Asset Reconstruction Company(India) Ltd. (Arcil) CIN-U65999MH2002PLC134884 | Website: https://auction.arcil.co.in

Arcil
Premier ARC

Acting in its capacity as Trustee of various Arcil Trusts
Arcil office: The Ruby, 10th floor, 29, Senapati Bapat Marg, Dadar (West) Mumbai - 400 028.
Branch Office: 1G, 1st Floor, Century Plaza, No.560-562, Anna Salai, Teynampet, Chennai – 600018.

PUBLIC NOTICE FOR SALE THROUGH ONLINE E-AUCTION IN EXERCISES OF THE POWERS UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT, 2002 (SARFAESI ACT) READ WITH RULES 6, 8 & 9 OF SECURITY INTEREST (ENFORCEMENT) RULES, 2002

Notice is hereby given to the public in general and to the Borrower (s) / Guarantor (s) / Mortgagor (s), in particular, that the below described immovable property/ies mortgaged/charged to the Asset Reconstruction Company (India) Limited, acting in its capacity as Trustee of various Arcil Trusts (**"ARCIL"**) (pursuant to the assignment of financial asset vide registered Assignment Agreements), will be sold on "As is where is", "As is what is", "Whatever there is" and "Without recourse basis" by way of online e-auction, for recovery of outstanding dues of together with further interest, charges and costs etc., as detailed below in terms of the provisions of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 ("Act") read with Rules6, 8 and 9 of the Security Interest (Enforcement) Rules, 2002 ("Rules").

Sr. No	Name of the Borrower / Co-Borrower/s / Guarantor/s / Mortgager/s	LAN No. & Selling Bank	Trust Name	Outstanding amount as per SARFAESI Notice	Possession type and date	Date of Inspection	Type of Property and Area	Earnest Money Deposit (EMD)	Reserve Price	Date & Time of E-Auction
1	**Mr. Prasoona Kapaleeswaran**	**603607210118303 Fullerton India Home Finance Company Ltd (FIHFCL)**	**ARCIL-RETAIL LOAN PORTFOLIO-053 A TRUST**	**Rs.10025351.37/- (Indian Rupees One Crore Twenty Five Thousand Three Hundred Fifty One Rupees And Thirty Seven Paise) as on 09.09.2025 + further Interest thereon + Legal Expenses**	**Physical Possession On 15.05.2025**	**26th February & 5th March 2026**	**UDS: 350.0 sq.ft, Construction : 820 sq.ft**	**Rs. 362000/-** (Rupees Three Lakhs Sixty Two Thousand Only)	**Rs. 3620000/-** (Rupees Thirty Six Lakhs Twenty Thousand Only)	On 12.03.2026 02.15pm

Description of the Secured Asset being auctioned: **Property owned by PRASOONA KAPALEESWARAN:** All that piece and parcel of the undivided share of land measuring 350 Sq.ft., out of the Plot No.9, Thamaraai Nagar, Thirumullaivoyal Village, Ambattur Taluk, Thiruvallur District comprised in S.Nos.500/3 & 500/4 measuring 1800 Sq.ft., together with the Flat bearing No.F-2, First Floor measuring 820 Sq.ft., including common area with one covered car parking space and the lands **bounded on the North by:** Plot No.7. **South by:** Plot No.11. **East by:** 20 Feet Natesan 2nd Street. **West by:** Vacant Plot in S.No.501. **MEASURING** East to West on the Northern Side: 60 Feet. East to West on the Southern Side: 60 Feet. North to South on the Eastern Side: 30 Feet. North to South on the Western Side: 30 Feet. Situated within the Sub Registration District of Ambattur and the Registration District of Chennai North.

2	**Mr. Sandharkumar B**	**603607210161906 Fullerton India Home Finance Company Ltd (FIHFCL)**	**ARCIL-RETAIL LOAN PORTFOLIO-053 A TRUST**	**Rs.8202578.58/- (Indian Rupees Eighty Two Lakhs Two Thousand Five Hundred Seventy Eight Rupees And Fifty Eight Paise) as on 09.09.2025 + further Interest thereon + Legal Expenses**	**Physical Possession On 21.05.2025**	**26th February & 5th March 2026**	**UDS: 408.0 sq.ft, Construction : 860 sq.ft**	**Rs. 265000/-** (Rupees Two Lakhs Sixty Five Thousand Only)	**Rs. 2650000/-** (Rupees Twenty Six Lakhs Fifty Thousand Only)	On 12.03.2026 03.15pm

