

**SALE NOTICE UNDER INSOLVENCY AND BANKRUPTCY CODE,2016****M/s SAMRUDDHI REALTY LIMITED- IN LIQUIDATION****(CIN: L07010KA2003PLC032934)****REGD. OFFICE :** 2nd Floor, No 1, Tate Lane, Richmond Road Cross Bengaluru KA 560025**Office of Liquidator :** Office No. 58, 3rd Cross, Vinayak Nagar, Hebbal, Bengaluru 560024**Phone:** 080 2390 2344 **e-mail:** srl@psri.in; plan@psri.in**E-Auction under Insolvency and Bankruptcy Code 2016****Date and Time of E-Auction 01-08-2024 at 11:00 AM to 01:00 PM****(with unlimited extension of 10 minutes each)**

Sale of assets of **M/s SAMRUDDHI REALTY LIMITED** (Corporate Debtor) in Liquidation forming part of Liquidation Estate by the Liquidator, appointed by the Hon'ble National Company Law Tribunal, Bengaluru Bench vide order dated 13.03.2020. The sale will be carried by the undersigned through the E-Auction platform National E-Governance Services Limited (NeSL), having the link as <https://nesl.co.in/auction-notices-under-ibc/> on "As is where is basis", "As is what is basis", "Whatever there is basis" and "Without any recourse basis".

Block	Particulars of Assets	Location/Description	Reserve Price (INR Crores)	EMD (INR Crores)	Network (INR Crores)	Refundable Participation Deposit (Lakhs)	Bid Incremental Value (Lakhs)
A1	Project Doddswoth/Florence 2 Villas (95% complete) Unit No. A & B	Situated on Site No. 4 & 6, Whitefield, Doddswoth Layout, Krishnarajapura Hobli Bengaluru (Google Coordinates 12.9713, 77.7459 <a href="https://maps.app.goo.gl/SrsJBaDGBs hw1Wt88">https://maps.app.goo.gl/SrsJBaDGBs hw1Wt88</a> )	5.75	0.52	6.00	5.75	5.00
A2	Project Doddswoth/Florence 1 Villa (95% complete) Unit No. A	Situated on Site No. 4 & 6, Whitefield, Doddswoth Layout, Krishnarajapura Hobli Bengaluru (Google Coordinates 12.9713, 77.7459 <a href="https://maps.app.goo.gl/SrsJBaDGBs hw1Wt88">https://maps.app.goo.gl/SrsJBaDGBs hw1Wt88</a> )	2.88	0.26	3.00	2.88	3.00
A3	Project Doddswoth/Florence 1 Villa (95% complete) Unit No. B	Situated on Site No. 4 & 6, Whitefield, Doddswoth Layout, Krishnarajapura Hobli Bengaluru (Google Coordinates 12.9713, 77.7459 <a href="https://maps.app.goo.gl/SrsJBaDGBs hw1Wt88">https://maps.app.goo.gl/SrsJBaDGBs hw1Wt88</a> )	2.88	0.26	3.00	2.88	3.00
A4	*Project North Square (60% JDA Rights of Samruddhi Realty Limited)	JDA Land & Building Sy. No: 92/1, 92/2, Kogilu Village, Ward No.5, Yelahanka Hobli, Bengaluru (Google Coordinates 13.1040, 77.6201 <a href="https://goo.gl/maps/L283Yhf3Fea2F3 kp9">https://goo.gl/maps/L283Yhf3Fea2F3 kp9</a> )	14.75	1.33	15.00	14.75	13.00
A5	*Project Sunshine (67% JDA Rights of Samruddhi Realty Limited)	Sy.no: 11/1, Naganathapura Village, Beguru Hobli, Bengaluru (Google Coordinates 12.8766, 77.6730 <a href="https://goo.gl/maps/fvbk4JpgL2RL3 Uc56">https://goo.gl/maps/fvbk4JpgL2RL3 Uc56</a> )	18.00	1.62	18.00	18.00	16.00
A6	Unregistered MOU for 56% potential share in project ORR (admeasuring 6.2 Acre/Samruddhi Saleable Area 4,59,200 SFT)	Amani Bellandur Khane, Varthur Hobli & Devarabeesanahalli, Bengaluru (Google Coordinates 12.931176, 77.681950 <a href="https://maps.app.goo.gl/BCb2ZeoGU 1bngJVy7">https://maps.app.goo.gl/BCb2ZeoGU 1bngJVy7</a> )	1.00	0.09	1.00	1.00	1.00
A7	Registered MOU for 42% potential share in project NorthShire (land admeasuring 37 Acres)	Navarathna Agrahara Village, Jala Hobli, Bengaluru (Google Coordinates 13.20075, 77.63570 <a href="https://maps.app.goo.gl/xSb2vY3j1v 8KF1GMA">https://maps.app.goo.gl/xSb2vY3j1v 8KF1GMA</a> )	6.20	0.56	6.00	6.20	6.00
A8	Unregistered Sale Agreement for land at Residency Road admeasuring 6,756 SFT	37, Residency Road, 4th Cross, Bengaluru (Google Coordinates 12.97409, 77.60828 <a href="https://maps.app.goo.gl/v2cCb7DYu4 ZUYjVE8">https://maps.app.goo.gl/v2cCb7DYu4 ZUYjVE8</a> )	1.00	0.09	1.00	1.00	1.00

