



Asset Reconstruction Company (India) Ltd. (Arcil)

Acting in its capacity as Trustee of Arcil- Arcil-SBPS 073-I Trust -Trust set up in respect of financial assets relating to M R Enterprises Group Account (M R Enterprises, M R Garden, M R Garments, Rex International, A P Ravi and R Manju and Savitri P M)

Arcil office: The Ruby, 10th floor, 29, Senapati Bapat Marg, Dadar (West) Mumbai-400 028
Website: www.arcil.co.in; CIN-U65999MH2002PLC134884

PUBLIC NOTICE FOR SALE THROUGH ONLINE E-AUCTION IN EXERCISE 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 ARCIL TRUST-2025C-018 ("ARCIL") (pursuant to the assignment of financial asset by HDFC Bank to ARCIL vide registered Assignment Agreement dated 28-03-2025 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 read with Rules 6, 8 and 9 of the Security Interest (Enforcement) Rules, 2002.

Name of the Borrower: M/s Singer Impex Pvt Ltd. (Borrower) Registered Office at: H No 7/4824-A, 1st Floor, Shop-J/173, Japan Textiles Market, Ring Road, Surat - 395 002

Name of the Guarantors/ Co-Borrowers/ Mortgagors: 1) Deepak Balraj Narang, 2) Ankur Balraj Narang, 3) Balraj K Narang, 4) Sunita Balraj Narang

Outstanding amount as per SARFAESI Notice dated: Rs. 41,26,36,339/- (Rupees Forty One Crore Twenty Six Lac Thirty Six Thousand Three Hundred And Thirty Nine Only), as on 10th February 2026 + further Interest thereon + Legal Expenses

Possession: ARCIL has taken physical possession of the properties from HDFC Bank as per provisions of the SARFAESI Act, 2002

Date of Inspection: Will be arranged on request

Earnest Money Deposit (EMD): Item 01: Rs. 2,80,000/- (Rupees Two Lac Eighty Thousand Only)
Item 02: Rs. 6,20,000/- (Rupees Six Lac Twenty Thousand Only)
Item 03: Rs. 1,50,000/- (Rupees One Lac Fifty Thousand Only)
Item 04: Rs. 1,80,000/- (Rupees One Lac Eighty Thousand Only)
Item 05: Rs. 2,00,000/- (Rupees Two Lac Only)
Item 06: Rs. 4,60,000/- (Rupees Four Lac Sixty Thousand Only)
Item 07: Rs. 13,00,000/- (Rupees Thirteen Lac Only)

The Earnest Money has to be deposited by way of RTGS Favouring "Asset Reconstruction Company (India) Ltd.", Current Account: 02912320000561, HDFC Bank Limited, Branch: Lower Parel, Mumbai, IFSC Code: HDFC0000291

Last Date for submission of Bid & EMD: 15th May 2026 before 5:00 p.m.

Reserve Price: Item 01: Rs. 28,00,000/- (Rupees Twenty Eight Lac Only)
Item 02: Rs. 62,00,000/- (Rupees Sixty Two Lac Only)
Item 03: Rs. 15,00,000/- (Rupees Fifteen Lac Only)
Item 04: Rs. 18,00,000/- (Rupees Eighteen Lac Only)
Item 05: Rs. 20,00,000/- (Rupees Twenty Lac Only)
Item 06: Rs. 46,00,000/- (Rupees Forty Six Lac Only)
Item 07: Rs. 1,30,00,000/- (Rupees One Crore And Thirty Lac Only)

Bid Increment: Kindly refer Bid Document

Date & Time of E-Auction: Item No 1 on 18th May -2026 02:00 PM
Item No 2 on 18th May -2026 02:30 PM
Item No 3 on 18th May -2026 03:00 PM
Item No 4 on 18th May -2026 03:30 PM
Item No 5 on 19th May -2026 03:00 PM
Item No 6 on 19th May -2026 03:30 PM
Item No 7 on 19th May -2026 04:00 PM

