

Save Financial Services Pvt Ltd

Corporate and Registered Office :- Unit No. 782, 7th Floor, Vegas Mall, Plot No. 6, Sector 14, Dwarka, New Delhi 110075. **Website -** <https://www.savefinance.in>

Contact Person – Vinod Giri – 7048970056, Vikas Chaurasiya - 9311106216

“APPENDIX-IV-A” [See proviso to rule 8(6)] Sale notice for sale of Immovable Properties

1. **RAHUL JAIN**
S/O SATYAVEER JAIN
C-7/105, 2ND FLOOR, YAMUNA VIHAR GARHI
MENDU, NORTH EAST DELHI, DELHI-110053
Mob No. 9811102742

Also At:-
B 540 F FLOOR AND SECOND FLOOR GALI NO 2,
BLOCK B MEET NAGAR SHAHDARA, NEW DELHI 110032
Mob No. 9811102742

Also At:-
SHRI RAM MARKETING
B2/4, MAIN WAZIRABAD ROAD MEET NAGAR, DELHI-110094

2. **ANSHIKA JAIN**
W/O RAHUL JAIN
C-7/105, 2ND FLOOR, YAMUNA VIHAR, GARHI MENDU,
NORTH EAST DELHI, DELHI-110053
Mob No. 9811102742

Also At:-
B 540 F FLOOR AND SECOND FLOOR GALI NO 2
BLOCK B MEET NAGAR SHAHDARA NEW DELHI 110032
Mob No. 9811102742

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.

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 **Save Financial Services Pvt Ltd** (Secured Creditors), the possession of which has been taken by the Authorised Officer of **Save Financial Services Pvt Ltd**, Secured Creditor, will be sold on “As is where is”, “As is what is” and “Whatever there is” basis on **04.06.2025**,

for recovery of amount as mentioned below, due to the Secured Creditors from following Borrower(s), Guarantor(s) and Corporate Guarantor(s). The reserve price and earnest money to be deposited is mentioned below respectively.

| Sr No. | Name of Borrower, Co-Borrower/ Guarantor(s) with address/es | Description & Owner(s) of Properties | | |
|--------|---|---|---|--|
| | <p>1. RAHUL JAIN S/O SATYAVEER JAIN, 2. ANSHIKA JAIN W/O RAHUL JAIN, BOTH AT - C-7/105, 2ND FLOOR, YAMUNA VIHAR GARHI MENDU, NORTH EAST DELHI, DELHI-110053, Also At :- B 540 F FLOOR AND SECOND FLOOR GALI NO 2, BLOCK B MEET NAGAR SHAHDARA, NEW DELHI 110032, Sr No. 1 Also At:- SHRI RAM MARKETING, B2/4, MAIN WAZIRABAD ROAD MEET NAGAR, DELHI-110094, LOAN NO. - LOANAGUR0000029</p> | <p>ALL THAT PIECE AND PARCEL OF ENTIRE RESIDENTIAL BUILT-UP FIRST AND SECOND FLOOR UP TO CEILING LEVEL WITHOUT ROOF AND TERRAC ERIGHTS, ALONG WITH ITS WHOLE OF THE STRUCTURE BUILT AT SITE, WITH ALL FIXTURE AND FITTINGS FITTED THEREON, WITH THE RIGHT TO USE THE TERRACE OF TOP FLOOR ONLY FOR MAINT ENANCE AND REPAIR OF WATER TANK AND DISH ANTENNA, BEARING THE PROPERTY NO.B-540, MEASURING AREA 80 SQ. YDS i.e. 66.88 SQ. MTRS., OUT OF KHASRA NO.1000/526/2, SITUATD IN THE AREA OF VILLAGE SABOLI IN THE ABADI KNOWN AS GALI NO.2, B-BLOCK, MEET NAGAR ROAD, ASHOK NAGAR, ILLAQA SHAHDARA, DELHI-110093, WITH ALL COMMON FACILITIES SUCH AS COMMON STAIRS, COMMON PASSAGE, COMMON ENTRANCE, COMMON PARKING IN STILT, TOGETHER WITH THE PROPORTIONATE, IMPARTABLE, INDIVISIBLE, UNDIVIDED OWNERSHIP RIGHTS OF THE LAND THEREUNDER. AND BOUNDED OF THE SAID PROPERTY ARE AS UNDER:- EAST:- PROPERTY OF OTHERS, WEST:- ROAD 15 FT WIDE, NORTH: PROPERTY OF OTHERS, SOUTH:- PROPERTY OF OTHERS. (Type of possession – Physical)</p> | | |
| | <p>Reserve Price (RP) & EMD & Incremental Amount</p> | <p>Recovery Amount as per Demand Notice</p> | <p>Date & Time of On-Site Inspection of Property</p> | <p>Date & Time of E-Auction</p> |
| | <p>Rs. 40,00,000/- & Rs. 4,00,000/- & Rs. 25,000/-</p> | <p>Rs. 67,83,070.56/- on 03-Jan-2024</p> | <p>02-06-2025 to 03-06-2025 From 10.00 AM to 5.00 PM</p> | <p>04-06-2025 - 10 Am to 12 Pm (with unlimited extensions of 5 Minutes each)</p> |

