### NDI Ventures Limited

July 24, 2025

Tο

**BSE Limited** 

Phiroze Jeejeebhoy Towers, Dalal Street, Mumbai - 400 001 **Company Scrip Code: 500189** 

Through: BSE Listing Centre

Dear Sir/ Madam,

Tο

**National Stock Exchange of India Limited** 

Exchange Plaza, Bandra-Kurla Complex, Bandra (East), Mumbai - 400 051

**Company Script Code: NDLVENTURE** 

Through: NEAPS

Sub: Submission of Newspaper publication - Extract of Un-Audited Financial Results of the Company for the quarter ended June 30, 2025.

Ref: Regulation 47 and other applicable regulations of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015.

Pursuant to Regulation 47 of the SEBI (Listing Obligations and Disclosure Requirements) Regulations, 2015, please find enclosed herewith newspaper cuttings of The Free Press Journal (in English) and Navshakti (in Marathi) of Thursday, July 24, 2025, wherein extract of Un-Audited Financial Results of the Company for the guarter ended June 30, 2025 are published.

Kindly take the above on record.

Thanking You.

Yours faithfully, **For NDL Ventures Limited** (Formerly known as NXTDIGITAL Limited)

Sumati Sharma **Company Secretary & Compliance Officer** M.No. A51019

Encl: As stated above.

#### NDL Ventures Limited

(Formerly known as NXTDIGITAL LIMITED) IN CENTER, 49/50 MIDC, 12th Road, Andheri (E), Mumbai - 400 093. T: +91 - 22 - 2820 8585 W: www.ndlventures.in CIN. No.: L65100MH1985PLC036896



Possession Notice (For Immovable Property) Rule 8-(1) nereas, the undersigned being the Authorized Officer of IIFL Home Finance Limited (Formerly known as India Infolir using Finance Ltd.) (IIFL-HFL) under the Securitisation and Reconstruction of Financial Assets and Enforcement ecurity Interest Act 2002 and in exercise of powers conferred under section 13(12) read with Rule 3 of the Securi Security Interest Act 2002 and in exercise of powers conferred under section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules 2002, a Demand Notice was issued by the Authorised Officer of the company to the Borrower/Co-Borrowers mentioned herein below to repay the amount, notice is hereby given to the borrower and the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on him under Section 13(4) of the said Rules. The borrower in particular and the public in general are hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of IIFL HFL for an amount as mentioned herein under with interest thereon."The borrower's attention is invited to provisions of sub-section (8) of section 13 of the Act, If the borrower clears the dues of the "IIFL HFL" together with all costs, charges and propers is incrured at any time before the date fixed for sele or transfer the secured assets shall not be sold or transxpenses incurred, at any time before the date fixed for sale or transfer, the secured assets shall not be sold or trans erred by "IIFL HFL" and no further step shall be taken by "IIFL HFL" for transfer or sale of the secured assets.

Description of the Secured Asset (Immovable Property) Dues (Rs.) Dema Mr. Ravindra Ashok Beldar
Mrs. Megha Ravindra
Beldar
(Prospect No
IL10004139)

All that piece and parcel of the property being Flat-E-104, 1st Floor, Wing - E, Plot No.17, S.No-51/3/P, Shantaram Park Residency, Wafe Village, Taluka Shahapur, Thane, Maharashtra, India, 42/6101. 4rea
Admeasuring (In Sq. Ft.): Property Type:
Carpet, Area, Super\_Built\_Up\_Area Property Area:
34/00.510.0 Rs.1212240/-Notice -ssion (Rupees Twelve Lakh Twelve Thousand Two 23-04-2025, 2025

For, further details please contact to Authorised Officer at **Branch Office:** IIFL House, Sun Infotech Park Road No 16V, Plot No.B-23 , Thane Industrial Area, Wagle Estate, Thane - 400604. or **Corporate Office:** IIFL Tower, Plo No. 98, Udyog Vihar, Ph-IV Gurgaon, Haryana Place: Thane, Date: 24-07-2025 Sd/- Authorised Officer, For IIFL Home Finance Ltd.

