






**STATE BANK OF INDIA****Stressed Assets Management Branch: Paramsiddhi Complex, 2nd Floor, Opp. V. S. Hospital, Ellisbridge, Ahmedabad-380 006, Phone: 079 - 26581081 / 26580795 e-mail: team4samb.ahm@sbi.co.in****Authorised Officer: Shri Harish Chander Sharma (Mo: 9004031600)****Case Officer: Shri Rajesh M Bhatt (Mo: 9870058705)**Property will be sold on **"AS IS WHERE IS, AS IS WHAT IS AND WHATEVER THERE IS"** basis

|   |  |   |
|---|--|---|
| 1 | Name and address of the Borrower   | <b>M/s Staunch Pharmaceutical Limited,</b><br>B-211, International Business Center, Piplod, Surat Gujarat 395007.   |
| 2 | Name and address of Branch, the secured creditor   | <b>STATE BANK OF INDIA</b><br>Stressed Assets Management Branch, Paramsiddhi Complex, 2nd Floor, Opp. V. S. Hospital, Ellisbridge, Ahmedabad-380 006.   |
| 3 | Description of the immovable secured assets to be sold.  | <b>Details of property/ies</b>  |
|   | 1.Property ID No:<br><b><u>SBIN400007476682</u></b><br>   | 1). Office No. 404 admeasuring about 282.50 Sq.ft (Super Built up area) on the 4 <sup>th</sup> floor (as per sanctioned plan on the 3 <sup>rd</sup> floor) of "Kinaro Apartment" situated on the land bearing city survey Nondh No: 29/B of City Survey Ward No 1 near Makkai Bridge Nanpura in the city of Surat, standing in the name of Mrs. Shikha Rajnikant Dadhich and Mr. Rajnikant Keshavkant Dadhich.<br><br>2). Office No. 405 admeasuring about 650.00 Sq.ft (Super Built up area) on the 4 <sup>th</sup> floor (as per sanctioned plan on the 3 <sup>rd</sup> floor) of Kinaro Apartment situated on the land bearing city survey Nondh No: 29/B of City Survey Ward No 1 near Makkai Bridge Nanpura in the city of Surat, standing in the name of Mrs. Shikha Rajnikant Dadhich and Mr. Rajnikant Keshavkant Dadhich.<br><br><b>Property Location Short Address: <u>5RR8+R7W</u></b> |
|   | 2.Property ID No:<br><b><u>SBIN400005183194</u></b><br> | 3). Flat No A/605 admeasuring about 1120 sq.ft Super Built-up area on the 6 <sup>th</sup> Floor of the Building No A known as "Shreedhar Complex" owned by Shreedhar Complex Co-operative Housing Society Limited situated on the land bearing Revenue Survey No 248 paiki of village Adajan taluka Surat City District Surat which has been given Final Plot No 190 in T.P.Scheme No 13(Adajan) in the city of Surat, standing in the name of Mr. Rajnikant Keshavkant Dadhich.<br><br><b>Property Location Short Address: <u>6Q5V+374</u></b>   |
|   | 3.Property ID No:<br><b><u>SBIN400021522418</u></b><br> | 4). Flat No 301 admeasuring about 2000.00 Sq.ft. super built up area on the 3 <sup>rd</sup> floor of the Building No C known as "Nandini" situated at Vesu bearing Old Revenue Survey Nos 473, 433 and 427, New Revision Survey Nos: 269/2,308/1 & 310, T.P.Scheme No 6 Final Plot Nos 10,9 & 4 paiki of village Vesu taluka Surat City District Surat total,Standing in the name of Mrs. Shikha Rajnikant Dadhich and Mr. Rajnikant Keshavkant Dadhich.<br><br><b>Property Location Short Address: <u>4QPF+Q89</u></b>   |
|   | 4.Property ID No:<br><b><u>SBIN400008947642</u></b><br> | 5). Plot No 26 consisting of land area admeasuring 137.35 sq.mtrs alongwith undivided proportional share admeasuring about 38.60 sq.mtrs in the common road and cop in the housing estate known and named as SAI VIHAR RAW HOUSE, constituting the land of F.P. No 79 of TPS No 32(Adajan) R. S.No 119/3 of Moje Village Adajan situated in the Adajan area of City Surat Taluka (City) Choryasi B/h Peramid Square, L.P Sawani road, Adjan Surat, Construction area approximate admeasuring 864.00 Sq.feet, standing in the name of Dr. Sureshchandra Jagdishchandra Chhabra and Mrs. Anjana Sureshchandra Chhabra.<br><br><b>Property Location Short Address: <u>4QPF+Q89</u></b>   |



