

AADHAR HOUSING FINANCE LTD.

Corporate Office : 802, Natraj By Rustomjee, Western Express Highway, Sir M.V. Road, Andheri East, Mumbai - 400069, Maharashtra.

Vijayawada Branch : 59A-1-3, Third Floor, Above Burger King, Vijaywada Municipal Corporation, Revenue Ward-8, R.S.No.131/2, NH-16 Main Benz Circle Road, Vijaywada-5200010 District - Krishna.

Kakinada Branch : Door No.1-12-55, 2nd Floor, Near Vamshi Fast Food, Military Road, Revenue Ward no.1, Kakinada, Andhra Pradesh-533004 District - East Godavari



E - AUCTION – SALE NOTICE

E-Auction Sale Notice for Sale of immovable Properties under the Securitization and Reconstruction of Financial Asset and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) of 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, possession of which has been taken by the Authorised Officer of **Vijayawada And Kakinada Branch** of Aadhar Housing Finance Limited will be sold on “**As is where is**”, “**As is what is**”, and “**Whatever there is**” with no known encumbrances Particulars of which are given below:-

| Sl No. | Borrower(s) / Co-Borrower(s)/ Guarantor(s) | Demand Notice Date and Amount | Description of the Immovable property | Reserve Price (RP) | Earnest Money Deposit (EMD) (10% of RP) | Nature of possession |
|--------|--|-------------------------------|---|---|---|----------------------|
| 1. | Loan Code. 20000001916 Vijayawada Branch) Poornima Pusarla (Borrower) Jagadeesh Polu (Co Borrower) | 13-11-2023 ₹ 7,80,083.00 | All that piece of parcel of the property situated at T.S.No. 1260, 1262, 1264/P.T. Western Street, Goginenivari Street, Municipal - A ward, Sq.yards 71.50 in nearest Door No. 3C-11-3 Madras Terras House and Tiled House in Eluru Town, Eluru Mandal, Eluru – Sub Registrar and with the following boundaries: ITEM NO 1: East by : House of Pepakayala Radha Neelima. Ft 14.0 , West by : Municipal Road. Ft.14.0, North by : Property of Pusarla Poornima and South by : Pepakayala Uma Maheswara Rao's D.No.3C-11-3 Building. Ft. 35.0. And ITEM NO 2: East by : Property of Pusarla Poornima. Ft.20.0 , West by : Municipal Road. Ft.20.0, North by : Municipal Lane. Ft.15.0 and South by : Above 1st Item. Ft.15.0. | ₹ 12,04,320.00 (Rupees Twelve Lakhs Four Thousand Three Hundred Twenty Only) | ₹ 1,20,432.00 (Rupees One Lakh Twenty Thousand Four Hundred Thirty Two Only) | Physical |
| 2. | Loan Code. 22210000528 Kakinada Branch) Chikatla Narayanarao (Borrower) Chiktla Rajeswari (Co Borrower) | 12-05-2025 ₹ 6,65,593.00 | East Godavari District, K.Gangavaram mandal, Draksharama SRO, Dangeru Village and Gram panchayat Area in Gramakantam R.Sy.No.417-1 for an extent of 165.5 sq.yds of site along with RCC Terraced house bearing D.no.2-39 bounded by :- East by : 1 st Item: 45 FT: Wall of Cheekatla Satyam / 2nd Item: 14 FT: Wall of Cheekatla Satyam, West by : 44.6 FT: Cement Road / 14 FT: Cement Road, North by : 24.10 Ft: House passage way of Cheekatla Satyam / 27 Ft: Site belongs to Cheekatla Kondayya and South by : 24.10 Ft: Item No.2 / 27 Ft: Item No.1. | ₹ 12,37,392.00 (Rupees Twelve Lakhs Thirty Seven Thousand Three Hundred Ninety Two Only) | ₹ 1,23,739.00 (Rupees One Lakh Twenty Three Thousand Seven Hundred Thirty Nine Only) | Physical |

- Last Date of Submission of DD of Earnest Money Deposit along with KYC, Tender Form and accepted Terms and conditions (Tender Documents) is **03-02-2026 within 5:00 PM** at the Branch Office address mentioned herein above or uploaded on <https://bankauctions.com>. Tenders documents received beyond last date will be considered as invalid tender and shall accordingly be rejected. No interest shall be paid on the EMD.
- Date of Opening of the Bid/ Offer (Auction Date) for Property is **04-02-2026 on https://bankauctions.com at 3:00 PM to 4:00 PM**.
- AHFL is not responsible for any liabilities whatsoever pending upon the property as mentioned above. The Property shall be auctioned on ‘As Is Where Is Basis’, ‘As Is What Is Basis’ and ‘Whatever Is There Is Basis’.
- The Demand Draft Should be made in favor of ‘Aadhar Housing Finance Limited’ Only.
- Auction/bidding shall be only through “Online Electronic Bidding” through the website <https://bankauctions.com>. Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings.
- The intending bidders should register their names at portal **M/s C 1 INDIA PVT LTD** through the link <https://bankauctions.com/registration/> sign up, and get their User ID and password free of cost. Prospective bidder may avail online training on E- auction from the service provider **M/s C 1 INDIA PVT LTD** through the website <https://bankauctions.com>
- For further details contact Authorised Officer of Aadhar Housing Finance Limited, **Thumuluri Jayendra Bhaskar, Branch (Contact No. 9885511243) OR the service provider M/s C 1 INDIA PVT LTD, Mr. Prabhakaran (Contact No. +91 7418281709), E-mail: tn@clindia.com & support@bankauctions.com, Mobile No: +917291981124 /25 /26**. As on date, there is no order restraining and/or court injunction AHFL/ the authorized Officer of AHFL from selling, alienating and/or disposing of the above immovable properties/secured assets.
- For detailed terms and conditions of the sale, please refer to the link provided in Aadhar Housing Finance Limited (AHFL), secured creditor’s website i.e. www.aadharhousing.com.
- The Bid incremental amount for auction is **Rs.10,000/-**.
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Place : Vijayawada & Kakinada, Date : 31.12.2025

Authorised Officer, Aadhar Housing Finance Limited