

इंडियन बैंक



Indian Bank

इलाहाबाद

ALLAHABAD

आपका अपना बैंक / YOUR OWN BANK

195/196, CRIPER ROAD,
NEAR KONNAGAR RAILWAY STATION,
P.O - KONNAGAR
जिला-हुगली/Dist- Hooghly
पश्चिम बंगाल/ West Bengal – 712235

NOTICE OF SALE

Notice of sale under Rule 9(1) of The Security Interest (Enforcement) Rules 2002 under The Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002

To,

1. **M/S Sri Durga Construction Labour Supply, Proprietor Mr. Kaushik Saha (Borrower),**
Damodar Colony, PO- Barabahera, Nabagram, PS- Uttarpara, Dist- Hooghly, W.B.- 712246
2. **Mr. Kaushik Saha, s/o Late Lakshmi Narayan Saha,**
Damodar Colony, PO- Barabahera, Nabagram, PS- Uttarpara, Dist- Hooghly, W.B.- 712246

Madam/Sir,

Sub: Your loan account/s M/S Sri Durga Construction Labour Supply (A/C No. 50498123807, 58000545830, 7120515435 & 7079352009) with Indian Bank (Erstwhile Allahabad Bank) Konnagar Branch – Reg.

M/S Sri Durga Construction Labour Supply, Proprietor Mr. Kaushik Saha, & Mr. Kaushik Saha, s/o Late Lakshmi Narayan Saha availed Cash Credit facility from **Indian Bank (Erstwhile Allahabad Bank) Konnagar Branch**, the repayment of which is secured by Mortgage of schedule mentioned properties hereinafter referred to as "the Properties". **M/S Sri Durga Construction Labour Supply, Proprietor Mr. Kaushik Saha, & Mr. Kaushik Saha, s/o Late Lakshmi Narayan Saha**, failed to pay the outstanding dues to the Bank. Therefore a Demand Notice dated **28.12.2023** under Sec. 13 (2) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 (for short called as "The Act"), was issued by the Authorized Officer calling upon Borrower (s), Guarantor(s) **M/S Sri Durga Construction Labour Supply, Proprietor Mr. Kaushik Saha, & Mr. Kaushik Saha, s/o Late Lakshmi Narayan Saha**, liable to the Bank to pay the amount due to the tune of **Rs. 2494285/- (Rupees Twenty Four Lac Ninety Four Thousand Two Hundred Eighty Five Only)** as on **28.12.2023** and carries further interest at the agreed rate from **29.12.2023** till date of repayment, charges and expenses thereon. Both failed to make payment despite Demand Notice dated **28.12.2023**.

As **the Borrowers** failed to make payment despite Demand Notice, the Authorised Officer took possession of the schedule mentioned properties under the Act on **19.03.2024** after complying with all legal formalities.

As per Sec.13 (4) of the Act, Secured Creditor is entitled to effect sale of the assets taken possession of and realize the proceeds towards outstanding balance. In accordance with the same, the undersigned / Authorized Officer intends selling the schedule mentioned securities in the following mode:

THE SALE PROPOSED TO BE HELD IS BY WAY OF PUBLIC TENDER /AUCTION ADOPTING THE e-AUCTION MODE

Sale notices as per Rule 8(6) and as per 9(1) of The Security Interest (Enforcement) Rules 2002 framed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 were issued by the Authorized Officer. However, all the previous sale attempts/auctions of the schedule-mentioned securities have failed for want of bidders.

As per 9(1) of The Security Interest (Enforcement) Rules 2002 framed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002, 15 days' notice of intended sale is required to be given and hence we are issuing this notice.