| <p>5. Property ID No:<br/><b>SBIN400021522430</b></p>                                       | <p>6). Flat No A-3/1202 admeasuring about 127.65 Sq.mtrs built up area &amp; 62.87 sq.mtrs proportionate common area in the building, on the 12<sup>th</sup> floor of the Building No A-3 Known as Green Acres situated at Vejalpur Ahmedabad bearing Revenue Survey Nos 780,781/1,781/2,781/3 ,924/3 ,941/1,941/2, 941/3, 943 &amp; 945, T.P Scheme No 25, final Plot Nos 38/2/2, 63,64,67,69,70,71,80,82,83 &amp; 84 of village: Vejalpur, Taluka: Ahmedabad, District: Ahmedabad, standing in the name of Mrs. Shikha Rajnikant Dadhich and Mr. Rajnikant Keshavkant Dadhich.<br/><b>Property Location Short Address: 2G56+4H4</b></p>   |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |
|--|---|----------------|---------------------|-------------------------|-------------|-------------------------|-------------|-------------------------|-------------|-------------------------|---------------|-------------------------|---------------|
| <p>4 Details of the encumbrances known to the secured creditor.</p>  | <p>There are no other encumbrances advised to the Bank. 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.</p>  |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |
| <p>5 The secured debt for recovery of which the property is to be sold</p>   | <p><b>Rs.10,98,85,154.99</b> as on <b>24.03.2023</b> as per Demand Notice of State Bank of India dated <b>27.03.2023</b> with further interest and incidental expenses, cost etc thereon and less Recovery, if any.</p>   |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |
| <p>6 Deposit of earnest money</p>  | <table border="1" data-bbox="544 745 1437 943"> <thead> <tr> <th>Property ID No</th> <th>EMD (Rs.)</th> </tr> </thead> <tbody> <tr> <td><b>SBIN400007476682</b></td> <td>2,78,500/-</td> </tr> <tr> <td><b>SBIN400005183194</b></td> <td>3,13,000/-</td> </tr> <tr> <td><b>SBIN400021522418</b></td> <td>6,30,000/-</td> </tr> <tr> <td><b>SBIN400008947642</b></td> <td>16,23,500/-</td> </tr> <tr> <td><b>SBIN400021522430</b></td> <td>10,30,000/-</td> </tr> </tbody> </table> <p>Being the 10% of Reserve price to be transferred / deposited by bidder in his / her /their own Wallet provided by eBkray on its e-auction site by means of RTGS/NEFT.</p>   | Property ID No | EMD (Rs.)           | <b>SBIN400007476682</b> | 2,78,500/-  | <b>SBIN400005183194</b> | 3,13,000/-  | <b>SBIN400021522418</b> | 6,30,000/-  | <b>SBIN400008947642</b> | 16,23,500/-   | <b>SBIN400021522430</b> | 10,30,000/-   |
| Property ID No   | EMD (Rs.)   |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |
| <b>SBIN400007476682</b>  | 2,78,500/-  |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |
| <b>SBIN400005183194</b>  | 3,13,000/-  |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |
| <b>SBIN400021522418</b>  | 6,30,000/-  |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |
| <b>SBIN400008947642</b>  | 16,23,500/-   |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |
| <b>SBIN400021522430</b>  | 10,30,000/-   |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |
| <p>7 Reserve price of the immovable secured assets:<br/><br/>Account / Wallet in which EMD to be remitted<br/><b>Last Date and Time</b> within which EMD to be remitted:</p> | <table border="1" data-bbox="544 1003 1437 1200"> <thead> <tr> <th>Property ID No</th> <th>Reserve Price (Rs.)</th> </tr> </thead> <tbody> <tr> <td><b>SBIN400007476682</b></td> <td>27,85,000/-</td> </tr> <tr> <td><b>SBIN400005183194</b></td> <td>31,30,000/-</td> </tr> <tr> <td><b>SBIN400021522418</b></td> <td>63,00,000/-</td> </tr> <tr> <td><b>SBIN400008947642</b></td> <td>1,62,35,000/-</td> </tr> <tr> <td><b>SBIN400021522430</b></td> <td>1,03,00,000/-</td> </tr> </tbody> </table> <p>Bidders own wallet Registered with eBkray on its e-auction site <a href="https://ebkray.in/eauction-psb/x-login">https://ebkray.in/eauction-psb/x-login</a></p> <p>Interested bidder may deposit Pre-Bid EMD with eBkray before the close of e-Auction. Credit of Pre-bid EMD shall be given to the bidder only after receipt of payment in eBkray'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. Bidders are requested to visit user manual on eBkray portal in Help menu.</p> | Property ID No | Reserve Price (Rs.) | <b>SBIN400007476682</b> | 27,85,000/- | <b>SBIN400005183194</b> | 31,30,000/- | <b>SBIN400021522418</b> | 63,00,000/- | <b>SBIN400008947642</b> | 1,62,35,000/- | <b>SBIN400021522430</b> | 1,03,00,000/- |
| Property ID No   | Reserve Price (Rs.)   |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |
| <b>SBIN400007476682</b>  | 27,85,000/-   |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |
| <b>SBIN400005183194</b>  | 31,30,000/-   |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |
| <b>SBIN400021522418</b>  | 63,00,000/-   |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |
| <b>SBIN400008947642</b>  | 1,62,35,000/-   |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |
| <b>SBIN400021522430</b>  | 1,03,00,000/-   |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |
| <p>8 Time and manner of payment</p>  | <p>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 Authorised 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.</p>  |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |
| <p>9 Time and place of public e-Auction or time after which sale by any other mode shall be completed.</p>   | <p><b>Auction will be held online at the web portal on 15.10.2024 from 11.00 A.M. to 04.00 P.M. with unlimited extensions of 10 Minutes each.</b></p>   |                |                     |                         |             |                         |             |                         |             |                         |               |                         |               |