Description of the Secured Asset being auctioned: **Property owned by : SANDHARKUMAR B : SCHEDULE-A -** All that piece and parcel of land and building situated at Plot No. 1144 at Vedachalam Nagar, Adhanvoor Village, Sriperumbudur Tk, Kancheepuram District, measuring 1750 Sq.Ft and comprised in Old Survey No. 361/3, as per Patta New Survey No. 402/14 within the Sub-Registration District of Guduvanchery Registration District of South Chennai. **Bounded on the: North by:** 23 Feet Road, **South by:** Plot No. 1162, **East by:** Plot No. 1145, **West by:** Plot No. 1144 **Measuring:** On the Eastern side: 50 Feet, On the Western side: 50 Feet, On the Northern side: 35 Feet, On the Southern side: 35 Feet. Totaling 1750 Sq.Ft of land and building.
SCHEDULE – B - 408 Sq.Ft of undivided share of land in the schedule A mentioned property (1750 Sq.Ft of land), with Flat in Second Floor, having a total built up area of 860 Sq.Ft, and on covered car parking in schedule A mentioned property.

3	**Mr. Akhila K**	**603607210130885 Fullerton India Home Finance Company Ltd (FIHFCL)**	**Arcil-Retail Loan Portfolio-061-A-Trust**	**Rs.2,01,01,456.77/- Indian Rupees Two Crore One Lakhs One Thousand Four Hundred Fifty-Six and Seventy-Seven Paise) as on 18-08-2025 + further Interest thereon + Legal Expenses**	**Physical Possession On 15.05.2025**	**26th February & 5th March 2026**	**Land (UDS)436 sq.ft out of 4622 sq.ft, SBUA-1145**	**Rs. 744500/-** (Rupees Seven Lakhs Forty Four Thousand Five Hundred Only)	**Rs. 7445000/-** (Rupees Seventy Four Lakhs Forty Five Thousand Only)	On 12.03.2026 05.00pm

Description of the Secured Asset being auctioned: **Property owned by AKHILA K:** All that piece and parcel of the undivided share on land measuring 436 Sq.ft.. out of The property at Door no.49 Mannady Street. Koyambedu Chennai-600 107 comprised in S.no. 128/5 under Patta No.58 as per the extract from the Town Survey Land Register in CA.No.126/2004 T.S. No.8 Block No.56 of Koyambedu Vilage. Egmore-Nungambakkam Taluk Measuring 4622 Sq.ft. as per document and as per site 4035 Sq.ft. or 374.85 Sqft. including common area with a covered car park space in the stilt floor marked as s-3 in the building Known As Poonnusamy Enclave and the land bounded on the Situated within the Sub Registration District of Anna Nagar and the Registration District of Chennai Central. **North :** Mannady Street, **South :** Property belongs to Mr. Saminatha Pandaram, **East :** Proper belongs to Mr. Samina than, **West :** Property belongs to Mr. Purushothaman

4	**Mr. Shri Balaji Marketing**	**2733520 IDFC First Bank Limited (IDFC First)**	**Arcil-Trust-2025C-011**	**Rs.28501286.44/- (Indian Rupees Two Crore Eighty Five Lakhss One Thousand Two Hundred Eighty Six Rupees And Forty Four Paise) as on 09.09.2025 + further Interest thereon + Legal Expenses**	**Physical Possession On 27.09.2021**	**26th February & 5th March 2026**	**Land: 2746 sq.ft**	**Rs. 1289600/-** (Rupees Twelve Lakhs Eighty Nine Thousand Six Hundred Only)	**Rs. 12896000/-** (Rupees One Crore Twenty Eight Lakhs Ninety Six Thousand Only)	On 12.03.2026 06.00pm

Description of the Secured Asset being auctioned: Property owned by SHRI BALAJI MARKETING: All that piece and parcel of land measuring an extent of 1 Ground and 346 Sq.ft., forming part of R.S.No.2901 (part) as per Patta R.S.No.2901/2, situated at Kosapet Village, bearing Door No.1A as per Patta Door No.2, known as R.S.No.2901, Radhappa Mudali Street Otteri, Chennai and **bounded on the:- North by:** Bajanai Kovil & Chellapariyar Kovil Chatiram **South by:** Chellapariyar Kovil **East by:** Common Passage leading to Kovil in R.S.No.2901 **West by:** Santhiappa Mudali & Chellapariyar Kovil Chatiram. Situated within the Sub-Registration District of Purusaiwalkam and Registration District of Chennai.

