

## पंजाब एंड सिंध बैंक

(भारत सरकार का उपक्रम)

सैमवर्ट

ब्लॉक 3, पहली मंजिल, एनबीसीसी  
ईस्ट किडवाई नगर, नई दिल्ली-110023  
ई-मेल: [ho.samvertical@psb.co.in](mailto:ho.samvertical@psb.co.in)

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पी.एस.बी.

## PUNJAB & SIND BANK

(A Government Of India Undertaking)

SAMVERT

Block 3, 1<sup>st</sup> Floor, NBCC

East Kidwai Nagar, New Delhi- 110023

E-mail: [ho.samvertical@psb.co.in](mailto:ho.samvertical@psb.co.in)

### [APPENDIX-IV-A]

### Sale Notice For Sale Of Immovable Property

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 proviso to Rule 8(6) of the Security Interest (Enforcement) Rules, 2002.

E Auction Date & Time : 12.07.2024 at 11:30 am to 12:30 pm  
Last Date of Bid Submission : 11.07.2024 upto 05.00 pm  
Property Inspection Date & Time : 10.07.2024 at 3.00 pm to 4.00 pm

Notice is hereby given to public in general and in particular to the Borrower(s) and Guarantor(s) that the below described immovable property mortgaged to the secured creditor, the Physical possession of which has been taken by the Authorized Officer of Punjab & Sind Bank (secured creditor), will be sold on "As is where is", "As is what is" and "Whatever there is" basis for realization of bank dues. The same will be done through E auction platform provided at web portal (<https://www.bankeauctions.com>).

<b>Name and Address of the Borrower &amp; Guarantors</b>	<b>M/s Frontline Corporation Ltd.</b> <b>Guarantors:</b> i) Sh. Ram Prasad Aggarwal ii) Sh. Narayan Prasad Aggarwal iii) Sh. Saurav Jhunjhunwala iv) Sh. Pawan Kumar Aggarwal <b>Corporate Guarantor</b> v) M/s Falgun Exports Pvt Ltd. vi) M/s Fairdeal Supplies Ltd.		
<b>Demand Notice date &amp; amount</b>	13.06.2012 & Rs.44.90 Cr + future interest and costs from 13.06.2012. Status of Possession - Physical Possession Date of Possession - 19.01.2013		
<b>Outstanding amount</b>	Rs.252.46 Cr as on 31.05.2024 + future interest and costs from 01.06.2024		(Amt in Cr)
<b>Detail of Property</b>	Land measuring 17 Cottahs more or less, situated at 8 Old Court House Street Kolkata, presently known as Premises No.28, Hemanta Basu Sarani, Ward No.46, under Kolkata Municipal Corporation, P.O. Calcutta GPO & P.S.- Hare Street, Dist. - Kolkata, PIN - 700001 with building constructed thereon in the name of Frontline Corporation Limited.	<b>MRP</b>	<b>46.80</b>
		<b>EMD Amount</b>	<b>4.68</b>
		<b>Bid Increase Amt</b>	<b>0.01</b>

Authorized Officer - Mr. Alok Chandra Bharti, Asstt. Gen. Manager Mobile: +91-7087428485

EMD submission A/c Details:

A/C Name- NEFT INWARD STP PARKING

A/C No. 06065040070003

IFSC Code- PSIB0000606

Branch Name- Punjab & Sind Bank, Rajendra Place, New Delhi-110008

TERMS & CONDITIONS:

M/s Frontline Corporation Ltd.

