.e.f. from 01.11.2021 + Legal & other charges C) Rs. 64,74,542.70 + intt. w.e.f. 01/11/2026 + Legal & other charges since NPA D) 14.02.2023 E) Physical	a) Rs. 31.10 Lakh b) Rs. 3.11 Lakh c) Rs 0.25 Lakh	03.12.2026 From 11:00 AM to 04:00 PM	Not known any

TERMS & CONDITIONS OF E-AUCTION SALE

The sale shall be subject to the Terms & Conditions prescribed in the Security Interest (Enforcement) Rules 2002 and to the following further conditions:

1. The properties are being sold on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" and "WHATEVER THERE IS BASIS".
2. The particulars of Secured Assets specified in the Schedule herein above have been stated to the best of the information of the Authorized Officer, but the Authorized Officer shall not be answerable for any error, misstatement, or omission in this proclamation.
3. The Sale will be done by the undersigned through e-auction platform provided at the Website https://baanknet.com on 03.12.2026@ 11.00 AM to 04:00 PM
4. For detailed term and conditions of the sale, please refer https://baanknet.com

Date: 04.11.2026
Place: Meerut

कृते पंजाब नैशनल बैंक
For PUNJAB NATIONAL BANK
ए.आर.एम.बी. प्रमुख/ARMB Head
परिसम्पत्ति वसूली प्रबंधन शाखा, मेरठ
Asset Recovery Management Branch, Meerut
Authorized Officer
Punjab National Bank

कृते पंजाब नैशनल बैंक
For PUNJAB NATIONAL BANK
प्राधिकृत अधिकारी/Authorized Officer
परिसंपत्ति पुनर्प्राप्ति प्रबंधन शाखा, मेरठ/ARMB, Meerut