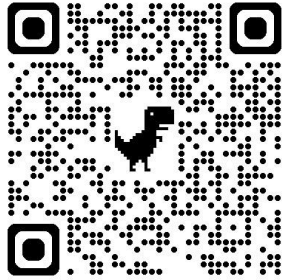

| 10               | <p>The e-Auction will be conducted through the Bank's approved service provider.</p> <p>e-Auction tender documents containing e-Auction bid form, declaration etc., are available in the website of the service provider as mentioned above.</p> | <p>eBkray web Portal<br/> <a href="https://ebkray.in/eauction-psb/x-login">https://ebkray.in/eauction-psb/x-login</a><br/> <b>'Click here for register'-&gt;<a href="https://ebkray.in/eauction-psb/xlogin">https://ebkray.in/eauction-psb/xlogin</a>&gt;bUYER Registration.</b></p> <p><b>Buyer's manual&gt;<a href="https://ebkray.in/eauction-psb/x-login">https://ebkray.in/eauction-psb/x-login</a>&gt;Help&gt;User manual</b></p> <p><b>For any assistance email with bidder registration number</b><br/> <b>Or</b><br/> <b>Call Helpdesk Number: +91 8291220220</b></p>  |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
|------------------|--|---|----------------|--|------------------|--|------------------|---|------------------|---|------------------|---|------------------|---|
| 11               | <p>(iii) Bid increment amount:</p> <p>(ii) Auto extension: _____ times. (limited / unlimited)</p> <p>(iii) Bid currency &amp; unit of measurement</p>  | <p>(i)</p> <table border="1" data-bbox="612 566 1513 759"> <thead> <tr> <th>Property ID No</th> <th>Bid Increase amount in multiple of (Rs.)</th> </tr> </thead> <tbody> <tr> <td>SBIN400007476682</td> <td>10,000/-</td> </tr> <tr> <td>SBIN400005183194</td> <td>10,000/-</td> </tr> <tr> <td>SBIN400021522418</td> <td>25,000/-</td> </tr> <tr> <td>SBIN400008947642</td> <td>25,000/-</td> </tr> <tr> <td>SBIN400021522430</td> <td>25,000/-</td> </tr> </tbody> </table> <p>(ii) Unlimited<br/> (ii) Indian Rupees (INR).</p>  | Property ID No | Bid Increase amount in multiple of (Rs.) | SBIN400007476682 | 10,000/-   | SBIN400005183194 | 10,000/-  | SBIN400021522418 | 25,000/-  | SBIN400008947642 | 25,000/-  | SBIN400021522430 | 25,000/-  |
| Property ID No   | Bid Increase amount in multiple of (Rs.)   |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| SBIN400007476682 | 10,000/-   |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| SBIN400005183194 | 10,000/-   |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| SBIN400021522418 | 25,000/-   |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| SBIN400008947642 | 25,000/-   |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| SBIN400021522430 | 25,000/-   |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| 12               | <p><b>Date and Time</b> during which inspection of the immovable assets to be sold and intending bidders should satisfy themselves about the assets and their specification.</p> <p>Contact person with mobile number</p>                        | <table border="1" data-bbox="544 819 1481 1012"> <thead> <tr> <th>Property ID No</th> <th>Date and time of public inspection</th> </tr> </thead> <tbody> <tr> <td>SBIN400007476682</td> <td>Date: 05.10.2024 &amp; Time: 01.00 P.M. to 02.00 P.M.</td> </tr> <tr> <td>SBIN400005183194</td> <td>Date: 05.10.2024 &amp; Time: 01.00 P.M. to 02.00 P.M.</td> </tr> <tr> <td>SBIN400021522418</td> <td>Date: 05.10.2024 &amp; Time: 03.00 P.M. to 04.30 P.M.</td> </tr> <tr> <td>SBIN400008947642</td> <td>Date: 05.10.2024 &amp; Time: 03.00 P.M. to 04.30 P.M.</td> </tr> <tr> <td>SBIN400021522430</td> <td>Date: 04.10.2024 &amp; Time: 04.00 P.M. to 05.00 P.M.</td> </tr> </tbody> </table> <p>Name : Rajesh Bhatt<br/> Mobile No. 9870058705</p>  | Property ID No | Date and time of public inspection       | SBIN400007476682 | Date: 05.10.2024 & Time: 01.00 P.M. to 02.00 P.M.              | SBIN400005183194 | Date: 05.10.2024 & Time: 01.00 P.M. to 02.00 P.M. | SBIN400021522418 | Date: 05.10.2024 & Time: 03.00 P.M. to 04.30 P.M. | SBIN400008947642 | Date: 05.10.2024 & Time: 03.00 P.M. to 04.30 P.M. | SBIN400021522430 | Date: 04.10.2024 & Time: 04.00 P.M. to 05.00 P.M. |
