



HAMPTON SKY REALTY LIMITED

**Dated: December 01, 2025**

General Manager,  
Department of Corporate Services,  
BSE Limited,  
Phiroze Jeejeebhoy Towers  
Dalal Street, Mumbai – 400001  
Email: [corp.relations@bseindia.com](mailto:corp.relations@bseindia.com)

**Scrip Code No. 526407**

**Sub: Newspaper publication – Intimation regarding opening of special window for re-lodgement of transfer requests**

Dear Sir/Madam,

Pursuant to Securities and Exchange Board of India (“SEBI”) Circular SEBI/HO/MIRSD/MIRSD PoD/P/CIR/2025/97 dated July 02, 2025, we have enclosed herewith copies of Business Standard Newspaper (English Language) and (Hindi Language) both, informing the Members about the opening of a Special Window for re-lodgement of transfer requests of physical shares.

We request you to kindly take the above information on record.

Thanking You,  
Yours Faithfully,

**For Hampton Sky Realty Limited**  
*(Formerly Known as Ritesh Properties and Industries Limited)*

**Tarandeep Kaur**  
**Company Secretary and Compliance officer**  
**[Membership No. ACS:42144]**

**Encl: As above**







## HAMPTON SKY REALTY LIMITED

(Formerly known as Ritesh Properties and Industries Limited)

**Regd. Office: 205 SECOND FLOOR, KIRTI MAHAL, RAJENDRA PLACE  
PATEL NAGAR, WEST DELHI, DELHI-110008, INDIA**  
Ph: +91-9212359076, Email-Id: riteshlimited@gmail.com  
CIN: L74899DL1987PLC027050, Website: www.hamptonksky.in/

### NOTICE TO SHAREHOLDERS SPECIAL WINDOW FOR RE-LODGE-MENT OF TRANSFER REQUEST OF PHYSICAL SHARES

In the terms of Securities and Exchange Board of India ("SEBI") Circular No. SEBI/HO/MIRSD-POD/P/CIR/2025/97 dated 2nd July, 2025, the Company is offering a one-time special window for physical shareholders to re-lodge transfer request. The facility will be open till January 06, 2026 and applies to cases where original share transfer requests are submitted before April 01, 2019 but were rejected/ returned, or left unattended due to documentations or process deficiencies.

Please note that re-lodgment will be processed only in dematerialized form during the period. Eligible shareholders may submit their requests along with the requisite documents to the Company's Registrar and Transfer Agent, Skyline Financial Services Private Limited at their office at D-153A, 1st Floor, Okhla Industrial Area, Phase I, New Delhi 110020. For any assistance or clarification, you may contact us at 011-40450193-97 or e-mail to RTA on admin@skylinerta.com .

This Notice can be accessed on www.hamptonksky.in, www.bseindia.com

**For Hampton Sky Realty Limited**

**Date : 27.11.2025**  
**Place : New Delhi**

**Tarandeep Kaur**  
**Company Secretary**

## HERO FINCORP LIMITED

**Regd Office:** 34, Community Centre, Basant Lok, Vasant Vihar, New Delhi-110057  
Ph: 011-4948 7150 | Fax: 011-4948 7197, 011-4948 7198  
Email: litigation@herofincorp.com | Web: www.herofincorp.com

### POSSESSION NOTICE (APPENDIX IV) RULE 8(1)

Whereas the Authorized Officer of **Hero FinCorp Limited (HFCL)**, a Non-Banking Financial Company, under the provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 OF 2002) (hereinafter referred to as "Act") and in exercise of the powers conferred under Section 13 (12) of the Act read with Rule 3 of the Security Interest (Enforcement) Rule, 2002 issued a Demand Notice dated 10.09.2025, calling upon:

1. **M/s Vallabh Saree Emporium (Borrower)**, having its office at 570-573, 575 Chandni Chowk, Central Delhi, Delhi-110006. **Also at:** 570-571, Katra Asharfi, Chandni Chowk, Delhi-110006. **Also at:** C-5/10, Near Nanak PIO Gurudwara, Rana Pratap Bagh Malkaganj, North Delhi-110007.

