बैंक ऑफ इंडिया Bank of India BOI
रिश्तों की जमापूंजी
Asset Recovery Branch,Lucknow
43/23 R K Plaza, 2nd Floor, 1-Nawal Kishore Road,
Hazratganj, Lucknow -226001(UP)
recovery.lucknow@bankofindia.co.in

Ref: ARB/LKO/RM/2026-27/415 **Date: 28-10-2026**

To,

1. M/s Nitisha Trading Company, a Proprietorship Firm through its proprietor Ms. Nikita Agarwal W/o Mr. Dhiraj Agarwal
   Khasra No. 326 V, Muttakipur, IIM Road
   Lucknow-226021 (U.P.)

2. Mrs. Nikita Agarwal Wife of Mr. Dhiraj Agarwal
   House No. 47, Sector-I, Jankipuram Yojana, Jankipuram
   Lucknow-226021, Mob. -7275258998
   &
   109/5 G, Model House, Near Post Office
   Lucknow-226001 (U.P.), Mob. -7275258998

3. Mr. Neeraj Agarwal S/o Late Surendra Kumar Agarwal
   Flat No. A 1/6 PR, 6th Floor, Paradise Palm, IIM Road, Near Maharishi University, Bhitoli Khurd
   Lucknow-226020 (U.P.), Mob. 7860422222
   &
   109/5 G, Model House, Near Post Office
   Lucknow-226001, Mob 7860422222
   [Guarantor(s)-Mortgagors]

4. Mr. Dhiraj Agarwal S/o Late Surendra Kumar Agarwal
   House No. 47, Sector-I, Jankipuram Yojana, Jankipuram
   Lucknow-226021, Mob. -9793540009
   &
   109/5 G, Model House, Near Post Office
   Lucknow-226001 (U.P.), Mob. -9793540009
   &
   Flat No. 404, 4th Floor, Block-B, Goel Enclave, Phase-4
   Ganeshpur, Rehmanpur
   Lucknow-226028 (U.P.), Mob. -9793540009
   [Guarantor(s)]

[See proviso to rule 9(1)]
Sale notice for sale of immovable properties

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provision to Rule 9(1) of the Security Interest (Enforcement) Rules, 2002.

बैंक ऑफ इंडिया BANK OF INDIA Asset Recovery Branch, Lko आस्ति वसूली शाखा, लखनऊ

Notice is hereby given to the public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable property mortgaged/charged to the Secured Creditor, the physical possession of which has been taken by the Authorized Officer of Bank of India Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" basis on **26-11-2026** for recovery of **Rs. 2,26,12,817.77 (Outstanding as on Date) + Applicable interest & Other Charges** due to the Bank of India Secured Creditor from M/s Nitisha Trading Company, Mrs. Nikita Agarwal, Mr. Neeraj Agarwal & Mr. Dhiraj Agarwal.

Property Description:

All that part and parcel of the property consisting of Flat No. A 1/6 PR, 6th Floor, Paradise Palm (Group Housing Residential Apartment), built on Plot/Khasra No. 109 SA, Raipur, Lucknow, Uttar Pradesh admeasuring 1517.00 Sq. Ft. in the name of Mr. Neeraj Agarwal

Boundaries: East: Passage 7.5
West: Open
North: Open
South: Wall of Stair Case & Lobby

The reserve price for Flat No. A 1/6 PR, 6th Floor, Paradise Palm is **Rs.63,00,000/-** and the earnest money deposit will be **Rs. 6,30,000/-**

Known Encumbrances: NIL

For detailed terms and conditions of the sale, please refer to the link provided in Bank of India (Secured Creditor's) website i.e. www.bankofindia.bank.in and https://BAANKNET.com.

कृते बैंक ऑफ इण्डिया
For BANK OF INDIA
प्राधिकृत अधिकारी
Authorised Officer
आस्ति वसूली शाखा, लखनऊ
Asset Recovery Branch, Lucknow

Date: 28-10-2026 **Authorized Officer**

बैंक ऑफ इण्डिया BANK OF INDIA Asset Recovery Branch, Lko आस्ति वसूली शाखा, लखनऊ