| Property ID No   | Date and time of public inspection   |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| SBIN400007476682 | Date: 05.10.2024 & Time: 01.00 P.M. to 02.00 P.M.  |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| SBIN400005183194 | Date: 05.10.2024 & Time: 01.00 P.M. to 02.00 P.M.  |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| SBIN400021522418 | Date: 05.10.2024 & Time: 03.00 P.M. to 04.30 P.M.  |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| SBIN400008947642 | Date: 05.10.2024 & Time: 03.00 P.M. to 04.30 P.M.  |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| SBIN400021522430 | Date: 04.10.2024 & Time: 04.00 P.M. to 05.00 P.M.  |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| 13               | <p>Other conditions</p>  | <p>(a) The Bidders should get themselves registered on <a href="https://ebkray.in/eauction-psb/x-login">https://ebkray.in/eauction-psb/x-login</a> 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 eBkray before the close of e-Auction. Credit of Pre-bid EMD shall be given to the bidder only after receipt of payment in eBkray'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 Intending bidder should take care that the EMD is transferred at least one day before the date of auction and confirm that his Pre-Bid EMD with eBkray is reflecting before the close of e-Auction without which the system will not allow the bidder to participate in the e-auction.</p> <p>(d) The EMD of the successful bidder will be automatically transferred to the bank once the sale is confirmed by the respective Authorised 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 border="1" data-bbox="544 1738 1481 2047"> <tr> <td>Account Number</td> <td>: 31666015329</td> </tr> <tr> <td>Account Name</td> <td>: Stressed Assets Management Branch Ahmedabad Recovery Account</td> </tr> <tr> <td>Bank Name</td> <td>: State Bank of India</td> </tr> <tr> <td>Branch Name</td> <td>: Commercial Branch Ahmedabad</td> </tr> <tr> <td>Branch Code</td> <td>: 06926</td> </tr> <tr> <td>IFS Code</td> <td>: SBIN0006926</td> </tr> </table> | Account Number | : 31666015329                            | Account Name     | : Stressed Assets Management Branch Ahmedabad Recovery Account | Bank Name        | : State Bank of India                             | Branch Name      | : Commercial Branch Ahmedabad                     | Branch Code      | : 06926   | IFS Code         | : SBIN0006926                                     |
| Account Number   | : 31666015329  |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| Account Name     | : Stressed Assets Management Branch Ahmedabad Recovery Account   |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| Bank Name        | : State Bank of India  |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| Branch Name      | : Commercial Branch Ahmedabad  |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| Branch Code      | : 06926  |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |
| IFS Code         | : SBIN0006926  |   |                |  |                  |  |                  |   |                  |   |                  |   |                  |   |