Pending Litigations known to ARCIL	**Nil**	**Encumbrances/Dues known to ARCIL**	**Nil**
Last Date for submission of Bid	**On or before 11-03-2026 before 5.00 pm**	**Bid Increment Amount:**	**As mentioned in the BID document**
Demand Draft to be made in name of:	**As mentioned in the Trust Name column**	**Payable at : Chennai**	
RTGS details	**Account Name : Arcil-Retail Loan Portfolio-053 A Trust, A/C No : 57500000373024, Maintained with : HDFC Bank, IFSC Code : HDFC0000542, Branch Address : Kamala Mills Compound, Senapati Bapat Marg, Lower Parel-400013**		
	Account Name : Arcil-Trust-2025C-011, A/C No : 57500001561550, Maintained with : HDFC Bank, IFSC Code : HDFC0000542, Branch Address : Kamala Mills Compound, Senapati Bapat Marg, Lower Parel - 400013		
	Account Name : Arcil-Retail Loan Portfolio-061-A-Trust, A/C No : 57500000498619, Maintained with : HDFC BANK, IFSC Code : HDFC0000542, Address : Kamala Mills Compound, Senapati Bapat Marg, Lower Parel, Mumbai, Maharashtra, 400013		
Name of Contact person & number	Mahesh Bangera – 9004173256 (mahesh.bangera@arcil.co.in), Karthikeyan Jayavel – 9841415252 (karthikeyan.jayavel@arcil.co.in), Vijayaraj - 9551714945 (vijayaraj@arcil.co.in)		

Sr. No	Name of the Borrower / Co-Borrower/s / Guarantor/s / Mortgager/s	LAN No. & Selling Bank	Trust Name	Outstanding amount as per SARFAESI Notice	Possession type and date	Date of Inspection	Type of Property and Area	Earnest Money Deposit (EMD)	Reserve Price	Date & Time of E-Auction
5	**Mr. V Raja**	**H403HLT0248969 / H403HHL0242755 Bajaj Housing Finance Limited (BHFL)**	**Arcil-Retail Loan Portfolio-042-E-Trust**	**Rs.2748706.03/- (Indian Rupees Twenty Seven Lakhs Forty Eight Thousand Seven Hundred Six and Paise Three) as on 06.10.2025 + further Interest thereon + Legal Expenses**	**Physical Possession On 08.08.2023**	**26th February & 5th March 2026**	**UDS 233.50 Sq.ft Super builtup area Fifth Floor RCC Roof - 695.00 Sq.ft**	**Rs. 216000/-** (Rupees Two Lakhs Sixteen Thousand Only)	**Rs. 2160000/-** (Rupees Twenty One Lakhs Sixty Thousand Only)	On 13.03.2026 03.15pm

Description of the Secured Asset being auctioned: **Property owned by V RAJA:**
SCHEDULE - A - All that piece and parcel of land situate at Old No.180, New No.135, Mathur Village, Saidapet Taluk, Kancheepuram District, comprised in Survey Nos. and extent as detailed below thereabouts and bounded on the:

