



Head Office: HDFC Bank House, Senapati Bapat Marg, Lower Parel (West), Mumbai - 400 013

Branch Office: HDFC Bank Ltd., Dept. Of Special Operations, " Jardine House", 1st Floor, 4, Clive Row, Kolkata – 700001.

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY

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) of the Security Interest (Enforcement) Rules, 2002 Notice is hereby given to the public in general and in particular to the Borrower **M/s. Vinline Engineering Pvt Ltd, Mr. Pawan Kumar Shah** (Director & Guarantor), **Mr. Satya Narayan Shah** (Director & Guarantor), **Mrs. Kavita Shah** (Director & Guarantor) & **M/s Terapanth Vyapaar Pvt Ltd** (Corporate Guarantor), that the below described immovable property mortgaged/charged to the HDFC Bank Limited as Secured Creditor, the Physical possession of which has been taken by the Authorised Officer of HDFC Bank Ltd., will be sold on "AS IS WHERE IS", "AS IS WHAT IS", and "WHATEVER THERE IS" basis on **21st August, 2026**, for recovery of **Rs. 21,09,51,407.67p** as on 01.04.2022 as per Demand Notice dated 18th April 2022 due to the HDFC Bank Ltd. as Secured Creditor for realization of Bank's dues plus interest till realization, from Borrower as mentioned below.

DESCRIPTION OF IMMOVABLE PROPERTIES

Description of immovable property	Inspection Date and Time	Reserve Price	Date/ Time of E-Auction	Encumbrances
		EMD		
		Bid Increase Amount		
All that piece and parcel of office room at South East measuring about 1072 sq.ft on the first floor and a shop room no.A-9 on the first floor measuring about 215 sq.ft of the building of the building commonly known as NAA HANAYTE being holding no.313/28, M.B. Road, Kolkata-700 056, P.S. Belghoria standing in the name of Vinline Engineering Pvt Ltd	07.08.2026 11 AM to 01.00 PM	Rs.54,00,000/-	21.08.2026 11.00 AM to 12.00 Noon	Not Known to the Secured Creditor as on date.
		Rs.5,40,000 /-		
		Rs.10,000/-		

TERMS & CONDITIONS:

1. To the best of knowledge and information of the Authorised Officer, there is no encumbrance on any property. 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 representation 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. To the best of knowledge and information of the Authorised Officer, there is no encumbrance on the property statutory dues like property taxes, society dues etc. other than the one mentioned in terms and conditions. The Bank however shall not be responsible for any outstanding statutory dues/encumbrances/tax arrears/litigations, if any. The intending bidders should make their own independent inquiries regarding the encumbrances, title of property/ies & to inspect & satisfy themselves. **Properties can be inspected strictly on the above mentioned dates and time.**
2. The interested bidders shall submit their EMD details and documents through Web Portal: <https://www.bankeauctions.com> (the user ID & Password can be obtained free of cost by registering name with <https://www.bankeauctions.com>) through Login ID & Password. The EMD shall be payable through Pay Order/ Demand Draft of Nationalized / Scheduled Bank drawn in favor of “**HDFC BANK Limited**” payable at “**Kolkata**”. It should reach the office of the HDFC BANK LTD. at HDFC Bank Ltd., Dept. Of Special Operations, "Jardine House", 1st Floor, 4, Clive Row, Kolkata – 700001, latest by 5.00 p.m. on or before **20.08.2026**. Offers below the Reserve Price / without EMD / qualified / conditional shall be disqualified.
3. The intended bidders who have deposited the EMD and require assistance in creating Login ID & Password, uploading data, submitting bid, training on e-bidding process etc., may contact **M/s. C1 India Pvt. Ltd., Plot No 301, Gulf Petro Chem Building, Udyog Vihar, Phase 2, Gurgaon . Helpline Nos : 0124-4302020/21/22/23/24 , Mr. Mithalesh Kumar Mobile :70808 04466**. Help Line e-mail ID: support@bankeauctions.com, kolkata@c1india.com; mithalesh.kumar@C1india.com; and for any property related query may contact **the concerned Authorised Officer Shubham Jaiswal (Mobile: 9073417195), E Mail- shubham.jaiswal5@hdfc.bank.in or at address as mentioned above in office hours during the working days. (10 AM to 5 PM)**
4. The highest bid shall be subject to approval of HDFC Bank Limited. Authorised Officer reserves the right to accept/ reject all or any of the offers/ bids so received without assigning any reasons whatsoever. His decision shall be final & binding.

For detailed terms and conditions of the sale, please refer to the link provided in www.hdfcbank.com and www.bankeauctions.com)

STATUTORY SALE NOTICE UNDER RULE 8(6) OF THE SARFAESI ACT, 2002

The director/ guarantors in 1) **M/s. Vinline Engineering Pvt Ltd**, 2) **Mr. Pawan Kumar Shah**, 3) **Mr. Satya Narayan Shah**, 4) **Mrs. Kavita Shah** & 5) **M/s Terapanth Vyapaar Pvt Ltd**, having failed to discharge the entire outstanding dues together with applicable interest, costs and expenses before publication of this Sale Notice, have not availed of their right of redemption under Section 13(8) of the SARFAESI Act, 2002. Consequently, their right of redemption stands extinguished and the secured asset shall be sold by way of e-auction in accordance with law.

Date: 05.08.2026

Place: Kolkata

Sd/-

Authorised Officer, HDFC Bank Ltd.