2. **M/s Vallabh Studio (Co-Borrower)**, having its office at 4270-71, Gali Bhairon Wali, Jangra Nal Sarak, Central Delhi, Delhi-110006. **Also at:** Shop No-984, 1<sup>st</sup> Floor, Gali No Bhajpura, Malviya, Chadni Chowk, Delhi-110006. **Also at:** C-5/10, Near Nanak PIO Gurudwara, Rana Pratap Bagh Malkaganj, North Delhi-110007.

3. **Mr. Vaneet Jain (Co-Borrower)**, residing at C-5/10, Near Nanak PIO Gurudwara, Rana Pratap Bagh Malkaganj, North Delhi-110007.

4. **Mr. Rupesh Jain (Co-Borrower)**, residing at C-5/10, Near Nanak PIO Gurudwara, Rana Pratap Bagh Malkaganj, North Delhi-110007.

5. **Mr. Navneet Jain (Co-Borrower)**, residing at C-5/10, Near Nanak PIO Gurudwara, Rana Pratap Bagh Malkaganj, North Delhi-110007.

6. **Mrs. Nidhi Jain (Co-Borrower)**, residing at C-5/10, Near Nanak PIO Gurudwara, Rana Pratap Bagh Malkaganj, North Delhi-110007.

7. **Mr. Sanjit Jain (Co-Borrower)**, residing at C-5/10, Near Nanak PIO Gurudwara, Rana Pratap Bagh Malkaganj, North Delhi-110007.

to repay the amount mentioned in the notice **Rs.2,48,11,785.92/- (Rupees Two Crores Forty Eight Lakhs Eleven Thousand Seven Hundred Eighty Five and Ninety Two Paise Only)** due on **08.09.2025** along with the applicable interest and other charges within Fifty (60) days from the date of receipt of the said notice.

The Borrower having failed to repay the amount, Notice is hereby given to the Borrower and the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him under sub-section (4) of section 13 of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002 on **27th day of November, 2025**.

The Borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of HFCL for an amount of **Rs.2,48,11,785.92/- (Rupees Two Crores Forty Eight Lakhs Eleven Thousand Seven Hundred Eighty Five and Ninety Two Paise Only)** due on **08.09.2025** along with the applicable interest and other charges thereon.

The attention of the Borrower is invited to provisions of sub-Section (8) of section 13 of the Act, in respect of time available, to redeem the secured asset.

**DESCRIPTION OF IMMOVABLE PROPERTY/SECURED ASSET IS AS UNDER:**

**SHOP BEARING NO. 570, 571 BOTTOM TO TOP WITH TERRACE RIGHT AREA MEASURING 26 SQ. YDS AND 18.25 SQ. YDS., SITUATED AT KATRA ASHARFI CHANDNI CHOWK, DELHI-110006**

**PLACE: DELHI**  
**DATE : 27.11.2025**

**Sd/-, AUTHORIZED OFFICER,**  
**HERO FINCORP LIMITED**



**PNB HOUSING FINANCE LIMITED**

**APPENDIX IV-A E-AUCTION SALE NOTICE OF IMMOVABLE PROPERTY (IES)**

**E-Auction Sale Notice for Sale of Immovable Properties Under the Securitisation 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**

**Registered Office:** - 9th Floor, Antriksh Bhawan, 22 Kasturba Gandhi Marg, New Delhi-110001, Phones:-011-23357171, 23357172, 23705414, Web: - [www.pnbhousing.com](http://www.pnbhousing.com)

**Faridabad Branch:**-SCO No-136, 1st Floor, Huda Market, Above Allahabad Bank, Sector-43 C, Faridabad, Haryana-121003, Delhi Branch:- 8th Floor DCM Building 16, Barakhamba Road, C.P. New Delhi - 110001

