



PIRAMAL FINANCE LTD.

(Formerly Known as Piramal Housing and Financing Finance Corporation Ltd.)

CIN: L65910MH1984PLC032639

Registered Office: Unit No.-601, 6th Floor, Piramal Amulti Building, Piramal Agastya Corporate Park, Kamani Junction, Opp. Fire Station, LBS Marg, Kirti (Noida) Sector-18, Plot No. 41/2, 41/3, 41/4, 41/5, 41/6, 41/7, 41/8, 41/9, 41/10, 41/11, 41/12, 41/13, 41/14, 41/15, 41/16, 41/17, 41/18, 41/19, 41/20, 41/21, 41/22, 41/23, 41/24, 41/25, 41/26, 41/27, 41/28, 41/29, 41/30, 41/31, 41/32, 41/33, 41/34, 41/35, 41/36, 41/37, 41/38, 41/39, 41/40, 41/41, 41/42, 41/43, 41/44, 41/45, 41/46, 41/47, 41/48, 41/49, 41/50, 41/51, 41/52, 41/53, 41/54, 41/55, 41/56, 41/57, 41/58, 41/59, 41/60, 41/61, 41/62, 41/63, 41/64, 41/65, 41/66, 41/67, 41/68, 41/69, 41/70, 41/71, 41/72, 41/73, 41/74, 41/75, 41/76, 41/77, 41/78, 41/79, 41/80, 41/81, 41/82, 41/83, 41/84, 41/85, 41/86, 41/87, 41/88, 41/89, 41/90, 41/91, 41/92, 41/93, 41/94, 41/95, 41/96, 41/97, 41/98, 41/99, 41/100, 41/101, 41/102, 41/103, 41/104, 41/105, 41/106, 41/107, 41/108, 41/109, 41/110, 41/111, 41/112, 41/113, 41/114, 41/115, 41/116, 41/117, 41/118, 41/119, 41/120, 41/121, 41/122, 41/123, 41/124, 41/125, 41/126, 41/127, 41/128, 41/129, 41/130, 41/131, 41/132, 41/133, 41/134, 41/135, 41/136, 41/137, 41/138, 41/139, 41/140, 41/141, 41/142, 41/143, 41/144, 41/145, 41/146, 41/147, 41/148, 41/149, 41/150, 41/151, 41/152, 41/153, 41/154, 41/155, 41/156, 41/157, 41/158, 41/159, 41/160, 41/161, 41/162, 41/163, 41/164, 41/165, 41/166, 41/167, 41/168, 41/169, 41/170, 41/171, 41/172, 41/173, 41/174, 41/175, 41/176, 41/177, 41/178, 41/179, 41/180, 41/181, 41/182, 41/183, 41/184, 41/185, 41/186, 41/187, 41/188, 41/189, 41/190, 41/191, 41/192, 41/193, 41/194, 41/195, 41/196, 41/197, 41/198, 41/199, 41/200, 41/201, 41/202, 41/203, 41/204, 41/205, 41/206, 41/207, 41/208, 41/209, 41/210, 41/211, 41/212, 41/213, 41/214, 41/215, 41/216, 41/217, 41/218, 41/219, 41/220, 41/221, 41/222, 41/223, 41/224, 41/225, 41/226, 41/227, 41/228, 41/229, 41/230, 41/231, 41/232, 41/233, 41/234, 41/235, 41/236, 41/237, 41/238, 41/239, 41/240, 41/241, 41/242, 41/243, 41/244, 41/245, 41/246, 41/247, 41/248, 41/249, 41/250, 41/251, 41/252, 41/253, 41/254, 41/255, 41/256, 41/257, 41/258, 41/259, 41/260, 41/261, 41/262, 41/263, 41/264, 41/265, 41/266, 41/267, 41/268, 41/269, 41/270, 41/271, 41/272, 41/273, 41/274, 41/275, 41/276, 41/277, 41/278, 41/279, 41/280, 41/281, 41/282, 41/283, 41/284, 41/285, 41/286, 41/287, 41/288, 41/289, 41/290, 41/291, 41/292, 41/293, 41/294, 41/295, 41/296, 41/297, 41/298, 41/299, 41/300, 41/301, 41/302, 41/303, 41/304, 41/305, 41/306, 41/307, 41/308, 41/309, 41/310, 41/311, 41/312, 41/313, 41/314, 41/315, 41/316, 41/317, 41/318, 41/319, 41/320, 41/321, 41/322, 41/323, 41/324, 41/325, 41/326, 41/327, 41/328, 41/329, 41/330, 41/331, 41/332, 41/333, 41/334, 41/335, 41/336, 41/337, 41/338, 41/339, 41/340, 41/341, 41/342, 41/343, 41/344, 41/345, 41/346, 41/347, 41/348, 41/349, 41/350, 41/351, 41/352, 41/353, 41/354, 41/355, 41/356, 41/357, 41/358, 41/359, 41/360, 41/361, 41/362, 41/363, 41/364, 41/365, 41/366, 41/367, 41/368, 41/369, 41/370, 41/371, 41/372, 41/373, 41/374, 41/375, 41/376, 41/377, 41/378, 41/379, 41/380, 41/381, 41/382, 41/383, 41/384, 41/385, 41/386, 41/387, 41/388, 41/389, 41/390, 41/391, 41/392, 41/393, 41/394, 41/395, 41/396, 41/397, 41/398, 41/399, 41/400, 41/401, 41/402, 41/403, 41/404, 41/405, 41/406, 41/407, 41/408, 41/409, 41/410, 41/411, 41/412, 41/413, 41/414, 41/415, 41/416, 41/417, 41/418, 41/419, 41/420, 41/421, 41/422, 41/423, 41/424, 41/425, 41/426, 41/427, 41/428, 41/429, 41/430, 41/431, 41/432, 41/433, 41/434, 41/435, 41/436, 41/437, 41/438, 41/439, 41/440, 41/441, 41/442, 41/443, 41/444, 41/445, 41/446, 41/447, 41/448, 41/449, 41/450, 41/451, 41/452, 41/453, 41/454, 41/455, 41/456, 41/457, 41/458, 41/459, 41/460, 41/461, 41/462, 41/463, 41/464, 41/465, 41/466, 41/467, 41/468, 41/469, 41/470, 41/471, 41/472, 41/473, 41/474, 41/475, 41/476, 41/477, 41/478, 41/479, 41/480, 41/481, 41/482, 41/483, 41/484, 41/485, 41/486, 41/487, 41/488, 41/489, 41/490, 41/491, 41/492, 41/493, 41/494, 41/495, 41/496, 41/497, 41/498, 41/499, 41/500,