# PRIME SECURITIES LIMITED

(CIN: L67120MH1982PLC026724)

Regd. Office: 1109/1110, Maker Chambers V, Nariman Point, Mumbai 400021

Tel: +91-22-61842525 Fax: +91-22-24970777 Website: www.primesec.com Email: prime@primesec.com UNAUDITED FINANCIAL RESULTS FOR THE QUARTER ENDED JUNE 30, 2025

[ CONSOLIDATED ]				
				[ Rs. Lakhs ]
	Quarter ended 30-Jun-25 (Unaudited)	Quarter ended 31-Mar-25 (Unaudited)	Quarter ended 30-Jun-24 (Unaudited)	Year ended 31-Mar-25 (Audited)
. Total Income from Operations (net)	4,691	1,271	2,914	8,940
2. Net Profit / (Loss) for the Period [before Tax, Exceptional and / or Extraordinary Items]	1,646	69	1,231	4,102
8. Net Profit / (Loss) for the Period before Tax [after Exceptiona and / or Extraordinary Items]	1,646	72	1,599	4,473
t. Net Profit / (Loss) for the Period after Tax [after Exceptional and / or Extraordinary Items]	1,048	80	1,210	3,830
5. Total Comprehensive Income for the Period Comprising Profit / (Loss) for the Period (after tax) and Other Compresive Income (after tax)]		911	1,195	5,068
6. Equity Share Capital	1,681	1,681	1,677	1,681
7. Reserves (excluding Revaluation Reserves) as shown in Audited Balance Sheet of previous year				18,927
8. Earnings per Share (of Rs. 5/- each) (in INR) (for continuing and discontinued operations)				
- Basic	3.23	0.29	3.62	11.49
- Diluted	3.15	0.28	3.53	11.15

UNAUDITED FINANCIAL RESULTS FOR THE QUARTER ENDED JUNE 30, 2025 [ STANDALONE ] [ Rs. Lakhs ] Year ended 30-Jun-25 ended 31-Mar-25 ended ended 30-Jun-24 31-Mar-25 Unaudited) Unaudited) (Unaudited) (Audited) Total Income from Operations (net) 1,602 489 1,374 5,647 Net Profit / (Loss) for the Period [before Tax, Exceptional and 674 3,203 107 / or Extraordinary Items] Net Profit / (Loss) for the Period before Tax [after Exceptiona 3,57 107 1,042 and / or Extraordinary Items] . Net Profit / (Loss) for the Period after Tax [after Exceptional 112 814 3,225 and / or Extraordinary Items] Total Comprehensive Income for the Period Comprising 4,465 273 950 Profit /(Loss) for the Period (after tax) and Other Compresive Income (after tax)] Equity Share Capital 1,681 1,677 1,68 1,681 Reserves (excluding Revaluation Reserves) as shown in 16,19 Audited Balance Sheet of previous year Earnings per Share (of Rs. 5/- each) (in INR) (for continuing and discontinued operations) 0.23 0.33 9.62 - Basic 2.44 - Diluted 0.23 0.33 2.37 9.34

Note: The above is an extract of the detailed format of Unaudited Financial Results for the Quarter ended June 30, 2025 filed with the Stock Exchanges under Regulation 33 of the SEBI (Listing Obligations and Disclosures Requirements) Regulations 2015. The full format of the Unaudited Financial Results for the Quarter ended June 30, 2025 are available on the websites of tock exchanges (www.nseindia.com / www.bseindia.com) and also on the website of the Company (www.primesec.com) The same can be accessed by scanning the QR code provided below.

For Prime Securities Limited sd/

Managing Director & Group CEO

TENDER NOTICE

enuted and experienced developers for lertaking the redevelopment of HUMA CO-OPERATIVE HOUSING SOCIETY LTD., situated on a plot measuring **495 Sq.**Mt. as per the 7/12 extract and Land Survey Report available with the Society

TENDER DETAILS 2025 between 11:00 a.m. to 6:00 p.m. yment of ₹ 50,000/- (Non-refundable) b Cash or Demand Draft in favor of "Propde Consultancy Services LLP"), Pre-Bid Meeting: 1st August 2025 between 11:00 a.m. to 6:00 p.m. (At the PMC office) Submission of Sealed Tenders : 2nd Augus 2025 to 9th August 2025 between 11:00 a.m to 6:00 p.m.

IMPORTANT NOTE In the event that less than 3 valid tenders are received by 9th August 2025, then vailability and submission period will be xtended for first 7 days and thereafter again 7 days as per need. The Society reserves the right to accept or reject any or all tenders PMC CONTACT DETAILS

opdex Consultancy Services LLP Office No. 3, 1st Floor, Sai Akruti Empire CHS Ltd. Near Zudio, Ramdev Park Road, Indralol Phase - 6, Bhayander (East), Thane - 401105 Maharashtra, Mob. 8850136724 / 99673349 Email: propdexconsultancy@gmail.com

#### **PUBLIC NOTICE**

Notice is hereby given to the public at large that, Balwant Kesharsingh Sha was owner of Flat Premises bearing its Flat No. 08, Admeasuring 825 Sq.Ft. Built up, 3rd Floor, A Wing Sahara CHS. Ltd., Veer Savarkar Nagar, Sant Dyaneshwar Marg. Borivali (East), Mumbai-400066 and society holding 05 (Five) Fully Paid Up Shares (bearing Sr. No. 036 to 040) of Rs. 50 (Fifty) each under Share Certificate No. 008.