**Important Notes:**

- (ii) Date of Inspection: 13-07-2024 to 27-07-2024
- (ii) The sale of assets through E-Auction will be conducted strictly on "As is where is basis", "As is what is basis", "Whatever there is basis" and "Without any recourse basis"
- (iii) It is clarified that, this invitation purports to invite prospective bidders and does not create any kind of binding obligation on the part of the Liquidator or the Company to effectuate the sale. Liquidator has right to extend/defer/cancel and/or modify, delete any of the terms and conditions including timelines of E-Auction at his discretion in the interest of Liquidation Process and has right to reject any bid without any prior notice or assigning any reason whatsoever at any stage of the auction. This is a non-binding process and shall be subject to discretion of Liquidator/Stakeholder Consultation Committee.
- (iv) All Terms and conditions are to be mandatorily referred from the E-Auction Process Memorandum prior to submission of EMD and participation process. The Complete E-Auction Process Memorandum containing details of Assets, terms and conditions of online E-Auction, BID Form, Eligibility Criteria, Declaration by Bidders, EMD Requirements etc., available at <https://nesl.co.in/auction-notices-under-ibc/> and [www.samruddhiREALTY.com](http://www.samruddhiREALTY.com)
- (v) The Liquidator in consultation with Stakeholders Consultation Committee holds absolute right to sell the Assets of the Corporate Debtor. Kindly refer to the E-Auction Process Memorandum for further clarification.
- (vi) Bid related documents shall be submitted through e-mail in the formats prescribed and the hard copies of originals shall be sent to the office of the liquidator.
- (vii) The intending bidders, prior to submitting their bid, should make their independent enquiries regarding the title of property, dues of local taxes, electricity and water charges, maintenance charges, if any and inspect the property at their own expenses and satisfy themselves.
- (viii) The last date of submission of EOI, Refundable Participation Deposit Money along with all bid documents is 11-07-2024
- (ix) The Last Date of Submission of EMD is on or before 30-07-2024
- (x) The Date and Time of E-Auction is 01-08-2024 at 11:00 AM to 01:00 PM (with unlimited extension of 10 minutes each)
- (xi) Interested applicant who has deposited EMD and require assistance in creating login ID and password may contact the Office of the Liquidator on 080-2390 2344 or through an e-mail at [srl@psri.in](mailto:srl@psri.in) and [andplan@psri.in](mailto:andplan@psri.in)
- (xii) \*For those interested to acquire Block A4 & Block A5 projects through Private Sale, please send emails with subject line "SRL: EOI for Private Sale"

**Pankaj Srivastava**  
**Liquidator-SAMRUDDHI REALTY LIMITED**

Office: # 58, 3rd Cross, Vinayak Nagar, Hebbal, Bengaluru 560024

Regn No: IBB/IPA-001/IP-P00245 /2017-18/10474 | AFA validity 16/11/2024

**Date: Thursday, 27 June, 2024****Place: Bengaluru****080 2390 2344 | srl@psri.in | psri@live.com | www.samruddhiREALTY.com**