GOVERNMENT OF WEST BENGAL
Office of the Sub-Divisional Officer,
Khatra, Bankura &
The Executive Officer, Mukutmanipur
Development Authority
NOTICE E-Tender
e-Tender ID -
2025_MDA_9550018_1, 2 & 3
Separate e-Tender is invited by
SDO, Khatra & EO, MDA for
"Mukutmanipur Mela 2026 at
Mukutmanipur under MDA". Bid
Submission Closing date (Online)
is 19/12/2025 (5:15 PM), if any,
will be published in website only.
Details of e-tender may be
uploaded from
<http://www.etender.gov.in>
Sd/-
SDO, Khatra, Bankura & EO.,
MDA

No.	a. Name of the Borrower b. Description of Property c. Name of the Owner d. Property ID (In Case of the Property already uploaded in BAANKNET Portal)	a. Reserve Price in Rupees b. Earnest Money Deposit in Rupees	Extension of Bid & Bid Incremental Amount	Debt Due	Encumbrance Known to Bidder / SA / Litigation pending if any Possession Symbolic / Physical
8.	a. Shri Arijit Ghosh Dastidar b. Property : All that piece and parcel of Residential Flat No. 4A, on the Fourth floor of G+4 storied building named "Rajashree Tower" situated at Rajarhat, 211 No. Route, Naipukur More, Kathgola, P. O. + P. S. - Rajarhat, Kolkata, District - North 24 Parganas, Pin - 700135, owned by Mr. Arijit Ghosh Dastidar vide Deed of Conveyance No-07883 for the year 2013 executed on 06.06.2013. Butted and Bounded by - On the North: 211 Bus Road, On the South : 9 feet wide Common Passage, On the East : Panchayat Road, On the West: R. S. Dag Nos. 1586, 1587 c. Shri Arijit Ghosh Dastidar d. UBINKOLARB6648	a. Rs. 33,30,000.00 b. Rs. 3,33,000.00	Extension of 10 minutes with Bid Incremental Amount Rs. 33,300.00	Rs. 44,06,028.60 (Rupees Forty Four Lakhs Six Thousand Twenty Eight and Paise Sixty only) as on 30.04.2022 with further interest, cost & expenses	SA/ NO. 46/2022 AT DRT - III KOLKATA Symbolic Possession
9.	a. Shri Subhajit Ghosh Dastidar b. Property : All that piece and parcel of Residential Flat No. 4B, on the Fourth floor of G+4 storied Building named "Rajashree Tower" situated at Rajarhat, 211 No. Route, Naipukur More, Kothgola, P. O. + P.S. - Rajarhat, Kolkata, District - North 24 Parganas, Pin - 700135, owned by Mr. Subhajit Ghosh Dastidar vide Deed of Conveyance No.07886 for the year 2013 executed on 07.06.2013. Butted and Bounded by - On the North : 211 Bus Road, On the South : 9 feet wide Common Passage, On the East : Panchayat Road, On the West: R. S. Dag Nos. 1586,1587 c. Subhajit Ghosh Dastidar d. UBINKOLARB6143	a. Rs. 33,20,000.00 b. Rs. 3,32,000.00	Extension of 10 minutes with Bid Incremental Amount Rs. 33,200.00	Rs. 36,48,524.32 (Rupees Thirty Six Lakhs Thirty Eight Thousand Five Hundred Twenty Four and Paise Thirty Two only) as on 30.04.2022 with further interest, cost & expenses	SA NO. 843/2022 AT DRT - III KOLKATA Symbolic Possession
