



**STATE BANK OF INDIA**


Stressed Assets Management Branch: Paramsiddhi Comlex, 2nd Floor, Opp. V. S. Hospital, Ellisbridge, Ahmedabad-380 006, Phone: 079-26581081, Fax: 079-26581137, e -mail: sbi.04199@sbi.co.in

Dealing Officer: Shri Ronak Parmar ; Mob: 7600050349

Authorized Officer's name: Shri Saurabh Srivastava; Mob:8818803200

Property will be sold on “**AS IS WHERE IS, AS IS WHAT IS, WHATEVER THERE IS AND WITHOUT RECOURSE**” basis

1	Name and address of the Borrower	M/s. SAHAJANAND INFRASTRUCTURE Sahajanand Green City, Block No. 166, Moje: Kamrej, Opp. Hansdev Villa, Kamrej Bartoli Road, Surat, Surat, Gujarat, India.																																			
2	Name and address of Branch, the secured creditor	STATE BANK OF INDIA Stressed Assets Management Branch, Paramsiddhi Complex, 2 nd floor, Opp. V. S. Hospital, Ellisbridge Ahmedabad-380 006.																																			
3	Description of the immovable secured assets to be sold. (scan here for Direct Link to E-auction website) 	Property ID No SBIN 180120240001		Details of property/ies Residential cum Commercial Project situated at R. S. No. 171/1, Khata No. 453, Block No. 166, totally admeasuring 21643.00 Sq. Mtr. Moje: kamrej, Sub Dist. Kamrej, Dist: Surat. Scheme Named: “Sahajanand Green City”, Opp. The Mountain School, Nr. Kalyankari Hanumanji Temple, State Highway No. 167, Kamrej, Surat-394180. List of Residential Flat: 2 BHK <table><tr><th>SR NO</th><th>FLAT NO</th><th>AREA (CARPET AREA-SQ MTR)</th></tr><tr><td>1</td><td>A1-101</td><td>47.6</td></tr><tr><td>2</td><td>A1-204</td><td>48.74</td></tr><tr><td>3</td><td>A1-301</td><td>47.6</td></tr><tr><td>4</td><td>A1-302</td><td>54</td></tr><tr><td>5</td><td>A1-303</td><td>55.1</td></tr><tr><td>6</td><td>A1-401</td><td>47.6</td></tr><tr><td>7</td><td>A1-404</td><td>48.74</td></tr><tr><td>8</td><td>A1-502</td><td>54</td></tr><tr><td>9</td><td>A1-503</td><td>55.1</td></tr><tr><td>10</td><td>A2-103</td><td>55.1</td></tr></table>	SR NO	FLAT NO	AREA (CARPET AREA-SQ MTR)	1	A1-101	47.6	2	A1-204	48.74	3	A1-301	47.6	4	A1-302	54	5	A1-303	55.1	6	A1-401	47.6	7	A1-404	48.74	8	A1-502	54	9	A1-503	55.1	10	A2-103	55.1
		SR NO	FLAT NO		AREA (CARPET AREA-SQ MTR)																																
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Property Location: 7XGP+529 Kamrej, Gujarat 																																					

