



HINDUJA LEYLAND FINANCE

**HINDUJA LEYLAND FINANCE LIMITED**

Corporate Office: 27 A, Developed Industrial Estate, Guindy, Chennai – 600032. CIN: U65993MH2008PLC384221.

Branch Office: Ground floor, Gawande Layout, Near Hotel Kanhaiya Kunj, Saturna Road, Amravati- 444605.

**E-auction Sale Notice for 5th Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest (Enforcement) Rules, 2002.****E-auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (the "Act") read with Rule 8 and 9 of the Security Interest (Enforcement) Rules, 2002.**

Notice is hereby given to the public in general and in particular to the Borrower/ Co-Borrower/ Mortgagor (s)/Guarantor(s) that the below described immovable properties mortgaged to HINDUJA LEYLAND FINANCE LTD (hereinafter referred to as the "Secured Creditor" as per the Act), the possession of which has been taken by the Authorised Officer of Secured Creditor in exercise of powers conferred under section 13(12) of the Act read with Rules 8 and 9 of the security interest (Enforcement) Rule pursuant to notice under section 13(2) of the Act.

The Secured Assets will be sold on "As is where is", "As is what is", and "Whatever there is" basis on 16-02-2026 through E-Auction. It is hereby informed to General public that we are going to conduct public through E-Auction platform provided at the website: [www.auctionfocus.in](http://www.auctionfocus.in)For detailed T&Cs of sale, please refer to link provided in HLF/Secured Creditor's website i.e. [www.hindujaleylandfinance.com](http://www.hindujaleylandfinance.com)

Name and Address of the Borrower & Co-Borrower	Demand Notice Date and Outstanding Amount	A) Redemption Notice Date- B) Outstanding Balance as per Redemption Notice C) Possession date	1. Reserve Price 2. Earnest Money Deposit (EMD) (10% of RP). 3. Bid Incremental Amount	1. Date and time of Auction 2. Last Date of Submission EMD 3. Date & time of property Inspection
1. Account No :- CRAOAM00418 1 Mr. Sandeep Vijaykumar Karwa (Borrower) 2. M/s. Karwa Interior (Co-Borrower) 3. Mrs. Ahuti Sandeep Karwa (Co-Borrower) 4. Mrs. Vimal Vijaykumar Karwa (Co-Borrower) 5. Mr. Vijay Narayandas Karwa (Co-Borrower)	Notice date: 17/09/2021 Total Dues: Rs. 7,84,55,441.33/- (Seven Crore Eighty-Four Lakhs Fifty-Five Thousand Four Hundred Forty-One Rupees & Thirty-Three Paise Only/-) as on 20/01/2026	A) Redemption Notice Date: 29-08-2024. B) Outstanding Balance as per Redemption Notice: Rs. 6,23,24,593.47/- (Six Crore Twenty-Three Lakhs Twenty-Four Thousand Five Hundred Ninety-Three Rupees & Forty-Seven Paise Only) as on 20.08.2024. C) Possession date: 07/12/2021 D) Possession: Physical : 29/12/2023	Rs. 2,19,83,000/- (Rupees Two Crore Nineteen Lakhs Eighty-Three Thousand Only/-) including both properties Earnest Money Deposit (EMD): Rs. 21,98,300/- (Rupees Twenty-One Lakhs Ninety-Eight Thousand Three Hundred Only) Bid Incremental Amount: - Rs. 100000/- (Rupees One Lakh Only)	Date and time of Auction :-16-02-2026 at (3 PM to 4 PM) Last Date of Submission EMD with KYC 14-02-2026 Before 5 PM Date & time of property Inspection: 13-02-2026 Before 5 PM.

**Description of Property : Property 1** - All that the piece and parcel of the immovable property being Nazul Plot no. 33/1 out of which admeasuring 2904 sq. ft. from Nazul Sheet No. 67-B of Mouje-Gaohan Amravati, Tq. & Dist. Amravati and house constructed thereon within the limits of Municipal Corporation Amravati.

Four Boundaries: EAST : Plot of Sau Godavari Nathmal Soni, WEST : Property of Others, NORTH : Service Lane, SOUTH : Government Road

**Property 2** - All that the piece and parcel of the immovable property being Nazul Plot no. 33/2 admeasuring 271.8 sq. mtr. out of which 880 sq. ft. from Nazul Sheet No.67-B of Mouje-Amravati, Tq. & Dist. Amravati and house constructed thereon within the limits of Municipal corporation Amravati.

Four Boundaries: EAST : Plot of Sau Godavari Nathmal Soni, WEST : Property of Others, NORTH : Service Lane, SOUTH : Government Road

The intending bidders/purchasers are advised to visit Secured Creditor Branch and the auction properties, and make his own enquiry and ascertain additional charges, encumbrances and any third-party interests and satisfy himself/herself/itself in all aspects thereto before submitting the bids. All statutory dues like property taxes, electricity/water dues and any other dues, if any, attached to the property to be ascertained and paid by the successful bidder.

The interested bidders are required to register themselves with the portal and obtain login ID and Password well in advance, which is mandatory for e-bidding, from auction service provider) M/s. AUCTION FOCUS PVT.LTD. Contact number - 90166 41848 Email id – [support@auctionfocus.in](mailto:support@auctionfocus.in). Contact Person – Mrs. Shraddha, Please note that Prospective biddersmay avail online training on e-auction from them only. The intending purchaser/bidder is required to submit amount of the Earnest Money Deposit (EMD) by way of by way of NEFT/RTGS /DD in the account of "HINDUJA LEYLAND FINANCE LTD", Bank- Kotak Mahindra Bank. Account No-3011253960 and IFSC Code- KKBK0000462, having its branch at Anna Salai. drawn on any nationalized or scheduled Bank on or before 14-02-2026 and register their name at <https://www.auctionfocus.in> and get user ID and password free of cost and get training on e-Auction from the service provider. After their Registration on the website, the intending purchaser/bidder is required to get the copies of the following documents uploaded, e-mail and sent self-attested hard copy at Address Ground floor, Gawande Layout, Near Hotel Kanhaiya Kunj, Saturna Road, Amravati-444605.Authorised Officer Kirtiraj Deshmukh on Mobile no. 7208001876 e-mail ID [kirtyraj.d@hindujaleylandfinance.com](mailto:kirtyraj.d@hindujaleylandfinance.com) & Collection Manager Mr. Ashish Tayde on Mobile no. 7020931485 e-mail ID [ashishtayde@hindujaleylandfinance.com](mailto:ashishtayde@hindujaleylandfinance.com) For further details on terms and conditions please visit <https://www.auctionfocus.in> & [www.hindujaleylandfinance.com](http://www.hindujaleylandfinance.com) to take part in e-auction.

This notice should also be considered as 15 DAYS (Fifteen Days) notice to Borrower / Co-Borrower/ Mortgagor (s)/Guarantor(s) under Rule 8(6) of the Security Interest (Enforcement) Rule-2002

Date: 24/01/2026, Place: Amravati

Authorised Officer, For Hinduja Leyland Finance Limited