The said Balwant Kesharsingh Sha

has expired on 25/10/2009 at the above mentioned address leaving behind 1) Mrs. Meena Balwantsingh Sha (Wife), 2) Mr. Ameet Balwantsingh Sha (Son), 3) Mr. Ajay Balwantsingh Sha (Son), as his only legal heirs and survivors and by the consent of all the legal heirs, "Sahara CHS Ltd." transferred the said Flat Premises and said Share Certificate in the name of Mrs. Meena Balwantsingh Sha in the records of Society. The said Mrs. Meena Balwantsingh Sha expired on 06/02/2018 leaving behind 1) Mr. Ajay Balwantsingh Sha (Son), 2) Mrs. Varsha Ameet Sha ( Daughter in law & Wife of Mr. Amee Balwantsingh Sha who expired or 26/09/2015), 3) Mst. Ikshan Amee Sha (Grandson), 4) Ms. Ivanka Ameet Sha (Granddaughter), as her only legal heirs and survivors. All the above mentioned legal heirs & survivors are the co-owners of the abovesaid flat no. 08 as per the records of the society.

Any person/s has/have any claim or objection for the same, then such person/s should submit his/her/their claim/objection alongwith documentary proofs/evidence support of his/her/ their claims objections at <u>"Shop No. 38, Rajshree Shopping Centre, Nr. 18</u> Post Office, Mira Road (E), Tal. & Dist Thane-401107" within a period of 14 days from the date of this

Sd/ Advocate Vinod A. Shinde Advocate High Cour Mobile: 9594230172 Place : Borivali

## A AURUM PropTech

### **Aurum PropTech Limited**

CIN: L72300MH2013PLC244874

Registered office: Aurum Q1. Aurum Q Parc. Thane Belapur Road. Navi Mumbai - 400710. Maharashtra. India.

Phone: +91 22 6911 1800 | Email: contact@aurumproptech.in | Web site: www.aurumproptech.in Statement of un-audited Financial Results (Standalone and Consolidated)

for the Quarter ended June 30, 2025

The Board of Directors of the Company, at their meeting held on **July 23, 2025**, approved the un-audited financial results of the Company for the quarter ended June 30, 2025 ("Financial

The Financial results along with the Limited Review Report have been posted on the

Company's website at: https://www.aurumproptech.in/investor/financial-information/quarterly-earnings

and can be accessed by scanning the QR code.

For and on behalf of the Board of Directors **Aurum PropTech Limited** 

**Onkar Shetye** Director DIN: 06372831

Lisbon, Portugal

July 22, 2025



Location: Navi Mumbai Date: July 23, 2025



### **INDIAN OVERSEAS BANK**

Tamarind House, 30 & 32, Tamarind Lane, Fort, Mumbai-400001. Br. Code: 0014 Swift Code: IOBAINBB014 IFSC: IOBA0000014, E-mail: iob0014@iob.in Tel.: 022-2262 2062 / 8925950014

E Auction on 11.08.2025

PUBLIC NOTICE FOR E-AUCTION FOR SALE OF IMMOVABLE PROPERTIES

SALE OF IMMOVABLE PROPERTIES MORTGAGED TO THE BANK UNDER THE SECURITIZATION AND RECONTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT 2002

Whereas, the Authorised Officer of Indian Overseas Bank has taken constructive possession of the following property/ies under section 13(4) of Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002. (hereinafter referred as "Act") pursuant to the notices issued under Sec 13(2) of the Act under in the following loan accounts for the dues as mentioned in the notices (under section 13(2)) to the respective borrowers with the right to sell the same on "AS IS WHERE IS BASIS, "AS IS WHAT IS BASIS" AND "WHATEVER THERE IS BASIS" for realization of Bank's Dues plus interest as detailed hereunder and whereas, consequent upon failure of the borrowers concerned to repay the dues, the undersigned, in exercise of powers conferred under section 13(4) of the Act, hereby propose to realize the Bank's dues by sale of the said property/ies. The sale will be done by the undersigned through e-auction platform provided at website.