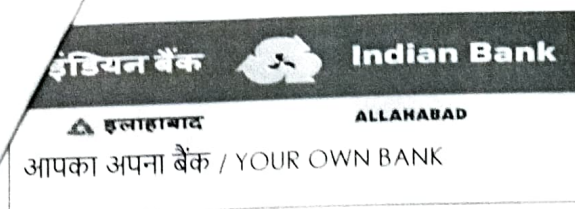
The amount due is **Rs. 2494285/- (Rupees Twenty-Four Lac Ninety-Four Thousand Two Hundred Eighty-Five Only)** as on **28.12.2023** and carries further interest at the agreed rate from **29.12.2023** till date of repayment, charges and expenses thereon

Please take note that this is notice of **15 days** and the schedule mentioned properties shall be sold under the Act by the undersigned/Authorized Officer any time after **15 days**.

कुले / For 

M/S Sri Durga Construction Labour Supply & Mr. Kaushik Saha: Sale notice dt 28.10.2026 Page 1 of 3

अधिकृत अधिकारी / Authorised Officer



195/196, CRIPER ROAD,
NEAR KONNAGAR RAILWAY STATION,
P.O - KONNAGAR
जिला-हुगली/Dist- Hooghly
पश्चिम बंगाल/ West Bengal - 712235

The date of sale is fixed on 20.11.2026 which would be by e-auction mode.

Inspection of the scheduled properties and related documents/up to date EC etc by the intending purchasers/bidders may be done at their expense from 09.11.2026 to 19.11.2026 between 10.00 am to 4.00 pm.

The Reserve price and Earnest Money Deposit (EMD) for the sale of the secured assets is fixed as mentioned in the schedule hereunder.

The terms and conditions of e-auction is available in the website (<https://baanknet.com>).

The intending Bidders/ Purchasers are requested to register with online portal (<https://baanknet.com> (PSB Alliance Pvt. Ltd.)) using their mobile number and email id. Further, after completing their eKYC, the intending Bidders/ Purchasers have to transfer the EMD amount in their e-Wallet by 20.11.2026, within 04.00 PM i.e. the last date of e-Auction and before the e-auction end time in the portal. The registration and eKYC must be completed well in advance, before auction.

Earnest Money Deposit (EMD) amount as mentioned above shall be paid online or after generation of Challan from the website (<https://baanknet.com> (PSB Alliance Pvt. Ltd.)) for depositing in bidders EMD Wallet. NEFT transfer can be done from any Scheduled Commercial Bank. Payment of EMD by any other mode such as Cheques will not be accepted. Bidders, not depositing the required EMD online, will not be allowed to participate in the e-auction. The Earnest Money Deposit shall not bear any interest.

The Authorized Officer/Bank has the absolute right to accept or reject any bid or adjourn/ postpone/ cancel the sale without assigning any reason therefor.

The successful bidder shall have to deposit 25% (twenty-five percent) of the bid amount, including EMD amount (10%) deposited, latest by the next working day and the remaining amount shall be paid within 15 days from the date of confirmation of sale in the form of Banker's Cheque/ Demand Draft /Account Transfer and/ or any other acceptable mode of money transfer.

The Nodal Bank account no. / IFSC Code etc. for online money transfer is as under.

Nodal Bank Account No. and A/c. Name	Branch name and IFS Code
Indian Bank, Account No.- 20670605561 A/c Name: Authorized Officer	PIPULPATI BRANCH IFSC: IDIB000P656

In case of failure to deposit the amounts as above within the stipulated time, the amount deposited by successful bidder will be forfeited to the Bank and Authorized Officer shall have the liberty to conduct a fresh auction/ sale of the property & the defaulting bidder shall not have any claim over the forfeited amount and the property.

The sale is subject to confirmation by the Secured Creditor.

The sale is made on "As is where is and as is what is" basis and no representations and warranties are given by the Bank relating to encumbrance, Statutory liabilities etc.