Notice is hereby given to the public in general and in particular to the borrower(s) & guarantor(s) indicated in Column no-A that the below described immovable property (ies) described in Column no-D mortgaged/charged to the Secured Creditor, the constructive/Physical Possession of which has been taken (as described in Column no-C) by the authorized Officer of M/s PNB Housing Finance Limited/Secured Creditor, will be sold on "As is where is, As is what is and Whatever there is Basis" as per the details mentioned below. Notice is hereby given to borrower(s)/mortgagor(s)/Legal Heirs, (Legal Representative, (whether Known or Unknown), executor(s), administrator(s), successor(s), assignee(s) of the respective borrowers/ mortgagor(s) (since deceased) as the case may be indicated in Column no-A under Rule 8(6) & 9 of the Security Interest Enforcement Rules, 2002 amended as on date.

For detailed terms and conditions of the sale, please refer to the link provided in M/s PNB Housing Finance Limited/Secured Creditor's website i.e. [www.pnbhousing.com](http://www.pnbhousing.com).

| Loan No. Name of the Borrower/ Co-Borrower/ Guarantor(s) /Legal heirs (A)                  | Demand Notice Date & Amount (B)   | Nature of Possession (C) | Description of the Properties Mortgaged (D)   | Reserve Price (RP) (E) | EMD (10% of RP) (F) | Last Date of Submission of Bid (G) | Bid Incremental Rate (H) | Inspection Date & Time (I)                 | Date of Auction & Time (J) | Known Encumbrances/ Court Cases (K)  |
|--|-----------------------------------|--------------------------|---|------------------------|---------------------|------------------------------------|--------------------------|--|----------------------------|--|
| HOUFBD/1016/321992<br>B.O.:Faridabad, Vinod Kumar / All the Legal Heirs of Late Anil Kumar | Rs. 16,94,070.81 as on 13-02-2025 | Physical Possession      | Flat No.803 Floor-8th, Tower-D, Floridaa (Under Huda Affordable Policy 2013), Sector-82, Faridabad, Haryana-121001  | Rs. 1701000            | Rs. 170100          | 15-12-2025                         | Rs. 10000                | 05.12.2025, 16.12.2025, 10.00 AM - 5.30 PM | 02:00 PM - 03:00PM         | Not Known  |
| 00016710007103<br>B.O.: Delhi, Saritha Gupta / Sat Pal Singh Arjia (Guarantor)             | 10,04,206.00 as on 13.09.2022     | Physical Possession      | Property No Shop No LGF-12 on Lower Ground Floor Measuring approximately 280 sq. ft. of Super areas in the Proposed Shopping Mall Named as City Mall to be constructed on Side No.3, Sector-12 Faridabad Haryana-121002 | Rs. 1758000            | Rs. 175800          | 15-12-2025                         | Rs. 10000                | 05.12.2025, 16.12.2025, 10.00 AM - 5.30 PM | 02:00 PM - 03:00PM         | Unknown Builder Dues and SA495/2024, Satish Gupta vsPnb Housing Finance Ltd. DRI-I, Chandigarh |

\*together with the further interest @18% p.a. as applicable, incidental expenses, cost, charges etc. incurred up to the date of payment and/or realization thereof. \*\* To the best knowledge and information of the authorized Officer of PNB Housing Finance Limited, there are no other encumbrances/claims in respect of above mentioned immovable/secured assets except what is disclosed in the column no-K. Further such encumbrances to be catered/paid by the successful purchaser/bidder at his/her end. The prospective purchaser/s/bidders are requested to independently ascertain the veracity of the mentioned encumbrances.

