

Annexure 2

STATE BANK OF INDIA

BRANCH : SARB,, South Bengal (Code: 15196)

Address of the Branch : Jeevandeep Building (2nd Floor), 1 Middleton Street, Kolkata - 700071

Authorized Officer's Details: Chief Manager

Name : Jayant Augustine Mundu

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NOTICE OF SALE THROUGH PRIVATE TREATY

SALE OF MOVABLE AND IMMOVABLE ASSETS CHARGED TO THE BANK UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT 2002. (SARFAESI ACT)

The undersigned as Authorized Officer of State Bank of India has taken over possession of the schedule property(ies) u/s 13(4) of the SARFAESI Act.

Public at large is informed that the secured property(ies) as mentioned in the Schedule are available for sale through Private Treaty, as per the terms agreeable to the Bank for realisation of Bank's dues on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS".

Standard terms and conditions for sale of property through Private Treaty are as under:

1. Sale through Private Treaty will be on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS".
2. The purchaser will be required to deposit 25% of the sale consideration on the next working day of receipt of Bank's acceptance of offer for purchase of property and the remaining 75% amount within 15 days thereafter.
3. The purchaser has to deposit 10% of the offered amount along with application which will be adjusted against 25% of the deposit as per clause (2) above.
4. Failure to remit the balance of 75% as required under clause (2) above, will cause forfeiture of 25% amount of sale consideration including 10% of the amount paid along with the application.
5. In case of non-acceptance of the offer of purchase by the Bank, the amount of 10% paid along with the application will be refunded without any interest.
6. The property is being sold with all the existing and future encumbrances whether known or unknown to the Bank. The Authorized Officer/Secured Creditor shall not be responsible in any way for any third party claims/rights/dues.



7. The purchaser should conduct due diligence on all aspects related to the property (under sale through private treaty) to his satisfaction. The purchaser shall not be entitled to make any claim against the Authorized Officer/ Secured Creditor in this regard at a later date.
8. The Bank reserves the right to reject any offer of purchase without assigning any reason.
9. In case of more than one offer, the Bank will accept the highest offer.
10. The interested parties may contact the Authorized Officer for further details/ clarification and for submitting their application.
11. The purchaser has to bear all stamp duties, registration fee, and other expenses, taxes, duties in respect of purchase of the property.
12. Sale shall be in accordance with the provisions of SARFAESI Act/Rules.

SCHEDULE

Description of the property(ies)	Reserved Price (Rs.) (below which the properties will not be sold)
<p><u>Land and Building:</u></p> <p>a) LAND: The building stands on a piece & parcel of Bastu Land measuring more or less :31 Cottahas 14 Chittaks 22 sq. ft. situated at Holding No. 380/1, Jessore Road (South), Mouza-Doharia & Chandnagar, P.S. Barasat, Dist- North 24-Parganas, Kolkata – 700129.</p> <p>Boundaries of the Land NORTH : By Road; SOUTH : By Portion of Dag No. 716 & 717 & Plot No. 11; EAST : By Jessore Road; WEST : By Road</p> <p>b) FLAT : All the self contained Flat No. J-4 is situated on the 3rd Floor of a G+4 storied building having R.C.C. framed structure with R.C.C. columns, lintels, chajjas, roof slabs etc. Internal and external walls are 5" and 10" thick respectively. Interior walls are plaster of Paris with painting finished and exterior walls are of sand cement plastered with colour painting finished. The flooring of the Flat is of Cast-in-situ Mosaic floor finished. The Super Built-up Area (SBUA) of the flat is 1228 sq.ft. consists of 3 Bed Rooms, 1 Drawing-cum-Dining Room, 2 Toilets, 2 Balconies & 1 Kitchen & 1 Car Parking Space No. CS-5 on Ground floor containing 185 sq.ft.(as per registered deed). The flat is situated in the Housing Complex commonly known as "SPANDAN APARTMENT" with right to use common parts and portions staircase lift, entrance, pathways, drainage waterways, fixtures and fittings, electrical facilities and amenities TOGETHER with undivided proportionate share in the land described above (item '(a)').</p>	<p>Rs. 37,85,000/- (Rupees Thirty Seven Lacs Eighty Five Thousand Only)</p>



<p>The flat is butted and bounded by: NORTH : Corridor; SOUTH : Flat No M; EAST : Open Air Coutyard; WEST : Road beneath</p> <p>Deed Registered in the name of Kanchon Datta and Debaroti Datta Nee Mitro vide Deed No 13131 for the year 2013.</p> <p>Type of possession: PHYSICAL</p>		
<p>TOTAL</p> <p>Note : The sale price should be above the Reserve Price.</p>		<p>Rs. 37,85,000/- (Rupees Thirty Seven Lacs Eighty Five Thousand Only</p>

Date : 09/12/2025

Place : Kolkata

For STATE BANK OF INDIA


AUTHORISED OFFICER

