

**NOTICE OF SALE OF BANK'S OWN PROPERTY THROUGH PUBLIC AUCTION BY  
INVITING TENDERS**

The South Indian Bank Ltd. invites tenders for the sale of its own immovable properties by inviting tenders, which the bank had acquired as per the provisions contained in Sec.13(5A), 13(5B) & 13(5C) of the SARFAESI Act, 2002; more fully described in the Schedule hereunder, subject to the following terms and conditions: -

**SCHEDULE**

Name of Property Owner	The South Indian Bank Ltd.
Description of property	All that part and parcel of Land measuring 8.09 Ares equivalent to 20cents situated in Sy. No. 738/2, Elamkulam Village, Kanayannur Thaluk, Ernakulam dist. together with all improvements thereon, owned by The South Indian Bank Ltd. and more fully described in Sale Deed Certificate No.2136/1/2017 dated 14.06.2017 of Ernakulam SRO. Boundaries: - North: Property of SBT South: G.C.D.A property East: 10-meter-wide Corporation Road West: G.C.D.A Property
Upset/Reserve Price	Rs.4,75,00,000/- (Rupees Four Crores Seventy five Lakhs Only)
Date of commencement of Tender Process	04-02-2023
Last date and Time for submission of Tender.	Date- 15-02-2023 Time- 03:00 PM at The South Indian Bank Ltd, Collection and Recovery Department, Sudhakar Plaza, Kalamassery, Ernakulam, Kerala – 683104.
Date and Time for opening of the Tender.	Date – 15-02-2023 Time – 04:00 PM <b>Venue:</b> The South Indian Bank Ltd, Collection and Recovery Department, Sudhakar Plaza, Kalamassery, Ernakulam, Kerala – 683104.

**TERMS AND CONDITIONS:**

- 1) The property will be sold on “as is where is” basis and on “as is what is” condition with respect to the lie, nature and physical status of the property. The particulars furnished

- regarding the Schedule mentioned property is stated to the best of information of the Bank and the Bank will not be answerable for any error, misstatement or omission.
- 2) The proposed Tenderer shall read and understand the terms and conditions mentioned in the Tender Sale Notice which is published by the Bank in its Website/ and also visit the scheduled property and satisfy as to its area, boundaries, ownership, title, encumbrance, statutory approvals, measurements etc. The Bank shall not entertain any dispute regarding the Sale process or the scheduled property after participating in the sale.
  - 3) The South Indian Bank Ltd. has purchased the scheduled property in Tender cum Auction sale conducted by the Authorised Officer of the bank on 10-10-2014 as per provisions of SARFAESI Act, 2002. Previous Owner has filed a WP © No.7116/2019 before Hon'ble High Court of Kerala and is pending. Sale will be subject to the outcome of said proceedings.
  - 4) Interested Tenderer shall produce a copy of any valid photo identity/ address proof. In case, the Tenderer is participating on authorization, he should produce the ID proof of himself and the Tenderer.
  - 5) All amounts payable regarding the sale including EMD shall be paid by way of DD/RTGS drawn in favour of "The South Indian Bank Ltd." payable at Emakulam.
  - 6) Interested Tenderer shall submit the Tender along with Demand draft/RTGS receipt as the case may be for the EMD at The South Indian Bank Ltd, Collection and Recovery Department, Sudhakar Plaza, Kalamassery, Ernakulam, Kerala – 683104 from 10:00 AM on 04-02-2023 to 03:00 PM on 15-02-2023.
  - 7) The South Indian Bank Ltd has got right to cancel/ postpone the Auction without assigning any reason whatsoever. Further, the Bank shall have the discretion to accept, reject or return any or all the Tender already submitted and the Bank will not entertain any claim or representation in that regard from the Tenderers.
  - 8) The Tenders received will be opened on 15-02-2023 at 04.00 PM in the presence of available tenderers (if any) and the sale will be confirmed in favour of the bidder who quoted the highest price.
  - 9) Any tender received quoting a price below the Reserve Price will be rejected outright.
  - 10) The EMD of unsuccessful tenderer shall be refunded.
  - 11) On finalization of the sale, the successful bidder has to remit 25% of the sale consideration (Less 10% of already remitted as EMD) immediately. Thereafter Sale acceptance letter will be issued directing to pay the balance amount of Sale consideration within 15 days or within extended period if any, at the sole discretion of the Bank, failing which, the remitted amount will be forfeited.
  - 12) On confirmation of the Sale, the Sale deed will be executed in favour of the successful purchaser and the successful purchaser should pay all charges/ fees payable for registration of Sale Deed such as registration Fees, Stamp Duty etc., as applicable as per law.

- 13) For any further information and for inspection of property, the intended Tenderers may contact the in the Tel. Nos. 9946834187, 8800492905 during banking hours.
- 14) Any further addenda/ corrigenda / extension of dates / clarifications/ responses to Tenderers' queries in respect of the above tender shall be posted only on the Bank's website and no separate notification shall be issued in any newspapers. The Bank reserves the right of discretion to change, modify, add to or alter any or all of the provisions of this Tender document and/or the Tendering process, without assigning any reasons whatsoever.

**Date:** 04-02-2023

**Place:** Thrissur.



**Assistant General Manager  
(Head Office, Facility Management Group)**