1. As on date, there is no order restraining and/or court injunction AHFL/ the authorized Officer of PNBHFL from selling, alienating and/or disposing of the above immovable properties/secured assets. 2. The prospective purchaser/bidder and interested parties may independently take the inspection of the pleading in the proceedings/orders passed etc. if any, stated in column no-K. Including but not limited to the title of the documents of the title pertaining thereto available with the PNBHFL and satisfy themselves in all respects prior to submitting tender/bid application form or making offer(s). The bidder(s) has to sign the terms and conditions of this auction along with the Bid Form. 3. Please note that in terms of Rule 3(4) of the Security Interest (Enforcement) Rules, 2002, the bidder(s)/the purchaser is legally bound to deposit 25% of the amount of sale price, (inclusive of earnest money, if any, deposited) on the same day or not later than next working day. The sale may be terminated in favour of bidder(s) only after receipt of the sale price by the secured creditor in accordance with Rule 8(2) of the Security Interest (Enforcement) Rules, 2002. The remaining 75% of the sale consideration amount to be deposited by the purchaser within 15 days from the date of acknowledgement of sale confirmation letter and in default of such deposit, the property/secured asset shall be resold. 4. C1 INDIA PRIVATE LIMITED would be assisting the Authorized Officer in conducting sale through an E-auction having its corporate office at Plot No.68, 3rd Floor, Sector 44, Gurgaon, Haryana-122003 Website-[www.bankauctions.com](http://www.bankauctions.com). For any assistance related to inspection of the property or the Bid Documents and for any other query or for registration, you have to co-ordinate with Pawan Kumar Contact Number 1800 120 8800, is authorised person of PNBHFL or refer to [www.pnbhousing.com](http://www.pnbhousing.com)

Place: Delhi, Dated: 28/11/2025

Authorized Officer, M/s PNB Housing Finance Limited

## Aadhar Housing Finance Ltd.

**Corporate Office:** Unit No.802, Natraj Rustumjee, Western Express Highway and M.V.Road, Andheri (East), Mumbai-400069

**Haridwar Branch:** 1st Floor, Hotel Satkar, Opp Geet Govind Banquet Hall, Near Ranipur Modh, Delhi Road, Jwalpur, Haridwar-249407, Uttarakhand

**Roorkee Branch:** Kh No. 490, Shop No. 3, Shree Ram place, Malviya Chowk, Dehradun Road, Roorkee - 248001, (Uttarakhand)

**Saharanpur Branch:** Shop No. - 21, 2nd Floor, Front Portion, Part of MPL no. 2/1377, Parsavnath Plaza, Court Road, Saharanpur - 247001 (Uttar Pradesh)

### E-AUCTION – SALE NOTICE

E-Auction Sale Notice for Sale of immovable Properties under the Securitization and Reconstruction of Financial Asset and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) of Security Interest (Enforcement) Rules, 2002.

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, possession of which has been taken by the Authorised Officer of Aadhar Housing Finance Limited will be sold on "As is where is", "As is what is", and " Whatever there is" with no known encumbrances Particulars of which are given below:-

