

# POSSESSION NOTICE

**For immoveable property as per Rule 8(1) r/w Rule 8(2) and Appendix-IV**

Registered Office: - 9th Floor, Antriksh Bhawan, 22 Kasturba Gandhi Marg, New Delhi - 110001

Phone: 011-23705414, Web: - www.pnbhousing.com

Branch Office: Ground Floor, D-2, Block D, Sector 3, Noida, Uttar Pradesh - 201301

**Loan Account No: WFH/CCF/0117/342995 and WFH/CCF/0117/342986**

Whereas, the undersigned being the authorized officer of PNB Housing Finance Limited, under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (Act) and in exercise of powers conferred under Section 13(2) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 (Rules) has issued demand notice dated February 10, 2020 under Section 13(2) of the said Act calling upon you being the Borrower/ Security Provider, Supertech Limited, Sarv Realtors Private Limited, ASP Sarin Realty Private Limited, Dipam Buildwell Private Limited, Mr. Ram Kishore Arora, Mrs. Sangita Arora and Mr. Mohit Arora to repay the amount mentioned in the said demand notice being **INR 278,61,62,873.72/- (Indian Rupees Two Hundred Seventy Eight Crore Sixty One Lakh Sixty Two Thousand Eight Hundred Seventy Three and Seventy Two Paise Only)** payable and due as on **February 10, 2020** and further payable interest at contractual rates, incidental expenses, cost, charges, etc. incurred and accruing thereon thereafter till the date of payment and /or realization within 60 days from the date of the said demand notice.

The Borrower mentioned herein above having failed to repay the amount in full as mentioned in the said demand notice under section 13(2) dated February 10, 2020, notice is hereby given to the Borrower/ Security Provider mentioned hereinabove in particular and to the public in general that undersigned has taken the constructive possession of the immovable property described herein below in exercise of powers conferred on him under Section 13(4) of the said Act read with the Rule 8 of the said Rules, on **May 23, 2020**.

The Borrower/ Security Provider mentioned hereinabove in particular and the public in general are hereby cautioned not to deal with the said immovable property and any dealings with the said immovable property will be subject to the charge of PNB Housing Finance Limited for an amount of INR 165,59,79,144.68/- (Indian Rupees One Hundred Sixty Five Crore Fifty Nine Lakh Seventy Nine Thousand One Hundred Forty Four and Sixty Eight Paise Only) in relation to loan account No. WFH/CCF/0117/342986 and INR 123,40,59,186.85/- (Indian Rupees One Hundred Twenty Three Crore Forty Lakh Fifty Nine Thousand One Hundred Eighty Six and Eighty Five Paise Only) in relation to loan account No. WFH/CCF/0117/342995 aggregating to **INR 289,00,38,331.53/- (Indian Rupees Two Hundred Eighty Nine Crore Thirty Eight Thousand Three Hundred Thirty One and Fifty Three Paise Only)**, payable and due as on **May 18, 2020** and further payable interest at contractual rates, incidental expenses, cost, charges, etc. incurred and accruing thereon thereafter till the date of payment and /or realization.

The Borrower's 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 Immoveable Properties

**Property No.1:** "Group Housing Plot No. GH-A9 admeasuring 13,859 square meters (3.42 acres) in Sector-25, Jaypee Greens Sports City SDZ, Yamuna Expressway Industrial Development Authority Area, District Gautam Budh Nagar, Uttar Pradesh." and

**Property No.2:** "53 unsold flats (details whereof are mentioned below under Annexure) having total area of 39745 sq. ft. in residential complex namely "Supertech Czar" on plot bearing No. G.H.-02, admeasuring 80,936.16 square meters, situated at Sector Omicron-1, Greater Noida, District Gautam Budh Nagar, Uttar Pradesh"

पंजीकृत कार्यालय: 9वीं मंजिल, अंतरिक्ष भवन, 22, कस्तूरबा गाँधी मार्ग, न्यू दिल्ली - 110001  
Regd. Office: 9th Floor, Antriksh Bhawan, 22 Kasturba Gandhi Marg, New Delhi - 110 001  
Phone: 011-23736857, Email: loans@pnbhousing.com, Website: www.pnbhousing.com  
CIN: L65922DL1988PLCO33856