Item No.	Survey No.	Extent Acres	Extent in Sq.ft.	North by:	South by:	East by:	West by:
1.	30/2 Part	Cents 14.30	6220.30	30/2 Part	30/3 Part	30/5 Part	32/7 Part
2.	30/3 Part	1.75	762.30	30/5 Part	30/3 Part	30/6 Part	30/2 Part
3.	33/4 Part	19.00	8276.40	33/2	33/7	34/1 Part	33/3 Part & 33/5 Part
4.	33/5 Part	5.25	2286.90	33/3 Part	33/7 Part	33/4 Part & 33/7	33/2 Part
5.	33/7 Part	52.00	22651.20	32/7 Part	34/1 Part	33/4 Part	33/4 Part & 34/2 Part
6.	34/2 Part	19.00	8276.40	34/2 Part	34/2 Part	31/4 Part & 34/5	34/2 Part
7.	34/3 Part	6.00	2613.60	34/3 Part	34/4 Part	35/1A Part	34/3 Part
8.	35/2 Part	12.50	5445.00	35/2 Part	35/2 Part	35/3 Part	35/3 Part & 35/2 Part
9.	93/1B Part	33.00	14374.80	35/3 Part	93/2 Part	93/1C	93/1A
10.	35/3 Part	57.50	25047.00	35/3 Part	93/1A Part & 93/1B & 93/2 Part	93/6 Part	35/2 Part
11.	93/1A Part	30.50	13285.80	35/1 Part & 93/2 Part	93/2 Part	93/1B Part	34/3 Part & 34/5 Part
12.	93/1C	30.00	13068.00	35/3 Part	93/2 Part	93/1 Part & 93/1B	93/1B
13.	33/2 Part	11.00	4791.60	33/2 Part	33/4 Part	99/2 Part	33/4 Part
14.	137/4 Part	11.25	4900.50	137/2 Part	137/5 Part	137/6 Part	137/4 Part
15.	137/5 Part	10.50	4573.80	137/4 Part	132/1 Part	137/6 Part	137/5 Part
16.	34/7 Part	12.50	5445.00	32/7 Part	34/1 Part	34/2 Part	32/7 Part
17.	33/7 Part	8.00	3484.80	33/4 & 33/5	34/1 Part	34/1 Part	33/5 Part & 33/7
18.	34/4	18.00	7840.80	34/3	34/4 Part	93/1A Part	34/1 Part
19.	34/5	18.00	7840.80	34/4	137/1 Part	93/1A Part & 93/1B Part	34/2 Part
20.	92/2 Part	6.25	2722.50	92/1 Part	94/1 Part	92/2 Part	93/2 Part
21.	93/2	59.00	25700.40	93/1A, 93/1B, & 93/1C	137/4 Part & 137/6	94/1 Part	34/7, 93/1A, 137/1, 92/2 Part
22.	137/1 Part	23.25	10127.70	93/2 Part	127/2 Part	93/2 Part	137/2 Part
23.	137/2 Part	17.00	7405.20	137/1 Part	137/4 Part	93/2 Part	137/2 Part
24.	33/3 Part	0.50	217.80	33/1 Part	33/2 Part	33/2 Part	33/3 Part
25.	33/1 Part	6.00	2613.60	33/3 Part	33/5 Part	33/2 Part & 33/4 Part	33/3 Part
26.	92/1 Part	30.00	13068.00	35/3 Part & 92/1A2	92/2 Part	92/1 Part	35/3 Part, 93/1B, 93/1C,
27.	137/6	15.00	6534.00	93/2 Part	133 Part	94/1 Part & 134	137/4 Part, 93/2 & 137/5 Part
28.	94/1 Part	64.75	28,205.10	92/2 Part & 94/1 Part	94/1 Part	94/1 Part	135/2 Part & 137/6 Part

Total | 591.75 | 257,766.30
SCHEDULE – B - All that piece and parcel of Deluxe Apartment bearing no.509 in the Fifth Floor in "TEMPLEGREEN HEIGHTS", with all the area and proportionate common share in the undivided share or interest in all that piece and parcel of land more particularly described in "A" Schedule above written. Situated within the Sub-Registration District of Sunguvachattram in the Registration District of Chennai South.

6	**Mr. Santhacruz Sagayaraj**	**4030HL35965290 / 4030HL35964885 / 4030HL35964454 / 4030HL35964680 Bajaj Finance Limited (BFL)**	**Arcil-Retail Loan Portfolio-042-D-Trust**	**Rs.15257161.6/- (Indian Rupees One Crore Fifty Two Lakhs Fifty Seven Thousand One Hundred Sixty One Rupees And Sixty Paise) as on 09.09.2025+further Interest thereon + Legal Expenses**	**Physical Possession On 08.08.2023**	**26th February & 5th March 2026**	**UDS: 215.08 sq.ft, Construction : 1132 sq.ft**	**Rs. 613400/-** (Rupees Six Lakhs Thirteen Thousand Four Hundred Only)	**Rs. 6134000/-** (Rupees Sixty One Lakhs Thirty Four Thousand Only)	On 13.03.2026 04.15pm