| S. No. | Borrower(s)/ Co-Borrowers(s)/ Guarantor(s)  | Demand Notice Date and Amount | Description of the Immovable property   | Reserve Price (RP) | Earnest Money Deposit (EMD) (10% of RP) | Nature of possession |
|--------|---|-------------------------------|---|--------------------|---|----------------------|
| 1      | (Loan Code No. 08500000831 / Haridwar Branch) & Vikas Sharma (Borrower) Ram Kumar (Guarantor)         | 12-04-2025 & ₹ 20,13,238/-    | All that part & parcel of property bearing, Plot On Area Measuring 1024 Sq. Ft. Or 95.16 Sq. Mtrs., Kharsa No. 464M & 465M Situated At Village Padli Gujjar Pargana & Tehsil Roorkee District Haridwar UK-249403. <b>Boundaries:</b> East -Rasta 12 Ft Wide, West - House Of Kaipmal Ram Singh, North - Plot Of Divan Ji, South - Plot Of Irfan   | ₹ 20,72,000/-      | ₹ 2,07,200/-                            | Physical             |
| 2      | (Loan Code No. 17010000069 / Roorkee Branch) Ramesh (Borrower), Babli & Amit Kumar (Co-Borrowers)     | 12-04-2025 & ₹ 16,01,241/-    | All that part & parcel of property bearing, Property Of Khatoni Kharsa No. 1694 Situated At Ward No. 23, Mohalla Krishna Nagar, Village Salempur Rajputan Pargana Bhagyanagar Tehsil Roorkee District Haridwar, Uttarakhand-247667. <b>Boundaries:</b> East- House of Sachin Measuring Area 15.15 Feet, West- Road 15 Feet Wide Measuring Area 15.15 Feet, North- Plot Of Advocate, Measuring Area 33 Feet, South - Plot Of Seller Measuring Area 33 Feet | ₹ 13,50,000/-      | ₹ 1,35,000/-                            | Physical             |
| 3      | (Loan Code No. 02800001364/ Saharanpur Branch) Shamshad Ali (Borrower), Nasreen Baigum (Co-Borrowers) | 07-10-2024 & ₹ 13,15,911/-    | All that part & parcel of property bearing, Shop of MPL no. 184, main bazar, ambheta peer saharanpur, uttar pradesh- 247453. <b>Boundaries:</b> East: Rasta Combined, West- Property of Seller, North- Shop of Seller, South -Shop of Mangta Ansari   | ₹ 20,06,400/-      | ₹ 2,00,640/-                            | Physical             |

- Last Date of Submission of DD of Earnest Money Deposit along with KYC, Tender Form and accepted Terms and conditions (Tender Documents) is **01-01-2026 within 5:00 PM** at the Branch Office address mentioned herein above or uploaded on <https://bankauctions.com>. Tenders documents received beyond last date will be considered as invalid tender and shall accordingly be rejected. No interest shall be paid on the EMD.
- Date of Opening of the Bid/Offer (Auction Date) for Property is **02-01-2026 on https://bankauctions.com at 03.00 PM to 04.00 PM**.
- AHFL is not responsible for any liabilities whatsoever pending upon the property as mentioned above. The Property shall be auctioned on 'As Is Where Is Basis', 'As Is What Is Basis' and 'Whatever Is There Is Basis'.
- The Demand Draft Should be made in favor of 'Aadhar Housing Finance Limited' Only.
- Auction/bidding shall be only through "Online Electronic Bidding" through the website <https://bankauctions.com>. Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings.
- The intending bidders should register their names at portal M/s C1 INDIA PVT LTD through the link <https://bankauctions.com/registration/signup>, and get their User ID and password free of cost. Prospective bidder may avail online training on E- auction from the service provider M/s C1 INDIA PVT LTD through the website <https://bankauctions.com>
- For further details contact Authorised Officer of Aadhar Housing Finance Limited, **Udayveer Singh (Contact No. 9997306900)** OR the service provider M/s C1 INDIA PVT LTD, **Mr. Prabhakaran, Mobile No: +91-74182-81709, E-mail: tn@c1india.com & support@bankauctions.com, Phone No. +917291981124/25/26** As on date, there is no order restraining and/or court injunction AHFL/the authorized Officer of AHFL from selling, alienating and/or disposing of the above immovable properties / secured assets.
- For detailed terms and conditions of the sale, please refer to the link provided in Aadhar Housing Finance Limited (AHFL), secured creditor's website i.e. [www.aadharhousing.com](http://www.aadharhousing.com).
- The Bid incremental amount for auction is **Rs.10,000/-**.
- This newspaper publication and the data contained herein is intended for general public dissemination. Any reproduction, distribution, transmission, or republication of this content, in whole or in part, in any form or by any means, whether print, digital, electronic publication in any form, e-mail or web publications, or otherwise through any mode is strictly prohibited. Any unauthorized use of the above content through any mode may result in appropriate legal action by AHFL.