10.	a. M/s. Unnayan Developers Pvt. Ltd. b. Property : All that piece and parcel of entire 1st Floor measuring about 1944 Sq. ft. more or less of G+4 storied building named "Rajashree Tower" situated at Rajarhat, 211 No. Route, Naipukur More, Kathgola, P. O. + P. S. - Rajarhat, Kolkata, District - North 24 Parganas, Pin - 700135, owned by M/s. Unnayan Developers Pvt. Ltd., represented by its authorized signatory Mr. Partha Ghosh Dastidar , Managing Director as per Conveyance Deed No. I- 10900 of 2011. Butted and Bounded by- On the North : 211 Bus Road, On the South : 9 feet wide Common Passage, On the East : Panchayat Road, On the West: R. S. Dag Nos. 1586, 1587 c. M/s. Unnayan Developers Pvt. Ltd. d. UBINKOLARB3795	a. Rs. 72,00,000.00 b. Rs. 7,20,000.00	Extension of 10 minutes with Bid Incremental Amount Rs. 72,000.00	Rs. 1,96,29,726.25 (Rupees One Crore Ninety Six Lakhs Twenty Nine Thousand Seven Hundred Twenty Six and Paise Twenty Five only) as on 20.04.2022 with further interest, cost & expenses	SA NO. 60/2023 AT DRT - III KOLKATA Symbolic Possession
11.	a. M/s. Sajee Baba Grains Pvt. Ltd. b. Property : All that piece and parcel of Land at Village & Post - Ukrid, J. L. No. 40, L. R. Khatian No. 3558, L. R. Plot Nos. 1177, 1283, 1284, 1285, 1286, 1288, 1293, 1341. Total area of land is 1.28 Acre as per porcha and 1.30 Acres as per deed. Bounded - On North : Agriculture Land, On South : Khandagghosh - Badulia Road & Vacant Land of Sk. Kudus, On East : Agriculture Land, On West : Pond & PHE Pump House c. M/s. Sajee Baba Grains Pvt. Ltd. d. UBINKOLARB1555	a. Rs. 94,00,000.00 b. Rs. 9,40,000.00	Extension of 10 minutes with Bid Incremental Amount Rs. 94,000.00	Rs. 5,52,34,219.34 (Rupees Five Crore Fifty Two Lakh Thirty Four Thousand Two Hundred Nineteen and Thirty Four Paise Only) as on 06/01/2017 with further interest, cost and expenses	SA NO. 211/2023 AT DRT - II KOLKATA Physical Possession

For any queries, kindly contact : Authorised Officer
MR. DEBABRATA SAHA (AGM), Mob. : 83696 54730, 88600 65851

*GST applicable as per Govt. rules

*TDS applicable as per Govt. rules

For detailed terms and conditions of the sale, please refer to the link provided in **Union Bank of India's E-Auction website i.e. www.unionbankofindia.co.in** and also visit to **BAANKNET portal website <https://baanknet.com>**. For registration as a bidder and to participate in E-Auction please visit **BAANKNET e commerce website i.e. [support.BAANKNET@psballiance.com](https://baanknet.com)**. All Bidders are mandatorily should complied KYC norms for participation and registration for E-Auction through the portal.

For any Technical Assistance Please call **BAANKNET HELPDESK 8291220220** & email ID - **support.BAANKNET@psballiance.com** Operation/Registration Status <https://baanknet.com> Finance/EMD status <https://baanknet.com>. Helpline numbers are '8291220220' for problems related to BAANKNET portal.

STATUTORY 15 DAYS SALE NOTICE UNDER RULE 6(2) & 8(6)/Rule 9(1) OF SECURITY INTEREST (ENFORCEMENT) RULES 2002

This may also be treated as notice u/r Rule 6(2) and 8(6) / Rule 9(1) of Security Interest (Enforcement) Rules, 2002 to the Borrower/s and Guarantor/s of the said loan about the holding of E-Auction Sale on the above mentioned date.