If the e-auction fails owing to any technical snag etc., the same may be re-scheduled by issuing 7 days' prior notice

This Notice is without prejudice to any other remedy available to the Secured Creditor

कृते / For
इलाहाबाद : ALLAHABAD
प्रभिकृत अधिकारी : Authorised Officer

SCHEDULE

The specific details of the assets which are intended to be brought to sale are enumerated hereunder:

Details/ Description of Mortgaged Assets	Reserve Price	EMD	Date, Time for e-auction and Property ID No.	Prior Encumbrance
All that part & parcel of commercial shop measuring 276 sq. ft. (super builtup) and 240 sq. ft. (covered area) more or less on ground floor of G+4 storied residential building namely Giridhari Residency, no. G-6 situated at Mouza- Barabahera, JL No. 5, RS Khatian no. 454, RS Dag no. 695 appertaining to LR Khatian no. 887, LR Dag no. 1558 under Nabagram gram Panchayet, PS Uttarpara, Dist- Hooghly, W.B., vide Sale Deed No. 1267 of 2019 dated 03.04.2019 registered in Book no. 1, Volume No. 0621-2019 pages from 39981 to 40014 registered at ADSR Uttarpara, Hooghly, W.B. in the name of Shri Kaushik Saha s/o Late Lakshmi Narayan Saha	Rs. 10,90,000/- (Rupees Ten Lac Ninety thousand Only)	Rs. 1, 09,000/- (Rupees One Lac Nine Thousand Only) to be deposited on or before 20.11.2026 within 4.00 PM.	Date: - 20.11.2026 Time: - 10.00 AM to 4.00 P.M. Property ID No.- IDIB50498123807 Incremental Bid Amount: Rs. 10,000/- (Rupees Ten Thousand only)	To the best of knowledge and information of the Authorised Officer, there is no encumbrance on the property
All that part & parcel of residential flat measuring 430 sq. ft. (super builtup) and 374.21 sq. ft. (covered area) more or less on ground floor of G+4 storied residential building namely Giridhari Residency, Flat no. G-3 situated at Mouza- Barabahera, JL No. 5, RS Khatian no. 454, RS Dag no. 695 appertaining to LR Khatian no. 887, LR Dag no. 1558 under Nabagram gram Panchayet, PS Uttarpara, Dist- Hooghly, W.B., vide Sale Deed No. 1268 of 2019 dated 09.07.2019 registered in Book no. 1, Volume No. 0621-2019 pages from 78612 to 78646 registered at ADSR Uttarpara, Hooghly, W.B. in the name of Shri Kaushik Saha s/o Late Lakshmi Narayan Saha [This property is mortgaged in HBL of Mr. Kaushik Saha as primary security and 2 nd Charge is in the A/C of M/S Sri Durga Construction Labour Supply, Proprietor Shri Kaushik Saha.	Rs. 9,90,000/- (Rupees Nine Lac Ninety Thousand Only)	Rs. 99,000/- (Rupees Ninety Nine Thousand Only) to be deposited on or before 20.11.2026 within 4.00 PM.	Date: - 20.11.2026 Time: - 10.00 AM to 4.00 P.M. Property ID No.- IDIB50465733505 Incremental Bid Amount: Rs. 10,000/- (Rupees Ten Thousand only)	Best of knowledge and information of the Authorised Officer, there is no encumbrance on the property

Bidders are advised to visit the website (<https://baanknet.com>) of our e auction service provider PSB Alliance Pvt. Ltd to participate in online bid. For Technical Assistance Please call PSB Alliance Pvt. Ltd Helpdesk No. 8291220220, email ID: - support.baanknet@psballiance.com and other help line numbers available in service providers help desk. For Registration status with PSB Alliance Pvt. Ltd. and EMD status, please contact support.baanknet@psballiance.com.

For property details and photograph of the property and auction terms and conditions please visit: <https://baanknet.com> and for clarifications related to this portal, please contact Helpdesk No.8291220220

Bidders are advised to use Property ID Number mentioned above while searching for the property in the website with <https://baanknet.com>

कृते / For 
 AUTHORISED OFFICER

Place: Konnagar
 Date: 28.10.2026