**Place : Uttar Pradesh/Uttarakhand**  
**Date : 28.11.2025**

**(Authorised Officer)**  
**For Aadhar Housing Finance Limited**

### POSSESSION NOTICE

(for immovable property)

Whereas,

The undersigned being the Authorized Officer of **SAMMAAN CAPITAL LIMITED (CIN:L65922DL2005PLC136029)** (formerly known as **INDIABULLS HOUSING FINANCE LIMITED**) under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under Section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued Demand Notice dated **09.09.2025** calling upon the Borrower(s) **SIKANDER KUMAR and ANJALI CHAUDHARY** to repay the amount mentioned in the Notice being **Rs. 43,71,114.37 (Rupees Forty Three Lakhs Seventy One Thousand One Hundred Fourteen And Paise Thirty Seven Only)** against Loan Account No. **HHLRHN00501113** as on **08.09.2025** and interest thereon within 60 days from the date of receipt of the said Notice.

The Borrower(s) having failed to repay the amount, Notice is hereby given to the Borrower(s) and the public in general that the undersigned has taken **Symbolic Possession** of the property described herein below in exercise of powers conferred on him under Sub-Section (4) of Section 13 of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002 on **24.11.2025**.

The Borrower(s) in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of **SAMMAAN CAPITAL LIMITED** (formerly known as **INDIABULLS HOUSING FINANCE LIMITED**) for an amount of **Rs. 43,71,114.37 (Rupees Forty Three Lakhs Seventy One Thousand One Hundred Fourteen And Paise Thirty Seven Only)** as on **08.09.2025** and interest thereon.

The Borrowers' attention is invited to provisions of Sub-Section (8) of Section 13 of the Act in respect of time available, to redeem the Secured Assets.

#### DESCRIPTION OF THE IMMOVABLE PROPERTY

ENTIRE SECOND FLOOR, WITH ROOF RIGHTS, OF BUILT-UP FREE HOLD PROPERTY, BEARING NO. 205 AND 206, AREA MEASURING 25.90 SQ. MTRS. (EACH), IN POCKET-20, SECTOR-24, SITUATED IN THE LAYOUT PLAN, OF ROHINI RESIDENTIAL SCHEME, ROHINI, DELHI 110085, FITTED WITH ALL FITTINGS AND FIXTURES AND COMMON STAIR CASE, WITH THE PROPRIONATE FREEHOLD RIGHTS, OF THE LAND UNDER NEATH THE SAID PROPERTY.

**Date : 24.11.2025**  
**Place : DELHI**

**Sd/-**  
**Authorised Officer**  
**SAMMAAN CAPITAL LIMITED**  
**(FORMERLY KNOWN AS INDIABULLS HOUSING FINANCE LIMITED)**

### POSSESSION NOTICE

(for immovable property)

Whereas,

The undersigned being the Authorized Officer of **SAMMAAN CAPITAL LIMITED (CIN:L65922DL2005PLC136029)** (formerly known as **INDIABULLS HOUSING FINANCE LIMITED**) under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under Section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued Demand Notice dated **09.09.2025** calling upon the Borrower(s) **RAKESH KUMAR YADAV and KANCHAN YADAV** to repay the amount mentioned in the Notice being **Rs. 96,89,263.99 (Rupees Ninety Six Lakhs Eighty Nine Thousand Two Hundred Sixty Three And Paise Ninety Nine Only)** (against loan facility no. 1) and **Rs. 3,59,068.09 (Rupees Three Lakhs Fifty Nine Thousand Sixty Eight And Paise Nine Only)** (against loan facility no. 2) having total outstanding amount of **Rs. 1,00,48,332.08 (Rupees One Crore Forty Eight Thousand Three Hundred Thirty Two And Paise Eight Only)** (against loan facilities no. 1 and 2) against Loan Account No. **HHLDP00540971** and **HHEDPR00540974** as on **08.09.2025** and interest thereon within 60 days from the date of receipt of the said Notice.

The Borrower(s) having failed to repay the amount, Notice is hereby given to the Borrower(s) and the public in general that the undersigned has taken **Symbolic Possession** of the property described herein below in exercise of powers conferred on him under Sub-Section (4) of Section 13 of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002 on **24.11.2025**.

