

Registered Office: Indian Rayon Compound, Veraval, Gujarat 362266

Branch Office: Aditya Birla Housing Finance Limited, Benchmark Business Park, 5Th Floor, Block No A-3, Scheme No 54- Pu-4, Oppsite Satya Sai School, Vijay Nagar, Indore - 452010

1. ABHFL: Authorized Officer- Mr. Sunil Rathor - 91 919826 676416

2. Auction Service Provider (ASP): - M/S e-Procurement Technologies Pvt. Ltd. (AuctionTiger) Mr. Ram Sharma - Contact No. 8000023297 & 9265562819

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY

E-Auction Sale Notice for Sale of Immovable Asset(s) under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision 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 properties mortgaged/charged to the Aditya Birla Housing Finance Limited/Secured Creditor, the Physical possession of which has been taken by the Authorized Officer of Aditya Birla Housing Finance Limited/Secured Creditor, will be put to sale by auction on "As is where is", "As is what is", and "Whatever there is" on 17-07-2025, for recovery **Rs. 15,08,175/- (Rupees Fifteen Lakh Eight Thousand One Hundred Seventy Five Only)** and further interest and other expenses thereon till the date of realization, due to Aditya Birla Housing Finance Limited/Secured Creditor from the Borrowers namely **HEMANT TETWAL & KAMLA**.

The reserve price will be **INR 15,00,000/- (Rupees Fifteen Lakh Only)** and the Earnest Money Deposit (EMD) will be **INR 50,000/- (Rupees Fifty Thousand Only)**. The last date of EMD deposit is **16-07-2025**. Date of Inspection of the Immovable Property is on **15-07-2025 between 11.00 AM to 04.00 PM**.

DESCRIPTION OF IMMOVABLE PROPERTY

ALL THAT PIECE AND PARCEL OF PLOT NO. 433, ADMEASURING 800 SQ. FT., CONSTRUED ON LAND COMPRISED OF SITUATED AT SILVER PARK COLONY, GRAM SUKLIYAKSHIPRA, P.H.N 26 (NEW 55), TEHSIL & DISTRICT DEWAS, MADHYAPRADESH-455111, AND BOUNDED AS:- EAST: PLOT NO. 436, WEST: COLONY ROAD, NORTH: PLOT NO. 434, SOUTH: PLOT NO. 432

For detailed terms and conditions of the sale, please refer to the link provided in Aditya Birla Housing Finance Limited/Secured Creditor's website i.e. <https://homefinance.adityabirlacapital.com/properties-for-auction-under-sarfaesi-act> or i.e. <https://sarfaesi.auctiontiger.net>

Date: 25-06-2025

Place: INDORE

Authorized Officer

Aditya Birla Housing Finance Limited