

By Registered AD/Speed Post/Courier/Email

WITHOUT PREJUDICE

Ref. No. AFL/CO/2024-25/Legal/Jan/228

Dated:27/01/2025

Sale Notice

(Under the provisions of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) and Security Interest (Enforcement) Rules, 2002)

To,

1.	<b>SUDHIR DALSUKHBHAI KOTADIYA (Borrower/Mortgagor)</b>  C/1003 Suvas Caspia, Near Ved Bungalows, Nava Nikol Nikol, Ahmedabad, Gujarat-382350  Email-ID: kotadiyasudhir@gmail.com	2.	<b>RANJANBEN SUDHIRBHAI KOTADIYA (Co-Borrower I)</b>  C/1003 Suvas Caspia, Near Ved Bungalows, Nava Nikol Nikol, Ahmedabad, Gujarat-382350
3	<b>DALSUKHBHAI P KOTADIYA (Co-Borrower II)</b>  84 Panina Taka Vistar, G Kubada, Kubada, Amreli, Gujarat- 365640	4	<b>MUKTABEN D KOTADIYA (Co-Borrower III)</b>  84 Panina Taka Vistar, G Kubada, Kubada, Amreli, Gujarat- 365640

**Re: Sale of Secured Assets on “As is where is And As is what is” basis (under the provisions of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) and Security Interest (Enforcement) Rules, 2002).**

**Sub: E – Public Auction cum Sale Notice of the Secured Asset(s)**

**Dear Sir/Madam,**

Your kind attention is invited to provisions of sub-sections (8) of section 13 of the SARFAESI Act where under you can tender the entire outstanding dues of **Rs. 1,22,45,376/- (Rupees One Crore Twenty-Two Lakhs Forty-Five Thousand Three Hundred and Seventy-Six Only) as on 5<sup>th</sup> January, 2025** (amount o/s as on the date of the demand notice dated 26<sup>th</sup> July, 2024 issued u/s 13(2) of SARFAESI Act – **Rs. 1,15,76,156/- (Rupees One Crore Fifteen Lakh Seventy-Six Thousand One Hundred Fifty-Six Only) as on 5<sup>th</sup> July, 2024**) with further interest at the contractual rates, along with default/penal interest and other charges etc., till final payment/realization for sale of the secured asset(s) by public auction, by inviting quotations, tender from public or by private treaty.

Please also note that if the entire outstanding dues together with the cost, charges and expenses incurred is not tendered before publication of notice for sale of the secured assets by public



Regd. Office

Axis Finance Limited, 'Axis House', Ground Floor,  
Pandurang Budhkar Marg, Worli, Mumbai - 400 025

Tel : 022-2425 2525 | Fax : 022-4325 3000

Email : info@axisfinance.in | Website : www.axisfinance.in

CIN : U65921MH1995PLC212675



**AXIS FINANCE**

auction by inviting quotations tender from public or by private treaty you may not be entitled to redeem the secured asset(s).

Hence please take notice that the secured assets mortgaged to Axis Finance Limited more fully described in the "**SCHEDULE-I**" hereunder shall be sold by public e-auction to be held on **5<sup>th</sup> March, 2025** through <https://sarfaesi.auctiontiger.net> /EPROC/ at **11:00 a.m. onwards**. For further details please refer to the notice published in the newspapers and at websites: <https://sarfaesi.auctiontiger.net/EPROC/> and [www.axisfinance.com](http://www.axisfinance.com)

Yours truly,

For **Axis Finance Limited**

  
**Authorized Officer**



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## SCHEDULE - I

### Description of Immovable Secured Asset

All that piece and parcel of freehold immovable property **Office No. 313** on 3<sup>rd</sup> Floor having its carpet area admeasuring 148.08 sq. mtrs., together with undivided share in land admeasuring 75.99 sq. mtrs., with common facilities and amenities in the scheme known as **"SANKALP ICON"** constructed on Non-agricultural Land of Sub Plot No. 3 admeasuring 1868 sq. mtrs., made out of Final Plot No. 140 admeasuring 9834 sq. mtrs., (allotted in lieu of Survey No. 517/2/2) of Town Planning Scheme No. 111 situate, lying and being at Mouje Nikol Taluka Asarwa & District Ahmedabad and Registration Sub- **District Ahmedabad-12** (Nikol) within the state of Gujarat. The property is bounded as under: **East:** Scheme Passage, **North:** T.P. Road, **West:** Scheme Margin, **South:** Office No. 312.

## SCHEDULE - II

### DETAILS OF E-AUCTION

<b>Description of Property /s Date &amp; Time of e-Auction</b>	<b>As per SCHEDULE - I</b>
	<b>On:</b> <b>05.03.2025</b> <b>Time:</b> From: 11.00 am to: 12.00 noon with unlimited extensions of 5 minutes each
<b>Date &amp; Time for Bid Submission</b>	<b>On: 03.03.2025</b> Before: 4:00 pm
<b>Reserve Price: Rs.1,25,00,000/- (Rupees One Crore Twenty-Five Lakh Only)</b> * Price below which the Flat /property/s will not be sold	
<b>Earnest Money Deposit</b> (10% of RP): <b>Rs.12,50,000/- (Rupees Twelve Lakh Fifty Thousand Only)</b>	
<b>Bid Increment Amount:</b> Rs. 1,00,000/- (Rupees Ten Thousand Only).	
<b>Contact Person Details &amp; Mob. Nos.:</b> Mr. Swapneil Tiwari: 9820063208 Ms. Radhika Agarwal: 8604974201	



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