The Borrower(s) in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of **SAMMAAN CAPITAL LIMITED** (formerly known as **INDIABULLS HOUSING FINANCE LIMITED**) for an amount of **Rs. 96,89,263.99 (Rupees Ninety Six Lakhs Eighty Nine Thousand Two Hundred Sixty Three And Paise Ninety Nine Only)** (against loan facility no. 1) and **Rs. 3,59,068.09 (Rupees Three Lakhs Fifty Nine Thousand Sixty Eight And Paise Nine Only)** (against loan facility no. 2) having total outstanding amount of **Rs. 1,00,48,332.08 (Rupees One Crore Forty Eight Thousand Three Hundred Thirty Two And Paise Eight Only)** (against loan facilities no. 1 and 2) as on **08.09.2025** and interest thereon.

The Borrowers' attention is invited to provisions of Sub-Section (8) of Section 13 of the Act in respect of time available, to redeem the Secured Assets.

#### DESCRIPTION OF THE IMMOVABLE PROPERTY

ALL THAT PIECE AND PARCEL, OF THE ENTIRE SECOND FLOOR, HAVING AREA OF (60 + 60) 120 SQ. MTRS., (WITHOUT ROOF/TERRACE RIGHTS), BUILT-UP PROPERTY, PART OF FOUR STORY, BUILT UP FREEHOLD PROPERTY, BEARING PLOT NO. 216 & 217, BUILT ON LAND MEASURING 60 SQ.MTRS. + 60 SQ. MTRS., IN BLOCK-A, POCKET-6, SECTOR 28, SITUATED IN THE LAYOUT PLAN, OF ROHINI RESIDENTIAL SCHEME, ROHINI -110042 DELHI, ALONGWITH 1/4TH STILT PARKING RIGHTS, AND COMMON RIGHTS TO USE LIFT, AND ¼ UNDIVIDED SHARE, OF FREEHOLDS RIGHTS OF THE LAND UNDERNEATH.

**Date : 24.11.2025**  
**Place : DELHI**

**Sd/-**  
**Authorised Officer**  
**SAMMAAN CAPITAL LIMITED**  
**(FORMERLY KNOWN AS INDIABULLS HOUSING FINANCE LIMITED)**

## Aadhar Housing Finance Ltd.

**Corporate Office:** Unit No.802, Natraj Rustumjee, Western Express Highway and M.V.Road, Andheri (East), Mumbai-400069

**Uttam Nagar Branch:** 3rd Floor, S.S. Motors Building, 274, Nawada, Uttam Nagar, Opposite Metro Pillar No. - 715, New Delhi - 110059

**Noida Sector 31 Branch:** 2nd Floor, Plot No.253, Krishna Complex, Mahraja Agrasen Marg, Noida Sector-31, Pillar no.23,Nithari Village, Gautam Buddha Nagar 201301 (U.P.)

**Modinagar Branch:** Shop No.16 Diwan Building 2nd Floor Near TRM Public School, Nh-58 Modinagar Ghaziabad-212004 (Uttar Pradesh)

### E-AUCTION – SALE NOTICE

E-Auction Sale Notice for Sale of immovable Properties under the Securitization and Reconstruction of Financial Asset and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) of Security Interest (Enforcement) Rules, 2002.

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, possession of which has been taken by the Authorised Officer of Aadhar Housing Finance Limited will be sold on "As is where is", "As is what is", and " Whatever there is" with no known encumbrances Particulars of which are given below:-