Terms and Conditions of the E-Auction are as under :-

1. The sale will be done on “**AS IS WHERE IS**” and “**AS IS WHAT IS BASIS**”, and “**WHATEVER THERE IS BASIS**” is will be conducted on “**On Line**”.

2. E-Auction bid form, declaration, General Terms and Conditions of Online Auction sale are available in Website
(a) <https://www.unionbankofindia.co.in/auctionproperty/view-auction-property.aspx> and www.unionbankofindia.co.in (b) <https://baanknet.com>
Bidder may visit <https://baanknet.com>, where “**Guidelines**” for bidder are available with educational videos. Bidders have to complete following formalities well in advance:
Step 1 : Bidder / Purchaser Registration: Bidder to register on E-Auction Platforms (Link given above) using his mobile no. and E-Mail Id.
Step 2 : KYC verification: Bidder to upload requisite KYC documents. (Registration will be activated within 3 days after receipt of full KYC documents and verification thereof) KYC documents submitted by Bidder will be made available to respective Bank on successful completion of e auction.
Step 3 : Transfer of EMD amount of Bidder Global EMD Wallet: Online/Offline transfer of fund using NEFT/Transfer using challan generated on E-Auction Platform. The EMD amount shall be made available in the bidder wallet before participation in E-Auction so that the EMD amount fulfilled for further Auction.
Step 4 : During the time of Auction log on to the **BAANKNET Portal** mentioned above for participation.

3. To the best of knowledge and information of the Authorised Officer, there are no known encumbrances on the property (ies). 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 representative of the Bank. The property is being sold with all the existing and future encumbrances whether known or unknown to the bank. The Authorised Officer/Secured Creditor shall not be responsible in any way for any third party claims/rights/dues. No claim of whatsoever nature will be entertained after submission of the online bid regarding property/ies put for sale.

4. **The date of online E-Auction will be conducted between 12.00 Noon to 5.00 PM on 11.12.2025**

5. Last date and time of submission of **EMD and Document EMD shall be deposited and Linked/Mapped with the Property ID** before the expiry of auction time prior to placing the bid. It is advisable to deposit and **Link / Map the EMD amount with the Property ID will in advance to avoid any technical glitch.**

6. **Date of Inspection – till 10.12.2025 till 05.00 PM.**

7. Bid shall be submitted through online procedure only.

8. The Bid price shall be available in his Wallet for participation in E-Auction. The Bidder won't be required to specify the property (ies) for which such EMD amount is being deposited.

9. It shall be the responsibility of the interested bidders to inspect and satisfy themselves about the property before submission of the Bid. **BAANKNET** shall process such refund within 3 Days.

10. The Earnest Money Deposit shall not bear any interest. The successful bidder shall have to deposit 25% of the successful bid amount (purchase price) (including 10% of reserve price as EMD amount already paid from your global EMD Wallet) immediately i.e. on the same day of auction or not later than next working day, being knocked down in his favour and balance 75 % of successful bid amount (purchase price) within 15 days from the date of e-auction from the date of sale. The Auction sale is subject to confirmation by the Bank.

11. As per Section 194-IA of the Income Tax Act 1961, TDS @ 1.00 % will be applicable on the sale proceeds where the sale consideration is **Rs.50,00,000/-** (Rupees Fifty lakhs) and above. The successful bidder/purchaser shall deduct the TDS from the sale price and deposit the same with the Income Tax Department in form no. 16-B, containing the Bank's Name and the PAN No. AAACU0564G as a seller and submit the original receipt of the TDS Certificate to the Bank. (Applicable for Immovable Property, other than Agricultural Land).

12. Default in deposit of amount by the successful bidder would entail forfeiture of the whole money, already deposited and property shall be put to re-auction and the defaulting bidder shall have no claim/right in respect of property/amount.

13. The purchaser shall bear the applicable stamp duties/Registration Fee/TDS on auction price/other charges, etc. and also the statutory / non statutory dues, taxes, assessment charges, etc. owing to anybody.

14. The Authorized officer may postpone / cancel the E-Auction Sale proceedings without assigning any reason whatsoever. In case the E-Auction Sale scheduled is postponed to a later date before 15 days from the scheduled date of sale, it will be displayed on the website of the service provider. The decision of the Authorised Officer is final, binding and unquestionable.

15. Sale Certificate will be issued by the Authorised Officer in favour of the successful bidder only upon deposit of entire purchase price / bid amount and furnishing the necessary proof in respect of payment of all taxes / charges and will not be issued in any other names.

16. Applicable legal charges for conveyance, stamp duty, registration charges and other incidental charges shall be