

[See Proviso to rule 8 (6)]

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 State Bank Of India, the Secured Creditor, will be sold on “ As is Where is”, As is What is” and Whatever there is” on **06.02.2025** for recovery **Rs. 40,77,12,931.46 ((Rupees Forty crore seventy seven lakh twelve thousand nine hundred thirty one and forty six paise only)** and interest from **25.03.2013** due to the secured creditor from **Dev Roadlines Pvt. Ltd.** Having its Registered Office at 9-210 City Pearl, Opposite Gangaur Hotel, M 1 Road, Jaipur 302001 and Guarantors (i) **Shri Ravi Modi**, residing at Flat no. 5B, 9 A Alipur Park Place Kolkata – 700027, (ii) **Smt. Anjana Modi**, residing at Flat no. 5B, 9 A Alipur Park Place Kolkata – 700027, (iii) **M/s. PNS Enclave and Finco Pvt. Ltd.**, having its registered office at 229 AJC Bose Road Kolkata – 700020 (iv) **M/s. Modi Infra Development Pvt. Ltd.** (Formerly Loknath Construction Pvt. Ltd.) having registered office at 229, A.J.C. Bose Road, Room No. 9c (Crescent Tower) 9th floor Kolkata WB 700020 (v) **M/s. Robust Packaging Co. Pvt. Ltd.**, having registered office at 229, A.J.C. Bose Road, Room No. 9c 9th Floor Kolkata WB 700020, (vi) **M/s. Bhavya Global Ltd. (Earlier Dev Ispat Pvt. Ltd.)**, having registered office at Unit No 4N, 4th Floor Block 2, Sub Block Aparna RidhiSidhi Gardens, Joka, Kolkata, West Bengal-700104 (vii) **M/s. Bhavya Resorts and Hotels Pvt Ltd.**, having its registered office at 229, A.J.C. Bose Road, Room No. 9c 9th Floor Kolkata WB 700020.

(Short description of the immovable property with known encumbrances, if any) and Reserve Price will be as under:

- i. Equitable Mortgage of Commercial Unit No. 9A on the 9th Floor together with 1 cover car parking and 3 open car parking at Building “Crescent Tower” situated at Premises No. 229, AJC Bose Road, PS: Bhawanipore, Ward No. 70, Kolkata – 700020 in the name of Robust Packaging Company Pvt. Ltd., vide Deed No. 4027/10 dated 17.05.2010, Butted and bounded in the following manner:

On the North : By Acharya Jagadish Chandra Bose Road
(Formerly Lower Circular Road)

On the South : By 1, Sarat Bose Road (Formerly Lansdowne Road)

On the East : By 238B and 238/1, Acharya Jagadish Chandra Bose Road (formerly Lower Circular Road)

On the West : By 230 Acharya Jagadish Chandra Bose Road (formerly Lower Circular Road) 3095 sqft SBUA and 2475.2 sqft BUA

(On “ As is Where is”, “As is What is “ and “Whatever there is” basis)

The reserve price will be **Rs.4,14,00,000.00 (Rupees Four Crore Fourteen lakh only)** and the earnest money deposit will be **Rs.41,40,000.00 (Rupees Forty One Lakh**

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প্রতিবন্ধ পরিসম্পাদ ব্যবস্থাপন শাখা - ২

জীবনদীপ বিল্ডিং (১০ তল)

১, মিডলটন স্ট্রীট

কলকাতা - ৭০০ ০৭১

তनावप्रस्त आस्ति प्रबंधन शाखा -II

जीवनदीप बिल्डिंग (10 मंजिल)

1, मिडल्टोन स्ट्रीट

कोलकाला - 700 071

Stressed Assets Management Branch-II

Jeevandeep Building (10th Floor)

1, Middleton Street

Kolkata - 700 07 1



भारतीय स्टेट ब्याङ्क
भारतीय स्टेट बैंक
STATE BANK OF INDIA

Forty Thousand only) to be transferred/ deposited by bidders in his/ her/ their own
Wallet provided by ebkgray/ PSB Alliance Pvt. Ltd. on its e-auction site on its e-auction
site.

Date : 22-01-2025
Place : Kolkata

AUTHORISED OFFICER,
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प्रतिबद्ध परिसम्पत् व्यवस्थापन शाखा - २

जीवनदीप बिल्डिंग (१० तल)

१, मिडिलटन स्ट्रीट

कलकत्ता - ७०० ०९१

तनावप्रस्त आस्ति प्रबंधन शाखा -II

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