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|  |  | <ul style="list-style-type: none"> <li>(e) 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.</li> <li>(f) 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.</li> <li>(g) The bidders are required to submit acceptance of the terms &amp; conditions and modalities of e-Auction adopted by the service provider, before participating in the e-Auction.</li> <li>(h) The bid once submitted by the bidder, cannot be cancelled/withdrawn and the bidder shall be bound to buy the property/ies 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.</li> <li>(i) Decision of the Authorised Officer regarding declaration of successful bidder shall be final and binding on all the bidders.</li> <li>(j) The Authorised Officer shall be at liberty to cancel the e-Auction process / tender at any time, before declaring the successful bidder, without assigning any reason.</li> <li>(k) The bid submitted without the EMD shall be summarily rejected. The property shall not be sold below the reserve price.</li> <li>(l) 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.</li> <li>(m) 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).</li> <li>(n) The Authorised Officer is not bound to accept the highest offer and the Authorised 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.</li> <li>(o) 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.</li> <li>(p) 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.</li> <li>(q) 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.</li> <li>(r) The bidders are advised to in their own interest to satisfy themselves with the title and correctness of other details pertaining to the immovable secured assets including the size/area of the immovable secured assets in question. They shall indecently 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 Authorized Officer to withdraw his bid, either on the ground of discrepancy in size/area, defect in title, encumbrances or any other ground whatsoever</li> <li>(s) In case of any dispute arises as to the validity of the bid (s), 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 Authorised 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.</li> <li>(t) 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.</li> <li>(u) Applicable GST / TDS will be borne by successful buyer over and above bid amount.</li> <li>(v) The bidders are advised to in their own interest to satisfy themselves with the title and correctness of other details pertaining to the immovable 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.</li> </ul> |
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|    |   | <p>(w) Above all the properties are in Physical Possession of the Bank under SARFAESI Act.</p> <p>(x) Any decision of the authorized officer with respect to the selection of bidders will be final and binding on all bidders.</p> <p>(y) QR Code is provided for the information to intending bidders. However, details of the property like photo/video/ other information shall be as per the eBikray portal only.</p> |
| 14 | Details of pending litigation, if any, in respect of property proposed to be sold | <ul style="list-style-type: none"> <li>• Not Known</li> </ul>  |

| Direct Link to PSB Alliance eBikray website                                       | Auction details Bank web site   |
|---|---|
|  |  |