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1. The e-Auction is being held on "AS IS WHERE IS" and "AS IS WHAT IS BASIS" and "WHATEVER THERE IS BASIS.
2. To the best of knowledge and information of the Authorized Officer, there is no encumbrance on the property. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property/ies put on auction and claims/ rights/ dues/ affecting the property, prior to submitting their bid. The e-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of the bank. 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.
3. It shall be the responsibility of the bidders to inspect and satisfy themselves about the assets/documentations and specifications before submitting the bid.
4. The intended bidders who have deposited the EMD and require assistance in creating Login ID & Password, uploading data, submitting bid, training on e-bidding process etc., may contact Help Desk: +91 – 7291981124, 7291981125, 7291981126, Helpline e-mail ID- support@bankeauctions.com and for any property related query may contact Authorized officer during the office hours on any working day.
5. Only buyers holding valid User ID/Password and confirmed payment of EMD through NEFT/RTGS shall be eligible for participating in the e-Auction process.
6. The interested bidders, who have submitted their EMD not below the 10% of Reserve Price through online mode before **11<sup>th</sup> July 2024 up to 5:00 p.m.**, shall be eligible for participating in the e-bidding process. The e-Auction of above properties would be conducted exactly on the scheduled Date & Time as mentioned by way of inter-se bidding amongst the bidders. The bidder shall improve their offer in multiple of the amount mentioned under the column "Bid Increase Amount" against property. In case bid is placed in the last 5 minutes of the closing time of the e-Auction, the closing time will automatically get extended for 5 minutes (subject to maximum of unlimited extensions of 5 minutes each). The bidder who submits the highest bid amount (not below the Reserve Price) on closure of e-Auction process shall be declared as Successful Bidder and a communication to that effect will be issued through electronic mode which shall be subject to approval by the Authorized Officer/Secured Creditor.
7. The prospective qualified bidders may avail online training on e-auction from M/s C1 India Pvt Ltd, prior to the date of e-Auction. Neither the Authorized Officer/Bank nor M/s C1 India Pvt. Ltd, shall be liable for any Internet Network problem and the interested bidders to ensure that they are technically well equipped for participating in the e-Auction event.
8. The purchaser shall bear the applicable stamp duties/additional stamp duty/transfer charges, fee etc. And also all the statutory/non-statutory dues, taxes, rates, assessment charges, fees etc. owing to anybody prior and future.
9. The Authorized Officer is not bound to accept the highest offer and the Authorized Officer has the absolute right to accept or reject any or all offer(s) or adjourn/postpone/cancel the e-Auction without assigning any reason thereof.
10. The bidders are advised to go through the detailed Terms & Conditions of e-Auction available on the Website (<https://www.bankeauctions.com>) of M/s C1 India Pvt. Ltd before submitting their bids and taking part in the e-Auction.
11. 25% of sale price is to be paid immediately i.e. on the same day or not later than next working day including earnest money already deposited from the acceptance of bid price by the Authorized Officer, in case of default property shall be sold again.
12. Balance 75% of the sale price is to be paid on or before 15th day of the confirmation of sale of the immovable property. In default of payment within the period mentioned above, all the deposits including EMD shall be

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forfeited and property shall be resold and defaulting purchaser shall forfeit all claims to the property or to any part of the sum for which it may be subsequently sold.

13. TDS to be deducted as per extant guidelines, on sales consideration value more than Rs 50 Lakhs.
14. Borrower M/s Frontline Corporation Ltd. had filed SA No.19/2013 before DRT 1, Kolkata against SARFAESI auction. Last date of hearing in the matter is on 24.06.2024.

THIS NOTICE IS ALSO TO BE TREATED AS 15 DAYS STATUTORY SALE NOTICE TO BORROWER & GUARANTORS UNDER RULES (6) SARFAESI SECURITY INTEREST (ENFORCEMENT) RULES-2002.

### DETAILS OF SALE

Date and time of e-auction : Date: 12.07.2024 Time : 11:30 am to 12:30 pm

E-Auction Service Providers: M/s C1 INDIA PVT LTD, Building No.301, 1st floor, Udyog Vihar Phase-II Gurgaon (Haryana) Tel.+91-124-4302020/21/22/23/24, +91-9813887931, Email : [support@bankeauctions.com](mailto:support@bankeauctions.com)

E-Auction web site for details: <https://www.bankeauctions.com>

For detailed terms and conditions of the sale, please refer to the link provided in:-

1. <https://www.bankeauctions.com>
2. <https://www.punjabandsindbank.co.in>

Place: Kolkata  
Date : 24.06.2024  
Bank

Authorized Officer  
Punjab & Sind