Description of the Secured Asset being auctioned: **Property owned by SANTHACRUZ SAGAYARAJ:**
ITEM NO.1 - All That Piece And Parcel Of The Lands Situated In Orchid Springss comprised in Survey Nos.514A/1, 514A/2, 537/A, 538, 539, 541, 541, 542, 545, 546, 561, 589, 590, 591, 592, 593, 594/2 of KORATTUR VILLAGE, Ambattur Taluk, situated within Sub-registration District of Villivakkam and Registration District of Central Chennai measuring 13 Acres 89 Cents, Patta No.7879 (RPT No.9404/06-07, T.K.8A/1873/1415, RPT No.18/2, 182/06-07 & RPT.No.444/445/06-07).
ITEM NO.2 - All that piece and parcel of lands in "Orchid Springss bearing Plot Nos.1,2 and 3 comprised in Survey No.536/B measuring 10,072 Sq.ft., (22 cents) & 50 cents measuring 50 cents and Sy.No.540 measuring 1 acre 30 cents of KORATTUR VILLAGE, Ambattur Taluk, situated within the Sub-registration District of Villivakkam and Registration District of Central Chennai, totally measuring 1 Acre 57 cents, Patta No.1076 & 903. The Total land area of item Nos.1 and 2 measures 62,563.81 Square meters. **Bounded on the:- North by:** Vacant Land **South by:** Vacant Land **East by:** Water Canal Road **West by:** Vacant Land
SCHEDULE B PROPERTY All that piece and parcel of the land situated on Water Canal Road in Survey Nos. 514A/1, 514A/2, 537/A, 538, 538/1, 541, 542, 545, 546, 561, 569, 569/1, 569/2, 569/4, Plot Nos. 1, 2, and 3 comprised in Survey No. 536/B measuring 10,072 Sq.ft. . (22 cents) Sy.No.539 measuring 05 cents and Sy.No.540 measuring 1 acre 30 cents of KORATTUR VILLAGE, Ambattur Taluk, situated within the Sub-Registration District of Villivakkam and Registration District of Central Chennai in all measuring 52727.23 Square meters.
SCHEDULE C -PROPERTY "B" 21508 Sq.ft., undivided right, title, and interest in Schedule "B" property. Situated within the Registration Sub-District of Villivakkam and Registration District of Chennai Central.

7	**Mr. M Vimal Anand**	**403SHL01225141 / 403SAL00268688 / 403SHL01225138 Bajaj Finance Ltd**	**Arcil-SBPS-042-I-Trust**	**Rs.13432680.1/- (Indian Rupees One Crore Thirty Four Lakhs Thirty Two Thousand Six Hundred Eighty Rupees And Ten Paise) as on 09.09.2025 + further Interest thereon + Legal Expenses**	**Physical Possession On 14.12.2024**	**26th February & 5th March 2026**	**UDS: 430.0 sq.ft, Construction : 854 sq.ft**	**Rs. 392100/-** (Rupees Three Lakhs Ninety Two Thousand One Hundred Only)	**Rs. 3921000/-** (Rupees Thirty Nine Lakhs Twenty One Thousand Only)	On 13.03.2026 04.30pm

Description of the Secured Asset being auctioned: **Property owned by VIMAL ANAND:** Flat Measuring 854 sq.ft., Bearing No. F2, in the First Floor of the building and car park together with undivided 430 sq.ft share in the land measuring 3291 sq.ft Comprised in old Survey No.191/2, New Survey No 191/2A1, Zamin Pallavaram Village, being Plot no. 23, Krishnapuram, Zamin Pallavaram, Alandur Taluk, Kancheepuram District and the land **bounded on the: North By:** Plot No: 22 & Road **South By:** Survey No.191/3 **East By:** Plot No.24 **West By:** Survey No.192. Situated within the Registration Sub District of Chromepet and Registration District of Pallavaram.

Pending Litigations known to ARCIL	**Nil**	**Encumbrances/Dues known to ARCIL**	**Nil**
Last Date for submission of Bid	**On or before 12-03-2026 before 5.00 pm**	**Bid Increment Amount:**	**As mentioned in the BID document**
Demand Draft to be made in name of:	**As mentioned in the Trust Name column**	**Payable at : Chennai**	
RTGS details	**Account Name : Arcil-Retail Loan Portfolio-042-E-Trust, A/C No : 57500000729860, Maintained with : HDFC Bank, IFSC Code : HDFC0000542, Branch Address : Kamala Mills Compound, Senapati Bapat Marg, Lower Parel - 400013**		
	Account Name : Arcil-Retail Loan Portfolio-042-D-Trust, A/C No : 57500000730812, Maintained with : HDFC Bank, IFSC Code : HDFC0000542, Branch Address : Kamala Mills Compound, Senapati Bapat Marg, Lower Parel - 400013		
	Account Name : Arcil-SBPS-042-I-Trust, A/C No : 05420350002019, Maintained with : HDFC Bank, IFSC Code : HDFC0000291, Branch Address : Ground Floor, Express Towers, Nariman Point, Mumbai, Maharashtra 400021.		
Name of Contact person & number	Mahesh Bangera – 9004173256 (mahesh.bangera@arcil.co.in), Karthikeyan Jayavel – 9841415252 (karthikeyan.jayavel@arcil.co.in), Vijayaraj -9551714945 (vijayaraj@arcil.co.in)		