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	<div><div><div>SBIN 180120240002</div><div>Property Location:</div><div>7XGP+529 Kamrej, Gujarat</div></div><div></div></div>	<div><div>Residential cum Commercial Project situated at R. S. No. 171/1, Khata No. 453, Block No. 166, totally admeasuring 21643.00 Sq. Mtr. Moje: kamrej, Sub Dist. Kamrej, Dist: Surat.</div><div><div>Scheme Named:</div><div>“Sahajanand Green City”, Opp. The Mountain School, Nr. Kalyankari Hanumanji Temple, State Highway No. 167, Kamrej, Surat-394180.</div></div><div><div>List of Residential Flat: 2 BHK</div><table><tr><th>SR NO</th><th>FLAT NO</th><th>AREA (CARPET AREA-SQ MTR)</th></tr><tr><td>16</td><td>A3-101</td><td>47.6</td></tr><tr><td>17</td><td>A3-102</td><td>54</td></tr><tr><td>18</td><td>A3-103</td><td>55.1</td></tr><tr><td>19</td><td>A3-201</td><td>47.6</td></tr><tr><td>20</td><td>A3-202</td><td>54</td></tr><tr><td>21</td><td>A3-203</td><td>55.1</td></tr><tr><td>22</td><td>A3-301</td><td>47.6</td></tr><tr><td>23</td><td>A3-302</td><td>54</td></tr><tr><td>24</td><td>A3-304</td><td>48.74</td></tr><tr><td>25</td><td>A3-401</td><td>47.6</td></tr><tr><td>26</td><td>A3-403</td><td>55.1</td></tr><tr><td>27</td><td>A3-501</td><td>47.6</td></tr><tr><td>28</td><td>A3-502</td><td>54</td></tr><tr><td>29</td><td>A4-301</td><td>47.6</td></tr><tr><td>30</td><td>A4-501</td><td>47.6</td></tr><tr><td>31</td><td>A4-502</td><td>54</td></tr></table></div></div>	SR NO	FLAT NO	AREA (CARPET AREA-SQ MTR)	16	A3-101	47.6	17	A3-102	54	18	A3-103	55.1	19	A3-201	47.6	20	A3-202	54	21	A3-203	55.1	22	A3-301	47.6	23	A3-302	54	24	A3-304	48.74	25	A3-401	47.6	26	A3-403	55.1	27	A3-501	47.6	28	A3-502	54	29	A4-301	47.6	30	A4-501	47.6	31	A4-502	54
SR NO	FLAT NO	AREA (CARPET AREA-SQ MTR)																																																			
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	<div><div>SBIN 180120240003</div><div>Property Location:</div><div>7XGP+529 Kamrej, Gujarat</div></div>	<div><div>Residential cum Commercial Project situated at R. S. No. 171/1, Khata No. 453, Block No. 166, totally</div></div>																																																			



admeasuring 21643.00 Sq. Mtr. Moje: kamrej, Sub Dist. Kamrej, Dist: Surat.

Scheme Named: "Sahajanand Green City", Opp. The Mountain School, Nr. Kalyankari Hanumanji Temple, State Highway No. 167, Kamrej, Surat-394180.

List of Residential Flat: 2 BHK

SR NO	FLAT NO	AREA (CARPET AREA-SQ MTR)
32	D1-101	47.6
33	D1-103	55.1
34	D1-104	48.74
35	D1-201	47.6
36	D1-202	54
37	D1-203	55.1
38	D1-303	55.1
39	D1-304	48.74
40	D1-402	54
41	D1-404	48.74
42	D1-501	47.6
43	D1-502	54
44	D1-504	48.74
45	D2-101	47.6
46	D2-102	54
47	D2-104	48.74
48	D2-203	55.1
49	D2-302	54
50	D2-401	54
51	D2-404	48.74
52	D2-503	55.1

SBIN 180120240004
Property Location:
7XGP+529 Kamrej,
Gujarat

Residential cum Commercial Project situated at R. S. No. 171/1, Khata No. 453, Block No. 166, totally admeasuring 21643.00 Sq. Mtr. Moje: kamrej, Sub Dist. Kamrej, Dist: Surat.

Scheme Named: "Sahajanand Green City", Opp. The Mountain School, Nr. Kalyankari Hanumanji



Temple, State Highway No. 167, Kamrej, Surat-394180.

List of Residential Flat: 2 BHK

SR NO	FLAT NO	AREA (CARPET AREA-SQ MTR)
53	D3-101	47.6
54	D3-102	54
55	D3-103	55.1
56	D3-201	47.6
57	D3-202	54
58	D3-203	55.1
59	D3-204	48.74
60	D3-303	55.1
61	D3-401	47.6
62	D3-402	54
63	D3-403	55.1
64	D3-404	48.74
65	D3-501	47.6
66	D3-502	54
67	D3-503	55.1
68	D3-504	48.74
69	D4-101	47.6
70	D4-102	54
71	D4-103	55.1
72	D4-201	47.6
73	D4-202	54
74	D4-301	47.6
75	D4-303	55.1
76	D4-402	54
77	D4-501	47.6
78	D4-502	54
79	D4-503	55.1
80	D4-504	48.74

SBIN 180120240005
Property Location:
7XGP+529 Kamrej,
Gujarat

Residential cum Commercial Project situated at R. S. No. 171/1, Khata No. 453, Block No. 166, totally admeasuring 21643.00 Sq. Mtr. Moje: kamrej, Sub Dist. Kamrej, Dist: Surat.