Date: 23.09.2024  
Place: Ahmedabad

(Harish Chander Sharma)  
AUTHORISED OFFICER  
STATE BANK OF INDIA





**STATE BANK OF INDIA**

**Stressed Assets Management Branch: Paramsiddhi Complex, 2<sup>nd</sup> Floor,  
Opp. V. S. Hospital, Ellisbridge, Ahmedabad-380 006,  
Phone: 079-26581081 / 26580795, e –mail: team4samb.ahm@sbi.co.in  
Authorised Officer: Shri Harish Chander Sharma (Mo: 9004031600)  
Case Officer: Shri Rajesh M Bhatt (Mo: 9870058705)**

**USP OF AUCTIONABLE PROPERTIES**

**Commercial Offices for Sale @ Surat through e-auction**

| Description          | Details   |
|----------------------|---|
| Commercial Offices   | Office No 404 (4th floor) &<br>Office No 405 (4th floor)  |
| Area                 | Office No 404, 282.50 Sq.ft (Super Built up area)<br>&<br>Office No 405, 650.00 Sq.ft (Super Built up area) |
| Additional Amenities | Lift, Water supply etc. Approach to Main Road.  |
| Address              | Kinaro Apartment, Nanpura, Surat  |
| Nearby               | <u>Behind Shree Apartment, Nanpura, Surat</u>   |
| Connectivity         | Airport : 12.4 Kms<br>Railway Station: 3.5 Kms  |
| Auction Price        | 27,85,000/-   |
| Property Id          | SBIN400007476682  |
| Auction Date         | Date: 15.10.2024, 11.00 AM to 04.00 PM  |

| Direct Link to PSB Alliance eBikray website | Auction details Bank web site | Property Location Short Address: 5RR8+R7W | Property Video |
|---|-------------------------------|---|----------------|
|   |                               |   |                |



**Property ID SBIN400007476682 (Office No. 404 & 405 at Kinaro Apartment, Nanpura, Surat)**





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Phone: 079-26581081 / 26580795, e –mail: team4samb.ahm@sbi.co.in  
Authorised Officer: Shri Harish Chander Sharma (Mo: 9004031600)  
Case Officer: Shri Rajesh M Bhatt (Mo: 9870058705)**

**USP OF AUCTIONABLE PROPERTIES**

**Residential flat for Sale @ Surat through e-auction**

| Description          | Details   |
|----------------------|---|
| Residential flats    | Flat No A/605   |
| Area                 | 1120 sq.ft Super Built-up area  |
| Additional Amenities | Lift, Parking allotted, water supply 24*7 available etc. Approach to Main Road. |
| Nearby Facilities    | School, Hospital & Shopping Centre / Mall etc.                                  |
| Address              | 6 <sup>th</sup> floor, Shreedhar Complex, Adajan, Surat                         |
| Nearby               | Opp-Reliance Digital, Anand Mahal Road, Adajan, Surat.                          |
| Connectivity         | Airport : 13.6 Kms<br>Railway Station : 6.6 Kms                                 |
| Auction Price        | Rs. 31,30,000/-   |
| Property Id          | SBIN400005183194  |
| Auction Date         | Date: 15.10.2024, 11.00 AM to 04.00 PM  |

| Direct Link to PSB Alliance eBikray website | Auction details Bank web site | Property Location Short Address: 6Q5V+374 | Property Video |
|---|-------------------------------|---|----------------|
|   |                               |   |                |





**Property ID SBIN400005183194 (Flat No. A-605, Shreedhar Complex, Adajan, Surat)**





**STATE BANK OF INDIA**

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Phone: 079-26581081 / 26580795, e –mail: team4samb.ahm@sbi.co.in  
Authorised Officer: Shri Harish Chander Sharma (Mo: 9004031600)  
Case Officer: Shri Rajesh M Bhatt (Mo: 9870058705)**