Sr. No	Name of the Borrower / Co-Borrower/s / Guarantor/s / Mortgager/s	LAN No. & Selling Bank	Trust Name	Outstanding amount as per SARFAESI Notice	Possession type and date	Date of Inspection	Type of Property and Area	Earnest Money Deposit (EMD)	Reserve Price	Date & Time of E-Auction
8	**Mr. Ganesan V**	**20009310001989 Bandhan Bank**	**Arcil - 2024C - 004-Trust**	**Rs.10078815.05/- (Indian Rupees One Crore Seventy Eight Thousand Eight Hundred Fifteen Rupees And Five Paise) as on 09.09.2025+further Interest thereon + Legal Expenses**	**Physical Possession On 21.11.2023**	**26th February & 5th March 2026**	**Land: 2303.0 sq.ft, Construction : 3945 sq.ft**	**Rs. 673800/-** (Rupees Six Lakhs Seventy Three Thousand Eight Hundred Only)	**Rs. 6738000/-** (Rupees Sixty Seven Lakhs Thirty Eight Thousand Only)	On 20.03.2026 03.00pm

Description of the Secured Asset being auctioned: **Property owned by GANESAN V:** Coimbatore Registration District, Madukkarai Sub Registration District, Madukkarai Taluk, Seerapalayam Village, Majara Bodipalayam Oorkattu Natham Survey No. 278/1, in this following **boundaries are found. North :** Property of Veeramani Gounder **South :** Property of Karuppakkal, **East :** South North Ittery, **West :** South North Ittery. Within the above East West on the North 49 ft East West on the South 49 ft South North on the North 47 ft South North on the East 47 ft Admeasuring about 5 cents and 123 sq.ft of house sites with RCC Building Built thereat, its doors, fittings, fixtures, etc., with pathway rights.

9	**Mr. Sundar C**	**X0HLMDA00002015426 Cholamandalam Investment and Finance Company Limited**	**Arcil - 2024C - 006-Trust**	**Rs.10742427.45/- (Indian Rupees One Crore Seven Lakhs Forty Two Thousand Four Hundred Twenty Seven Rupees And Forty Five Paise) as on 09.09.2025+further Interest thereon + Legal Expenses**	**Physical Possession On 29.07.2021**	**26th February & 5th March 2026**	**UDS: 304.0 sq.ft, Construction : 895 sq.ft**	**Rs. 376700/-** (Rupees Three Lakhs Seventy Six Thousand Seven Hundred Only)	**Rs. 3767000/-** (Rupees Thirty Seven Lakhs Sixty Seven Thousand Only)	On 20.03.2026 04.00pm

Description of the Secured Asset being auctioned: **Property owned by SUNDAR C:** All that piece and parcel of property situated at Chengalpattu Registration District, Sub Registration District of Sunguvarchatram, Kanchipuram District, Sriperumbudur Taluk, Mambakkam Village, in Survey Nos.77/15A, 77/8, 77/15B, 77/10, 62/10, 77/6, 77/7, 62/11B, the total Ac.1.770 or 77101.2 Sqft and the Undivided Share of 304 Sqft with building at Third Floor to an extent of 895 Sqft with common path bearing Flat No.331 Block No.2, Globevill Phase-I including Electricity service Connection.Situated within the Registration District of Kanchipuram and Sub Registration District of Sunguvarchatram

10	**Mr. K Ganesh Babu**	**H403HLT0264040 / H403HHL0249281 / H403HLT0264041 Bajaj Housing Finance Limited (BHFL)**	**Arcil-Retail Loan Portfolio-042-E-Trust**	**Rs.7471988.99/- (Indian Rupees Seventy Four Lakhs Seventy One Thousand Nine Hundred Eighty Eight and Paise Ninety Nine) as on 06.10.2025+further Interest thereon + Legal Expenses**	**Physical Possession On 17.08.2023**	**26th February & 5th March 2026**	**Flat-523(UDS), Constructed property 1041 Sqft**	**Rs. 391200/-** (Rupees Three Lakhs Ninety One Thousand Two Hundred Only)	**Rs. 3912000/-** (Rupees Thirty Nine Lakhs Twelve Thousand Only)	On 20.03.2026 05.00pm