Scheme Named: "Sahajanand Green City", Opp. The Mountain School, Nr. Kalyankari Hanumanji Temple, State Highway No. 167, Kamrej, Surat-394180.


List of Residential Flat:

2 BHK & 3 BHK

SR NO	FLAT NO	AREA (CARPET AREA-SQ MTR)
81	B-1-101	48.41
82	B1-103	49.22
83	B1-104	48.41
84	B-1-201	48.41
85	B1-202	49.22
86	B1-203	49.22
87	B1-204	48.41
88	B1-301	48.41
89	B1-302	49.22
90	B1-303	49.22
91	B1-304	48.41
92	B1-401	48.41
93	B1-402	49.22
94	B1-403	49.22
95	B1-404	48.41
96	B1-501	48.41
97	B1-502	49.22
98	B1-503	49.22
99	B2-101	48.41
100	B2-103	49.22
101	B2-104	48.41
102	B2-201	48.41
103	B2-202	49.22
104	B2-204	48.41
105	B2-301	48.41
106	B2-302	49.22
107	B2-303	49.22
108	B2-304	48.41
109	B2-401	48.41
110	B2-501	48.41

			<table><tr><td>111</td><td>B2-502</td><td>49.22</td></tr><tr><td>112</td><td>B2-503</td><td>49.22</td></tr><tr><td>113</td><td>B2-504</td><td>48.41</td></tr><tr><td>114</td><td>B3-101</td><td>8.52</td></tr><tr><td>115</td><td>B3-103</td><td>83.52</td></tr><tr><td>116</td><td>B3-104</td><td>83.52</td></tr><tr><td>117</td><td>B3-201</td><td>83.52</td></tr><tr><td>118</td><td>B3-301</td><td>83.52</td></tr><tr><td>119</td><td>B3-302</td><td>83.52</td></tr><tr><td>120</td><td>B3-401</td><td>83.52</td></tr><tr><td>121</td><td>B3-402</td><td>83.52</td></tr><tr><td>122</td><td>B3-403</td><td>83.52</td></tr><tr><td>123</td><td>B3-501</td><td>83.52</td></tr><tr><td>124</td><td>B3-502</td><td>83.52</td></tr><tr><td>125</td><td>B3-504</td><td>83.52</td></tr></table>	111	B2-502	49.22	112	B2-503	49.22	113	B2-504	48.41	114	B3-101	8.52	115	B3-103	83.52	116	B3-104	83.52	117	B3-201	83.52	118	B3-301	83.52	119	B3-302	83.52	120	B3-401	83.52	121	B3-402	83.52	122	B3-403	83.52	123	B3-501	83.52	124	B3-502	83.52	125	B3-504	83.52
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	<div>SBIN 180120240006</div> <div>Property Location:</div> <div>7XGP+529 Kamrej, Gujarat</div> <div></div>	<div>Residential cum Commercial Project situated at R. S. No. 171/1, Khata No. 453, Block No. 166, totally admeasuring 21643.00 Sq. Mtr. Moje: kamrej, Sub Dist. Kamrej, Dist: Surat.</div> <div>Scheme Named: “Sahajanand Green City”, Opp. The Mountain School, Nr. Kalyankari Hanumanji Temple, State Highway No. 167, Kamrej, Surat-394180.</div> <div>List of Shop:</div> <table><tr><th>SR NO</th><th>SHOP NO</th><th>AREA (CARPET AREA-IN SQ MTR)</th></tr><tr><td>1</td><td>SHOP-7</td><td>25.93</td></tr><tr><td>2</td><td>SHOP-8</td><td>21.93</td></tr><tr><td>3</td><td>SHOP-9</td><td>15.46</td></tr><tr><td>4</td><td>SHOP-10</td><td>17.26</td></tr><tr><td>5</td><td>SHOP-11</td><td>22.06</td></tr><tr><td>6</td><td>SHOP-12</td><td>24.69</td></tr><tr><td>7</td><td>SHOP-13</td><td>35.12</td></tr><tr><td>8</td><td>SHOP-14</td><td>24.69</td></tr><tr><td>9</td><td>SHOP-15</td><td>22.06</td></tr><tr><td>10</td><td>SHOP-16</td><td>17.26</td></tr><tr><td>11</td><td>SHOP-17</td><td>15.46</td></tr><tr><td>12</td><td>SHOP-18</td><td>21.93</td></tr></table>	SR NO	SHOP NO	AREA (CARPET AREA-IN SQ MTR)	1	SHOP-7	25.93	2	SHOP-8	21.93	3	SHOP-9	15.46	4	SHOP-10	17.26	5	SHOP-11	22.06	6	SHOP-12	24.69	7	SHOP-13	35.12	8	SHOP-14	24.69	9	SHOP-15	22.06	10	SHOP-16	17.26	11	SHOP-17	15.46	12	SHOP-18	21.93							
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	<div><div><div>SBIN 180120240008</div><div>Property Location:</div><div>7XGM+JM5 Kamrej,</div><div>Gujarat</div></div><div></div></div>	<div><div>Residential Project: Revenue Survey No. 168, Block No. 164 totally admeasuring 20096 sq. mts. (as per KJP SR/307/15-16, Revised No. 146 admeasuring 13753.46 sq. mtrs which was given New Block No. 164/1 to 164/82), Along with 6342.54 sq. mtrs. Undivided share in the land of Road & C.O.P. Paiki Block No. 164/83 to 164/85 Totally admeasuring 20096 Sq. Mts.)</div><div>Scheme Named: “Devine Homes” of Moje Village Kamrej, Ta: Kamrej Dist: Surat.</div><div>List of residential plots:</div><table><tr><th>SR NO.</th><th>PLOT NO</th><th>AREA (SQ MTR)</th></tr><tr><td>1</td><td>1</td><td>158.9</td></tr><tr><td>2</td><td>2</td><td>169.27</td></tr><tr><td>3</td><td>3</td><td>175.27</td></tr><tr><td>4</td><td>4</td><td>181.27</td></tr><tr><td>5</td><td>5</td><td>187.28</td></tr><tr><td>6</td><td>6</td><td>190.9</td></tr></table></div>	SR NO.	PLOT NO	AREA (SQ MTR)	1	1	158.9	2	2	169.27	3	3	175.27	4	4	181.27	5	5	187.28	6	6	190.9								
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1	1	158.9																													
2	2	169.27																													
3	3	175.27																													
4	4	181.27																													
5	5	187.28																													
6	6	190.9																													

			7	7	199.06	
			8	8	187.61	
			9	9	319.34	
			10	10	213.44	
			11	11	161.31	
			12	12	161.31	
			13	16	161.31	
			14	17	161.31	
			15	18	156.95	
			16	20	161.31	
			17	21	161.31	
			18	24	161.31	
			19	32	153.55	
			20	34	152.95	
			21	42	159.07	
			22	43	160.62	
			23	44	162.21	
			24	45	138.42	
			25	50	161.68	
			26	51	161.61	
			27	52	161.68	
			28	53	157.32	
			29	54	157.32	
			30	55	161.68	
			31	56	161.68	
			32	57	161.68	
			33	58	161.68	
			34	60	161.68	
			35	61	157.32	
			36	62	162.65	
			37	63	126.28	
			38	65	166.08	
			39	66	150.27	
			40	67	149	
			41	68	163.1	
			42	69	172.41	
			43	70	180.39	
			44	71	190.61	
			45	72	302.23	
			46	73	145.13	