| S. N. | Borrower(s)/ Co-Borrowers(s)/ Guarantor(s)   | Demand Notice Date and Amount | Description of the Immovable property   | Reserve Price (RP) | Earnest Money Deposit (EMD) (10% of RP) | Nature of possession |
|-------|--|-------------------------------|---|--------------------|---|----------------------|
| 1     | (Loan Code No. 18600000388 / Uttam Nagar Branch) & Naresh Yadav (Borrower) Sarita Yadav (Co-Borrower)              | 12-04-2025 & ₹ 14,94,206/-    | All that part & parcel of property bearing, Flat No B 103 FF Surya Green App. Tower B, Kh No 150 (Min) 2 (1-06) Ext Lal Dora Area Vill Bamnoli Sec 28 Dwarka, New Delhi 110061. <b>Boundaries:</b> East - Entrance/Passage, West - Tower A Part of Said Property Front Side, North - Flat B 102, South - Flat B - 104   | ₹ 15,50,000/-      | ₹ 1,55,000/-                            | Physical             |
| 2     | (Loan Code No. 20210000345 / Noida Sector 31 Branch) Neeraj Kumar Shrivastav (Borrower) Surendra Lal (Co-Borrower) | 12-04-2025 & ₹ 5,15,261/-     | All that part & parcel of property bearing, Residential Plot No. A-09, Area Measuring 60 Sq. Yds., Or 50.16 Sq. Mtrs., Khata No. 213, Kharsa No. 528 MI, Situated At Village Sunpura, Friend Colony Phase-2, Pargana & Tehsil Dadri, District Gautam Budh Nagar, Noida, Uttar Pradesh-201306. <b>Boundaries:-</b> East- Plot No. A8, West - Plot No. A10, North - Rasta 18 Ft Wide, South - Plot Of Other | ₹ 7,12,800/-       | ₹ 71,280/-                              | Physical             |
| 3     | (Loan Code No. 08910000040 / Modinagar Branch) Pradeep Kumar (Borrower) Sajida Bano (Co-Borrower)                  | 10-06-2024 & ₹ 11,24,495/-    | All that part & parcel of property bearing, Kharsa No. 376, Plot No. 1A, Flat No. SF-02 Second Floor Rear Side Om Sai Garden, Sai Enclave, Village Chhipanya Buzurg, Gautam Buddha Nagar UP-201307. <b>Boundaries:</b> East- Staircase, West-Plot No. 1 or 1 B, North- Plot no. 2, South -Wider Road 25ft.  | ₹ 7,92,000/-       | ₹ 79,200/-                              | Physical             |

- Last Date of Submission of DD of Earnest Money Deposit along with KYC, Tender Form and accepted Terms and conditions (Tender Documents) is **17-12-2025 within 5:00 PM** at the Branch Office address mentioned herein above or uploaded on <https://bankauctions.com>. Tenders documents received beyond last date will be considered as invalid tender and shall accordingly be rejected. No interest shall be paid on the EMD.
- Date of Opening of the Bid/Offer (Auction Date) for Property is **18-12-2025 on https://bankauctions.com at 03:00 PM to 04:00 PM**.
- AHFL is not responsible for any liabilities whatsoever pending upon the property as mentioned above. The Property shall be auctioned on 'As Is Where Is Basis', 'As Is What Is Basis' and 'Whatever Is There Is Basis'.
- The Demand Draft Should be made in favor of 'Aadhar Housing Finance Limited' Only.
- Auction/bidding shall be only through "Online Electronic Bidding" through the website <https://bankauctions.com>. Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings.
- The intending bidders should register their names at portal M/s C1 INDIA PVT LTD through the link <https://bankauctions.com/registration/signup>, and get their User ID and password free of cost. Prospective bidder may avail online training on E- auction from the service provider M/s C1 INDIA PVT LTD through the website <https://bankauctions.com>
- For further details contact Authorised Officer of Aadhar Housing Finance Limited, **Jagendra Pratap Singh (Contact No. 7840014405) & Rakesh Tiwari (Contact No. 9570443300)** OR the service provider M/s C1 INDIA PVT LTD, **Mr. Prabhakaran, Mobile No: +91-74182-81709, E-mail: tn@c1india.com & support@bankauctions.com, Phone No. +917291981124/25/26** As on date, there is no order restraining and/or court injunction AHFL/the authorized Officer of AHFL from selling, alienating and/or disposing of the above immovable