EMD amount shall be remitted through NEFT/RTGS/Funds Transfer in favor of "SAVE FINANCIAL SERVICES PVT LTD." Bank Account No. - 184305000395, Bank Name - ICICI BANK, IFSC code - ICIC0001809, Branch - SHAHEED ROAD. Last date for deposit of EMD and uploading Bid documents: 03-06-2025 Till 12.00 PM at

<https://www.bankauctions.in>

The balance 25% of final purchase price minus EMD Amount shall be deposited by the successful bidder, latest by the next working day by way of RTGS / NEFT in the E-Auction account of Save Financial Services Pvt Ltd , as detailed above. The balance 75% of the final purchase shall be deposited by way of RTGS / NEFT within 15 days from the date of auction in the same E-Auction account as above. The refund of EMD to the unsuccessful bidders shall be made only in the account number mentioned by such bidder in the Bid form within 5 working days.

Terms and Conditions:- E-auction is being held on “AS IS WHERE IS” and “AS IS WHAT IS” and “WHATEVER THERE IS” basis and will be conducted “Online”. The auction will be conducted through Save Financial Services Pvt Ltd 's approved service provider M/s 4 Closure at the web portal <http://bankauctions.in/>. Bid Documents, Declaration, General Terms and Conditions of online auction sale are available in <http://bankauctions.in/> . To the best of knowledge and information of the Authorized Officer, there is no encumbrance on the properties. However, the intending bidders should make their own independent inquires regarding the encumbrances, title of properties put on auction and claims/rights / dues/ affecting the property/ies, prior to submitting their bid, in this regard, the a-Auction advertisement does not constitute and will not be deemed to constitute any commitment or any representation of Save Financial Services Pvt Ltd. Bidders can also contact E- auction service provider, M/s 4 Closure, Hyderabad. helpline No.: 0814200062/65/66 ; email : info@bankauctions.in Contact Person : Mr. Arijit Kr.Das, 8142000725 and 8142000066, email : arijit@bankauctions.in. It may please be noted that in case of any discrepancy/ inconsistency between auctions notices published in English and in Hindi then the contents of the notice published in English shall prevail. The Authorised Officer/ Secured Creditor shall not be responsible in anyway for any third party claims/ rights/ dues. The sale shall be subject to rules/ conditions prescribed under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002. **STATUTORY 30 DAYS SALE NOTICE UNDER THE SARFAESI ACT, 2002**

Place : Delhi,
Date: 01.05.2025

Authorized Officer,
Save Financial Services Pvt Ltd