				47	74	196.2	
				48	75	166.16	
				49	76	157.33	
				50	79	168.85	
				51	81	167.51	
4	Details of the encumbrances known to the secured creditor.	The intending bidders should make their own independent inquiries regarding the encumbrances, title of property/ies put on auction and claims/ rights/ dues/ affecting the property, prior to submitting their bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. The property is being sold with all the existing and future encumbrances whether known or unknown to the bank. The Authorised Officer/ Secured Creditor shall not be responsible in any way for any third party claims/ rights/ dues.					
5	The secured debt for recovery of which the property is to be sold	Rs. 13.47 Crs as on 29.12.2022 of SBI interest & cost thereon Less: Recoveries thereafter if any					
6	Deposit of earnest money	Lot No	Property ID	EMD (Rs.)			
		1	SBIN180120240001	18,27,600/-			
		2	SBIN180120240002	19,78,000/-			
		3	SBIN180120240003	26,05,300/-			
		4	SBIN180120240004	35,06,000/-			
		5	SBIN180120240005	53,19,700/-			
		6	SBIN180120240006	30,06,600/-			
		7	SBIN180120240007	32,46,800/-			
		8	SBIN180120240008	1,78,41,700/-			
		Being the 10% of Reserve price to be transferred / deposited by bidder in his / her /their own Wallet provided by M/s MSTC Ltd on its e-auction site.					
By means of RTGS/NEFT.							
7	Reserve price of the immovable secured assets:	Lot No	Property ID	Reserve Price (Rs.)			
		1	SBIN180120240001	1,82,76,000/-			
		2	SBIN180120240002	1,97,80,000/-			
		3	SBIN180120240003	2,60,53,000/-			
		4	SBIN180120240004	3,50,60,000/-			
		5	SBIN180120240005	5,31,97,000/-			
		6	SBIN180120240006	3,00,66,000/-			
		7	SBIN180120240007	3,24,68,000/-			
		8	SBIN180120240008	17,84,17,000/-			