Description of the Secured Asset being auctioned: **Property owned by K GANESH BABU:**
SCHEDULE 'A' PROPERTY - All that piece and parcel of the property at bearing Door No.7/316B,Dr.Ambedkar Street, Pasumpon Naga, Perumbakkam, Perumbakkam Village, Sholinganallur Taluk, Kancheepuram District, comprised in S.No.429/6, Patta No.1708, measuring 2493 sq.ft., (as per patta 231 sq.meters) and the lands **bounded on the North By:** Property belongs to Mr.Arumugam, **South By:** Balance portion of the property belongs to Mr.B.Mari, **East By:** 24 feet Road, **West By:** Chinnasamy House. Situate within the Registration District of Chennai South and in the Sub-Registration District of Selaiyur.
SCHEDULE 'B' PROPERTY (Undivided share hereby conveyed) - All that piece and parcel of 523 sq.ft. undivided share in the Land forming part of Schedule 'A' mentioned property with 1041 Sq.Ft of Built-up area. Together with a car park

11	**Mr. S Dhayanandh**	**421HSO56993148, 421TOL56995053 Bajaj Housing Finance Limited (BHFL)**	**Arcil-Retail Loan Portfolio-042-E-Trust**	**Rs.39,47,087.37/- (Indian Rupees Thirty Nine Lakhs Forty Seven Thousand Eighty Seven and Thirty Seven Paisa Only) as on 15.07.2025 + further Interest thereon + Legal Expenses**	**Physical Possession On 17.08.2023**	**26th February & 5th March 2026**	**UDS: 406 Sqft SBUA 1030 Sqft**	**Rs. 288900/-** (Rupees Two Lakhs Eighty Eight Thousand Nine Hundred Only)	**Rs. 2889000/-** (Rupees Twenty Eight Lakhs Eighty Nine Thousand Only)	On 20.03.2026 05.30pm

Description of the Secured Asset being auctioned: **Property owned by S DHAYANANDH:** All that piece and parcel of land situated in the Registration District of Coimbatore, Sub Registration District of Gandhipuram, Coimbatore North Taluk, KALAPATTY VILLAGE, in S. F. No. 265/1B, Ac. 8.40 In This Western Portion Ac. 2.60 **bounded on the, North by** Common pathway, **South by-** East West Itteri,. **East by** The property belongs to Jaganathan, **West by** The property belongs to Kuttiammal, these lands was formed into a layout of house sites and Town Panchayat approval sanctioned by the Executive Officer, Kalapatty Town Panchayat vide Na. Ka. No. 295/94 dated 26.10.1994, in this the Site Nos. 7, 8 and 9 adjoining together **bounded on the, North by-** The Site No. 6, **South by-** The Site No. 10, **East by-** The remaining lands in S.F. No. 265/1B and **West by -** 30 feet wide North South layout road, Within this, **East to West on the North -** 60 feet 4 inches, **East to West on the South-** 61 feet 1 inch, **North to South on the East-** 120 feet, **North to South on the West-** 118 feet, Admeasuring 7302 Square Feet (Or) 16 Cents and 332 Square Feet with its all appurtenances attached thereto etc.,
Schedule 'B' - In the property set out in Schedule 'A' above, an extent of 406 Sq. ft. (Or) 37.71 Sq. Mtrs. of undivided share and interest in the land with all rights in common, etc.,
Schedule 'C' - A Flat in the First Floor 'A' BLOCK, in the Apartment called as "AVINASH ENCLAVE LUXURY APARTMENT" having Super built up area of 1030 Sq. ft. (2BHK) under construction along with a covered car parking area in the stilt floor with the rights of common way and all other rights appended to it with all OTHER AMENTIES ATTACHED THERETO, The property includes improvement already made and to be made from time to time

12	**Mr. Nagarajan Ramesh**	**403ZLT98598686 Bajaj Housing Finance Limited (BHFL)**	**Arcil-Retail Loan Portfolio-042-E-Trust**	**Rs.30,05,924.03/- (Indian Rupees Thirty Lakhs Five Thousand Nine Hundred Twenty Four and Zero Three Paisa Only) as on 15.07.2025 + further Interest thereon + Legal Expenses**	**Physical Possession On 02.08.2023**	**26th February & 5th March 2026**	**UDS 543 Sq ft Constructed property 724 Sq ft**	**Rs. 209300/-** (Rupees Two Lakhs Nine Thousand Three Hundred Only)	**Rs. 2093000/-** (Rupees Twenty Lakhs Ninety Three Thousand Only)	On 20.03.2026 06.00pm