Link for Tender documents: www.arcil.co.in

Pending Litigations known to ARCIL: : Not known

Encumbrances/Dues known to ARCIL: : Yes

Description of the Secured Asset being auctioned.: Sr. No. | Description of the mortgaged Properties

- Second Floor-209-VIP High Street, Vesu, Surat 395007- 853 Sq Ft. **Owned By Deepak Balraj Narang**
- Second Floor 210-VIP Road-vip High Street, Vesu, Surat-395007-1927 Sq Ft. **Owned By Ankur Balraj Narang**
- Office No-307-vesu-VIP High Street, Vesu, Surat-395007- 634 Sq Ft. **Owned By Deepak Balraj Narang**
- Office No-308-vesu-VIP High Street, Vesu, Surat-395007- 737 Sq Ft. **Owned By Ankur Balraj Narang**
- Office-309-vesu-VIP High Street, Vesu, Surat-395007-853 Sq Ft. **Owned By Ankur Balraj Narang**
- Office-310-vesu-VIP High Street, Vesu, Surat-395007- 1927 Sq Ft; **Owned By Deepak Balraj Narang**
- Office No F/2,-VIP Road, Bhimrad Surat-RS No 34/1A, 34/18, Block No, 70, Tps No. 5 VIP Plaza,-395006-shyam Mandirshyam Mandir, Surat 395006-4035 Sq Ft; **Owned By Ankur Balraj Narang** (under Physical Possession)

Terms and Conditions:

- The Auction Sale is being conducted by the Authorised Officer under the provisions of SARFAESI Act with the aid and through e-auction. Auction/ Bidding shall be only through "Online Electronic Mode" through the website www.arcil.co.in. Arcil is the service provider to arrange platform for e-auction.
- The Auction is conducted as per the further Terms and Conditions of the Bid Document and as per the procedure set out therein. Bidders may go through the website of ARCIL, www.arcil.co.in and the link mentioned herein above as well as the website of the service provider, ARCIL for bid documents, the details of the secured asset put up for auction/ obtaining the bid forms.
- The bidders may participate in the e-auction quoting/ bidding from their own offices/ place of their choice. Internet connectivity shall have to be arranged by each bidder himself/itself. The Authorised Officer/ ARCIL/ service provider shall not be held responsible for internet connectivity, network problems, system crash down, power failure etc.
- For details, help, procedure and online training on e-auction, prospective bidders may contact Mr. Dharmesh Modi, Email id dharmesh.modi@arcil.co.in, Contact Number: 9909969300
- All the intending purchasers/ bidders are required to register their name in the portal mentioned above as www.arcil.co.in and get user ID and password free of cost to participate in the e-auction on the date and time as mentioned aforesaid.
- For inspection of the property or more information, the prospective bidders may contact Mr. Dharmesh Modi, Email id dharmesh.modi@arcil.co.in, Contact Number: 9909969300 or the abovementioned address
- At any stage of the auction, the Authorised Officer may accept/reject/modify/cancel the bid/offer or post-poned the auction without assigning any reason thereof and without any prior notice.
- 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.
- The intending bidders should make their own independent enquiries/ due diligence regarding encumbrances, title of secured asset put on auction 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.
- The particulars specified in the auction notice published in the newspapers 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.
- In the event of and on later development due to intervention/order of any court or tribunal save appropriate legal opinion and legal remedy available to ARCIL, if the sale is required to be cancelled ARCIL shall refund the "EMD" and/ or "Sale Proceeds" only without interest and the purchaser / bidder. The Purchaser/ Bidder shall have no right to raise any claim, against ARCIL or its officers, of whatsoever nature with respect to loss, damages, costs/expenses, loss of business opportunity etc.
- 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.
- 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 Security Interest (Enforcement) Rules, 2002 and SARFAESI Act, 2002.

Place: Ahmedabad

Date: 17-04-2026

Sd/- Authorised Officer
Asset Reconstruction Company (India) Ltd.,
Trustee of Arcil-Trust-2025C-018