	Account / Wallet in which EMD to be remitted Last Date and Time within which EMD to be remitted:	Bidders own wallet Registered with M/s MSTC Ltd on its e-auction site https://www.mstcecommerce.com/auctionhome/ibapi/index.jsp Interested bidder may deposit Pre-Bid EMD with MSTC before the close of e-Auction. Credit of Pre-bid EMD shall be given to the bidder only after receipt of payment in MSTC's Bank account and updating of such information in the e-auction website. This may take some time as per banking process and hence bidders, in their own interest, are advised to submit the pre-bid EMD amount well in advance to avoid any last-minute problem.															
8	Time and manner of payment	The successful bidder shall deposit 25% of sale price, after adjusting the EMD already paid, immediately, i.e. on the same day or not later than next working day, as the case may be, after the acceptance of the offer by the Authorized Officer, failing which the earnest money deposited by the bidder shall be forfeited. The Balance 75% of the sale price is payable on or before the 15th day of confirmation of sale of the secured asset or such extended period as may be agreed upon in writing between the Secured Creditor and the e-Auction purchaser not exceeding three months from the date of e-Auction.															
9	Time and place of public e-Auction or time after which sale by any other mode shall be completed.	Auction will be held online at the web portal on 26.02.2024 from 11.00 A.M. to 4.00 P.M. with unlimited extensions of 10 Minutes each.															
10	The e-Auction will be conducted through the Bank's approved service provider. e-Auction tender documents containing e-Auction bid form, declaration etc., are available in the website of the service provider as mentioned above.	M/s MSTC Ltd at the web portal https://www.mstcecommerce.com/auctionhome/ibapi/index.jsp 'Click here for register'->complete online form->Login at website->Upload KYC documents->Documents authorization by MSTC. For any assistance email ibapiop@mstcecommerce.com with bidder registration number Or Call Helpdesk Number: 033-40645207, 40609118, 40645316, 22831002, 22891401, 22891005, 22901004, 22895064															
11	(i) Bid increment amount: (ii) Auto extension: unlimited times. (limited / unlimited)	(i) <table border="1"> <thead> <tr> <th>Lot No</th><th>Property ID</th><th>Bid Increase amount in multiple of (Rs.)</th></tr> </thead> <tbody> <tr> <td>1</td><td>SBIN180120240001</td><td>50,000/-</td></tr> <tr> <td>2</td><td>SBIN180120240002</td><td>50,000/-</td></tr> <tr> <td>3</td><td>SBIN180120240003</td><td>50,000/-</td></tr> <tr> <td>4</td><td>SBIN180120240004</td><td>50,000/-</td></tr> </tbody> </table>	Lot No	Property ID	Bid Increase amount in multiple of (Rs.)	1	SBIN180120240001	50,000/-	2	SBIN180120240002	50,000/-	3	SBIN180120240003	50,000/-	4	SBIN180120240004	50,000/-
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	(iii) Bid currency & unit of measurement	5	SBIN180120240005	50,000/-																	
		6	SBIN180120240006	50,000/-																	
		7	SBIN180120240007	50,000/-																	
		8	SBIN180120240008	1,00,000/-																	
		(ii) Unlimited. (iii) Indian Rupees (INR)																			
12	Date and Time during which inspection of the immovable assets to be sold and intending bidders should satisfy themselves about the assets and their specification. Contact person with mobile number	<table><tr><th>Property ID</th><th>Date and time of public inspection</th></tr><tr><td>SBIN180120240001</td><td>15.02.2024 Time 01.00 pm to 04.00 pm</td></tr><tr><td>SBIN180120240002</td><td>15.02.2024 Time 01.00 pm to 04.00 pm</td></tr><tr><td>SBIN180120240003</td><td>15.02.2024 Time 01.00 pm to 04.00 pm</td></tr><tr><td>SBIN180120240004</td><td>15.02.2024 Time 01.00 pm to 04.00 pm</td></tr><tr><td>SBIN180120240005</td><td>15.02.2024 Time 01.00 pm to 04.00 pm</td></tr><tr><td>SBIN180120240006</td><td>15.02.2024 Time 01.00 pm to 04.00 pm</td></tr><tr><td>SBIN180120240007</td><td>15.02.2024 Time 01.00 pm to 04.00 pm</td></tr><tr><td>SBIN180120240008</td><td>15.02.2024 Time 01.00 pm to 04.00 pm</td></tr></table> Name: Ronak Parmar Mobile No. 7600050349	Property ID	Date and time of public inspection	SBIN180120240001	15.02.2024 Time 01.00 pm to 04.00 pm	SBIN180120240002	15.02.2024 Time 01.00 pm to 04.00 pm	SBIN180120240003	15.02.2024 Time 01.00 pm to 04.00 pm	SBIN180120240004	15.02.2024 Time 01.00 pm to 04.00 pm	SBIN180120240005	15.02.2024 Time 01.00 pm to 04.00 pm	SBIN180120240006	15.02.2024 Time 01.00 pm to 04.00 pm	SBIN180120240007	15.02.2024 Time 01.00 pm to 04.00 pm	SBIN180120240008	15.02.2024 Time 01.00 pm to 04.00 pm	