Description of the Secured Asset being auctioned: **Property owned by NAGARAJAN RAMESH :** All that piece and parcel of Flat No.E in the First Floor of an area of 724 sq.ft., (including common areas) in the building known as "Kasi Fort" together with 1/25th (i.e., 96.56 sq.ft.,) undivided share of land in 2414 sq.ft., out of the total extent of 13080 sq.ft., comprised in Survey No.28/1 of Porur Village bearing Door No.23-E, Annai Sathya Nagar 8th Street, Porur, Chennai - 600098, Maduravoyal Taluk, Thiruvallur District and **bounded on the: North by:** lands owned by Mr. Kasi Rajan, **South by:** lands owned by Mr. C. Stephen Jayaraj, **East by:** lands owned by Mrs. M. Annakkalanjiyam, **West by :** R.R. Compound **Measurement for 13080 sq.ft.. - North to South on Eastern side:** 136 feet 4.5 inches, **North to South on Western side:** 136 feet 4.5 inches, **East to West on Northern side:** 96 feet, **East to West on Southern side:** 96 feet **Measurement for 2414 sq.ft. - North to South on Eastern side:** 34 feet, **North to South on Western side:** 34 feet, **East to West on Northern side:** 71 feet, **East to West on the Southern side:** 71 feet. situated within the Registration Sub District of Kundrathur and Registration District of Chennai South.

Pending Litigations known to ARCIL	**Nil**	**Encumbrances/Dues known to ARCIL**	**Nil**
Last Date for submission of Bid	**On or before 19-03-2026 before 5.00 pm**	**Bid Increment Amount:**	**As mentioned in the BID document**
Demand Draft to be made in name of:	**As mentioned in the Trust Name column**	**Payable at : Chennai**	
RTGS details	**Account Name : Arcil-Retail Loan Portfolio-042-E-Trust, A/C No : 57500000729860, Maintained with : HDFC Bank, IFSC Code : HDFC0000542, Branch Address : Kamala Mills Compound, Senapati Bapat Marg, Lower Parel-400013**		
	Account Name : Arcil-2024C-006 -Trust, A/C No : 57500001480354, Maintained with : HDFC Bank, IFSC Code : HDFC0000542, Branch Address : Kamala Mills Compound, Senapati Bapat Marg, Lower Parel-400013		
	Account Name : ARCIL - 2024C -004 – TRUST, A/C No : 57500001409112, Maintained with : HDFC Bank, IFSC Code : HDFC0000542, Branch Address : Kamala Mill Compund Branch, Senapati Bapat Marg, Lower Parel, Mumbai – 400013		
Name of Contact person & number	Mahesh Bangera – 9004173256 (mahesh.bangera@arcil.co.in), Karthikeyan Jayavel – 9841415252 (karthikeyan.jayavel@arcil.co.in), Vijayaraj -9551714945 (vijayaraj@arcil.co.in)		

Terms and Conditions :
1. The Auction Sale is being conducted through e-auction through the website https://auction.arcil.co.in and as per the Terms and Conditions of the Bid Document, and as per the procedure set out therein.
2. The Authorised Officer ("AO")/ ARCIL shall not be held responsible for internet connectivity, network problems, system crash down, power failure etc.
3. At any stage of the auction, the AO may accept/reject/modify/cancel the bid/offer or post-pone the Auction without assigning any reason thereof and without any prior notice.
4. The successful purchaser/bidder shall bear any statutory dues, taxes, fees payable, applicable GST on the purchase consideration, stamp duty, registration fees, etc. that is required to be paid in order to get the secured asset conveyed/delivered in his/her/its favour as per the applicable law.
5. The intending bidders should make their own independent enquiries/ due diligence regarding encumbrances, title of secured asset and claims/rights/dues affecting the secured assets, including statutory dues, etc., prior to submitting their bid. The auction advertisement does not constitute and will not constitute any commitment or any representation of ARCIL. The Authorized Officer of ARCIL shall not be responsible in any way for any third-party claims/rights/dues.
6. The particulars specified in the auction notice published in the newspaper have been stated to the best of the information of the undersigned; however undersigned shall not be responsible / liable for any error, misstatement or omission.
7. The Borrower/ Guarantors/ Mortgagors, who are liable for the said outstanding dues, shall treat this Sale Notice as a notice under Rules 8 and 9 of the Security Interest (Enforcement) Rules, about the holding of the above mentioned auction sale.
8. In the event, the auction scheduled hereinabove fails for any reason whatsoever, ARCIL has the right to sell the secured asset by any other methods under the provisions of Rule 8(5) of the Rules and the Act.

Place : Chennai
Date : 12.02.2026

Sd/-
Authorized Officer
Asset Reconstruction Company (India) Ltd.