**Annexure**  
**(Details of 53 flats)**

| Sr. No. | Tower Name | Unit No.    | Size in Sq. Ft. |
|---------|------------|-------------|-----------------|
| 1.      | Darius-5   | R004G001203 | 1875            |
| 2.      | Darius-5   | R004G001204 | 1875            |
| 3.      | Darius-6   | R004H000101 | 2490            |
| 4.      | Darius-6   | R004H001101 | 2490            |
| 5.      | Darius-8   | R004J000104 | 1875            |
| 6.      | Darius-8   | R004J000404 | 1875            |
| 7.      | Nicolas-3  | R004CN30601 | 1405            |
| 8.      | Nicolas-3  | R004CN31902 | 1085            |
| 9.      | Nicolas-3  | R004CN31904 | 1085            |
| 10.     | Nicolas-3  | R004CN32003 | 1085            |
| 11.     | Nicolas-4  | R004CN41502 | 2075            |
| 12.     | Socrates-1 | R004SR10001 | 487             |
| 13.     | Socrates-1 | R004SR10002 | 477             |
| 14.     | Socrates-1 | R004SR10003 | 477             |
| 15.     | Socrates-1 | R004SR10004 | 477             |
| 16.     | Socrates-1 | R004SR10005 | 477             |
| 17.     | Socrates-1 | R004SR10008 | 477             |
| 18.     | Socrates-1 | R004SR10009 | 477             |
| 19.     | Socrates-1 | R004SR10010 | 477             |
| 20.     | Socrates-1 | R004SR10011 | 477             |
| 21.     | Socrates-1 | R004SR10012 | 487             |
| 22.     | Socrates-1 | R004SR10503 | 477             |
| 23.     | Socrates-1 | R004SR11310 | 477             |
| 24.     | Socrates-1 | R004SR11908 | 477             |
| 25.     | Socrates-1 | R004SR11912 | 487             |
| 26.     | Socrates-2 | R004SR20001 | 487             |
| 27.     | Socrates-2 | R004SR20002 | 477             |
| 28.     | Socrates-2 | R004SR20003 | 477             |
| 29.     | Socrates-2 | R004SR20004 | 477             |
| 30.     | Socrates-2 | R004SR20005 | 477             |
| 31.     | Socrates-2 | R004SR20006 | 477             |
| 32.     | Socrates-2 | R004SR20007 | 477             |
| 33.     | Socrates-2 | R004SR20008 | 477             |
| 34.     | Socrates-2 | R004SR20009 | 477             |
| 35.     | Socrates-2 | R004SR20010 | 477             |
| 36.     | Socrates-2 | R004SR20011 | 477             |
| 37.     | Socrates-2 | R004SR20012 | 487             |
| 38.     | Socrates-2 | R004SR20209 | 477             |
| 39.     | Socrates-2 | R004SR20301 | 487             |
| 40.     | Socrates-2 | R004SR20310 | 477             |
| 41.     | Socrates-2 | R004SR20909 | 477             |
| 42.     | Socrates-2 | R004SR21312 | 487             |
| 43.     | Socrates-2 | R004SR21711 | 477             |
| 44.     | Socrates-2 | R004SR21901 | 487             |
| 45.     | Socrates-2 | R004SR21903 | 477             |
| 46.     | Socrates-2 | R004SR21910 | 477             |
| 47.     | Socrates-3 | R004SR30103 | 535             |
| 48.     | Socrates-3 | R004SR30106 | 535             |

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| Sr. No.    | Tower Name | Unit No.    | Size in Sq. Ft. |
|------------|------------|-------------|-----------------|
| 49.        | Socrates-3 | R004SR30207 | 535             |
| 1.         | Socrates-3 | R004SR31013 | 535             |
| 2.         | Socrates-3 | R004SR31316 | 535             |
| 3.         | Socrates-3 | R004SR31402 | 545             |
| 4.         | Socrates-3 | R004SR31403 | 535             |
| Total Area |            |             | 39745           |

Dated: 23.05.2020

Place: Noida

  
Authorized Officer  
(for PNB Housing Finance Limited)