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13	Other conditions	<p>(a) The Bidders should get themselves registered on https://www.mstcecommerce.com/auctionhome/ibapi/index.jsp By providing requisite KYC documents and registration fees By means of NEFT/RTGS transfer from his bank account.</p> <p>(b) Interested bidder may deposit Pre-Bid EMD with MSTC before the close of e-Auction. Credit of Pre-bid EMD shall be given to the bidder only after receipt of payment in MSTC's Bank account and updating of such information in the e-auction website. This may take some time as per banking process and hence bidders, in their own interest, are advised to submit the pre-bid EMD amount well in advance to avoid any last-minute problem.</p> <p>(c) The EMD of the successful bidder will be automatically transferred to the bank once the sale is confirmed by the respective Authorized Officer of the bank and the remaining amount i.e. 25% of sale price to be paid immediately i.e. on the same or not later than next working day, as the case may be.</p> <table><tr><td>Account Number</td><td>: 31666015329</td></tr><tr><td>Account Name</td><td>: Stressed Assets Management Branch Ahmedabad Recovery Account</td></tr></table>			Account Number	: 31666015329	Account Name	: Stressed Assets Management Branch Ahmedabad Recovery Account													
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		Bank Name	: State Bank of India
		Branch Name	: Commercial Branch Ahmedabad
		Branch Code	: 06926
		IFS Code	: SBIN0006926
		Address	: 2nd Floor, Paramsidhi Complex, Opp. VS Hospital, Ellisbridge, Ahmedabad
		<p>(d) During e –Auction, if no bid is received within the specified time, State Bank of India at its discretion may decide to revise opening price/ scrap the e-Auction process / proceed with conventional mode of tendering.</p> <p>(e) The Bank/ service provider for e-Auction shall not have any liability towards bidder for any interruption or delay in access to site irrespective of the causes.</p> <p>(f) The bidders are required to submit acceptance of the terms & conditions and modalities of e-Auction adopted by the service provider, before participating in the e-Auction.</p> <p>(g) The bid once submitted by the bidder, cannot be cancelled/withdrawn and the bidder shall be bound to buy the property at the final bid price. The failure on the part of bidder to comply with any of the terms and conditions of e-Auction, mentioned herein will result in forfeiture of the amount paid by defaulting bidder.</p> <p>(h) The decision of the Authorized Officer regarding declaration of successful bidder shall be final and binding on all the bidders.</p> <p>(i) The Authorized Officer shall be at liberty to cancel the e-Auction process / tender at any time, before declaring the successful bidder, without assigning any reason.</p> <p>(j) The bid submitted without the EMD shall be summarily rejected. The property shall not be sold below the reserve price.</p> <p>(k) The conditional bids may be treated as invalid. Please note that after submission of the bid/s, no correspondence regarding any change in the bid shall be entertained.</p> <p>(l) The EMD of the unsuccessful bidder will be refunded to their respective A/c numbers shared with the Bank. The bidders will not be entitled to claim any interest, costs, expenses and any other charges (if any).</p> <p>(m)The Authorized Officer is not bound to accept the highest offer and the Authorized officer has absolute right to accept or reject any or all offer(s) or adjourn/postpone/cancel the e-Auction without assigning any reason thereof. The sale is subject to confirmation by the secured creditor.</p> <p>(n) In case of forfeiture of the amount deposited by the defaulting bidder, he shall neither have claim on the property nor on any part of the sum for which it may be subsequently sold.</p>	

