



RARE ASSET RECONSTRUCTION LIMITED

Regd. Office: 104-106, Gala Argos, Nr Harikrupa Tower, Gujarat College Rd,
Ahmedabad- 380006 Tel- 079 4009 2295-98

PUBLIC NOTICE FOR SALE

E- AUCTION Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(6) and 9(1) of the Security Interest (Enforcement) Rules, 2002. Notice is hereby given to the public in general and in particular to the Borrowers/ Mortgagees and Guarantors that the below described immovable properties mortgaged/charged to Secured Creditor, possession of which has been taken by the Authorised Officer (AO), of Secured Creditor will be sold on "As is, Where Is" "As is, What Is", "Whatever there is" and "without Recourse" basis for recovery of dues from Borrower & Guarantors.

Name of the Borrower & Guarantors/ Mortgagees	Serial No.	Particulars of the Property	Possession Status	Outstanding Dues with further interest & cost thereon	Reserve Price	EMD Amount
Borrowers: M/s BS Limited Guarantors: Mr. Rajesh Agrawal Mr. Dilip Satyanarayan Agarwal M/s Agarwal Reality Developers Pvt Ltd M/s I Vantage India Pvt. Ltd.	1	Land admeasuring an aggregate of Acs. 6-35 Guntas situated at i) Survey No. 95 (Acs. 0.21 guntas) and ii) Survey no. 92/A, 93/B, 93/A, 93/B and 83, 94/A and 94/B, 95, 107, 82 situated at Athvelly Village, Ranga Reddy Dist. Medchal Mandal, together with all buildings, constructions, erection fixtures thereof. Plant & machinery and all other movables including machinery spares, tools accessories, furniture and fixture etc., (Save & except stocks of raw materials, semi-finished, finished goods and consumables);	Physical	Rs.1685.09 Cr as on 31.10.2025	Rs.31.61 Cr	Rs.3.16 Cr
	2	Land admeasuring an aggregate of Acs. 70-39 Guntas situated at i) Survey no. 42/AA (Acs 2-34 guntas) and ii) Survey no. 41 (Acs. 68-05 guntas), in Majeedpally Village, Toopran Mandal, Medak Dist., (Telangana), together with all buildings, constructions, erection fixtures thereof. Plant & Machinery (CNC Angle drilling Machines, stringing machines, CNC Angle punching Machine, Hydraulic Notch Cutting Machine, Radial Drilling Machine, PUG cutting Machine, Rolling Bearing, Roughing Mill & machinery tools, etc) Spares, accessories, amenities, furniture & fixtures (Save & except stock of raw materials, semi-finished, Finished goods, consumable stores and book debts)			Rs. 179.57 Cr	Rs. 17.96 Cr

Gist of the terms & conditions appearing in Bid Document

***Date & Time of E-Auction: 15-12-2025 (Monday) from 12:00 PM to 02:00 PM** (with auto extension clause in case of bid in last five minutes before closing) * Last Date of **EMD Payment: 12-12-2025 (Friday)** for all the properties. *The Auction will be conducted through online portal: <https://sarfaesi.auctiontiger.net>, as per the further terms and conditions of the Tender document and as per the procedure set out therein. * The Tender Document can be obtained from <https://sarfaesi.auctiontiger.net>. *Each Bid has to be supported by a deposit of the EMD as per the terms and conditions detailed in the Tender Document. The successful bidder will be required to deposit 25% of the sale price/bid amount (less the amount of EMD deposited) at the time of confirmation of sale. * The balance amount of the sale price is to be paid within 15 days of the confirmation of the sale or such extended period as may be agreed to by the AO. In case of failure to deposit the balance amount within the prescribed period, the deposited amount shall be forfeited, including EMD. The Bids may be increased in multiples of Rs.20,00,000/- (Rupees Twenty Lakh Only). *In the event the auction scheduled herein above fails for any reason whatsoever, RareARC has the right to sell the secured asset by any methods under the provisions of Rule 8(5) of the Security Interest (Enforcement) Rules, 2002 and SARFAESI Act, 2002* At any stage of the auction, the Authorized officer may accept / reject / modify / cancel the bid / offer or post-pone /cancel auction, without assigning any reason thereof and without any prior notice.* For Queries related to User ID/password contact Rare ARC's service provider: e-Procurement Technologies Ltd., (Auction Tiger), P: [079-68136878](tel:07968136878), M: [9978591888](tel:9978591888), email: ramprasad@auctiontiger.net * For any query, Bidder may contact at any working day during office hours: Ms. Shahin Jamali, AO, Rare ARC, Mobile no. +91 81538 34053 or on +91 99251 89558, Email: shahinj@rarearc.com or operations@rarearc.com, Website: www.rarearc.com

Statutory 15 Days sale notice under Rule 6(2), 8(6) and 9(1) of Security Interest (Enforcement) Rules, 2002

Borrower/Guarantors/Mortgagor are hereby Notified for sale of movable/immovable secured asset towards realization of outstanding dues of Secured Creditor

Place: Ahmedabad
27.11.2025

Sd/-, Authorized Officer
Rare Asset Reconstruction Limited