**USP OF AUCTIONABLE PROPERTIES**

**Residential flat for Sale @ Surat through e-auction**

| Description          | Details   |
|----------------------|---|
| Residential flats    | Flat No. 301  |
| Area                 | 2000 sq.ft Super Built-up area  |
| Additional Amenities | Lift, Parking allotted, water supply 24*7 available etc. Approach to Main Road. |
| Nearby Facilities    | School, Hospital & Shopping Centre / Mall etc.                                  |
| Address              | Building -C, Nandini Appartment, Vesu, Surat                                    |
| Nearby               | B/s-Westfield Square Mall, Vesu Main Road, Surat                                |
| Connectivity         | Airport : 5.7 Kms<br>Railway Station :13.5 Kms                                  |
| Auction Price        | Rs. 63,00,000/-   |
| Property Id          | SBIN400021522418  |
| Auction Date         | Date: 15.10.2024, 11.00 AM to 04.00 PM  |

| Direct Link to PSB Alliance eBikray website | Auction details Bank web site | Property Location Short Address: 4QPF+Q89 | Property Video |
|---|-------------------------------|---|----------------|
|   |                               |   |                |



**Property ID SBIN400021522418 (Flat No. C-301, Nandini Apartment, Vesu, Surat)**







**STATE BANK OF INDIA**

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Phone: 079-26581081 / 26580795, e –mail: team4samb.ahm@sbi.co.in  
Authorised Officer: Shri Harish Chander Sharma (Mo: 9004031600)  
Case Officer: Shri Rajesh M Bhatt (Mo: 9870058705)**

**USP OF AUCTIONABLE PROPERTIES**

**Residential Bungalow for Sale @ Surat through e-auction**

| Description          | Details  |
|----------------------|--|
| Residential Bungalow | Residential Bulding No. 26   |
| Address              | Sai Vihar Raw House, Adajan, Surat   |
| Nearby               | Nr. Navjivan Hundai Sales, B/s. Matruchhaya Raw House, Adajan, Surat.  |
| Area                 | <ul style="list-style-type: none"><li>land area 137.35 sq.mtrs alongwith undivided proportional share of 38.60 sq.mtrs.</li><li>Construction area approximate admeasuring 864.00 Sq.feet</li></ul> |
| Additional Amenities | Approach to Main Road.   |
| Nearby Facilities    | School, Hospital & Shopping Centre / Mall etc.   |
| Connectivity         | Airport :13 Kms<br>Railway Station : 7.5 Kms   |
| Auction Price        | Rs. 1,62,35,000/-  |
| Property Id          | SBIN400008947642   |
| Auction Date         | Date: 15.10.2024, 11.00 AM to 04.00 PM   |

| Direct Link to PSB Alliance eBikray website | Auction details Bank web site | Property Location Short Address: 5QXM+WPR | Property Video |
|---|-------------------------------|---|----------------|
|   |                               |   |                |



**Property ID SBIN40008947642 (Resi Building No. 56, Sai Vihar Raw House, Adajan, Surat)**







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Phone: 079-26581081 / 26580795, e –mail: team4samb.ahm@sbi.co.in  
Authorised Officer: Shri Harish Chander Sharma (Mo: 9004031600)  
Case Officer: Shri Rajesh M Bhatt (Mo: 9870058705)**

**USP OF AUCTIONABLE PROPERTIES**

**Residential flat for Sale @ Surat through e-auction**

| Description          | Details   |
|----------------------|---|
| Residential flats    | Flat No A-3/1202  |
| Address              | Building No A-3, Green Acres, Prahlad Nagar, Vejalpur, Ahmedabad                |
| Nearby               | Opp–AUDA Garden, Prahladnagar Road, Vejalpur, Ahmedabad.                        |
| Area                 | 2050 sq.ft Super Built Up   |
| Additional Amenities | Lift, Parking allotted, water supply 24*7 available etc. Approach to Main Road. |
| Nearby Facilities    | School, Hospital & Shopping Centre / Mall etc.                                  |
| Connectivity         | Airport : 18 Kms<br>Railway Station : 11 Kms                                    |
| Auction Price        | Rs. 1,03,00,000/-   |
| Property Id          | SBIN400021522430  |
| Auction Date         | Date: 15.10.2024, 11.00 AM to 04.00 PM  |

| Direct Link to PSB Alliance eBikray website | Auction details Bank web site | Property Location Short Address: 2G56+4H4 | Property Video |
|---|-------------------------------|---|----------------|
|   |                               |   |                |





**Property ID SBIN400008947642 (Flat No. A-3-1202, Green Acres, Prahladnagar, Ahmedabad)**