		<p>(o) The successful bidder shall bear all the necessary expenses like applicable stamp duties / additional stamp duty / transfer charges, Registration expenses, fees etc. for transfer of the property in his/her name.</p> <p>(p) The payment of all statutory / non- statutory dues, taxes, rates, assessments, charges, fees etc., owing to anybody shall be the sole responsibility of successful bidder only.</p> <p>(q) In case of any dispute arises as to the validity of the bid amount of bid, EMD or as to the eligibility of the bidder, authority of the person representing the bidder, the interpretation and decision of the Authorized Officer shall be final. In such an eventuality, the Bank shall in its sole discretion be entitled to call off the sale and put the property to sale once again on any date and at such time as may be decided by the Bank. For any kind of dispute, bidders are required to contact the concerned authorized officer of the concerned bank branch only.</p> <p>(r) The sale certificate shall be issued after receipt of entire sale consideration and confirmation of sale by secured creditor. The sale certificate shall be issued in the name of the successful bidder. No request for change of name in the sale certificate other than the person who submitted the bid/participated in the e-Auction will be entertained.</p> <p>(s) Applicable GST / TDS will be borne by successful buyer over and above bid amount.</p> <p>(t) The bidders are advised to in their own interest to satisfy themselves with the title and correctness of other details pertaining to the immoveable secured assets including the size/area of the immovable secured assets in question. They shall independently ascertain any other dues/liabilities/encumbrances in respect of the property from the concerned authorities to their satisfaction before submitting the bids. It would not be open for the Bidder(s) whose bid is accepted by the Authorized Officer to withdraw his bid, either on the ground of discrepancy in size/area, defect in title, encumbrances, or any other ground whatsoever.</p> <p>(u) Above all the properties are in Symbolic/Physical Possession of the Bank under SARFAESI Act.</p> <p>(v) The above-mentioned properties will be auctioned as per mentioned lot only.</p> <p>(w) Any decision of the authorized officer with respect to the selection of bidders will be final and binding on all bidders.</p>
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Date: 19.01.2024
Place: Ahmedabad

**AUTHORISED OFFICER
STATE BANK OF INDIA**



**“SAHAJANAND GREEN”
RESIDENTIAL AND COMMERCIAL PROJECT**



“DEVINE HOMES”

RESIDENTIAL PLOTS