Branch	Name of account	Details of the Property	Possession	Book O/s* (In Lakhs)	Reserve price EMD Bid Increase Amount (in lakhs)
Fort Branch	Maahi Fabrics & Amit P. Sevak	All part and parcel of property consisting Flat No. C-001, Ground Floor, C Wing, Archana Deep CHS Ltd., Anand Nagar, Pt. Dindayal Road, Dombivali(W), Dist. Thane-421202 Property is bounded by: East - Sanskar Deep/Internal Road West - Sanskar Jyoti North - Ganga Niwas South - B Wing	,	55.97 as on 22.07.2025	30.68 3.06 0.50

\*with further interest at contractual rates and rests along with costs, charges etc. till date of repayment, after reckoning repayments, if any The publication is also a 15 days' notice to the borrower/mortgagor & Guarantor of the above loans under Rule 9(1) of Security Interest (enforcement) rules 2002, under SARFAESI Act 2002 about holding of the e-auction sale by inviting tenders from the PUBLIC in General for sale

Date &Time of e-auction: 11.08.2025 at 11.00 AM to 03.00 PM with auto extension of 10 minutes

For Details of E-auction Notice Please refer our website www.iob.in and the service provider website's https://baanknet.com/eauction-psb/bidderregistration. Earnest Money Deposit (EMD) shall be paid online through NEFT/RTGS mode. The EMD amount can be deposited up to 11.08.2025to 03:00 PM

Contact person : Name Contact no. **Email ID Branch** Fort Branch Mr. Pratik Karmakar 8925950014 lob0014@iob.in Place - Mumbai Date - 24.07.2025

# NDL VENTURES LIMITED

(Formerly known as NXTDIGITAL Limited)

CIN: L65100MH1985PLC036896

Regd. Office: IN CENTRE, 49/50, MIDC, 12th Road, Andheri (E), Mumbai 400 093 Website: www.ndlventures.in, Email ID: investors@ndlventures.in

EXTRACT OF UN-AUDITED FINANCIAL RESULTS FOR THE QUARTER ENDED JUNE 30, 2025

- 1		Quartos	nount Rs. in Lakhs		
ŝr.	Particulars	Quarter ended			
lo.		June 30, 2025	June 30, 2024	March 31, 202	
		(Un-Audited)	(Un-Audited)	(Audited)	
1	Total income from operations (net)	116.29	139.77	494.3	
2	Net Profit / (Loss) for the period (before Tax, Exceptional and/or Extraordinary items)	32.30	47.00	103.	
3	Net Profit / (Loss) for the period after tax	24.18	17.58	59.	
1	Total Comprehensive Income for the period [Comprising Profit / (Loss) for the period (after tax) and Other Comprehensive Income (after tax)]	24.18	17.58	65.	
5	Equity Share Capital	3,367.17	3,367.17	3,367.	
6	Reserves excluding Revaluation Reserve	-	-	2,637.	
7	Earnings/(Loss) Per Share (before extraordinary items) (of Rs. 10/- each)				
	- Basic (in Rs.) (not annualised)	0.07	0.05	0.	
	- Diluted (in Rs.) (not annualised)	0.07	0.05	0.	

#### Notes:

Place: Mumbai

Date: July 22, 2025

- The above is an extract of the detailed format of the Statement of unaudited financial results for the quarter ended June 30, 2025 filed with the Stock Exchanges unde Regulation 33 of the SEBI (Listing Obligation and Disclosure Requirements) Regulations, 2015. The detailed unaudited financial results and this extract were reviewed and recommended by the Audit Committee and then approved by the Board of Directors of the Company at their respective meetings held on July 22, 2025. The full format of the financial results for the quarter ended July 22, 2025 are available on the websites of Stock Exchanges i.e. BSE Limited at www.bseindia.com. National Stock Exchange of India Limited at www.nseindia.com and on Company's website https://www.ndlventures.in/investors/financial-results-2/
- The above unaudited financial results for the quarter ended June 30, 2025 were reviewed and recommended by the audit committee and subsequently, approved by the Board of Directors of the Company. The auditors have expressed an unmodifed opinion on the said financial results.

For NDL Ventures Limited (Formerly known NXTDIGITAL Limited)

Sd/-Amar Chintopanth Whole Time Director & CFO

DIN-00048789

H HINDUJA GROUP

Bank

Bandhan Regional Office: Netaji Marg, Nr. Mithakhali Six Roads,

Ellisbridge, Ahmedabad-6. Phone: +91-79-26421671-75 SYMBOLIC POSSESSION NOTICE

NOTICE is hereby given under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers onferred under Section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002, the Authorized Officer issued demand notice to the borrower(s on the date mentioned against the account stated hereinafter calling upon them to repay the amount within 60 days from the date of receipt of said notice. The borrower(s) having failed to repay the amount, notice is hereby given to the public in general and in particular the borrower(s) that the undersigned has taken the symbolic possession of the property described herein below under Section 13(4) of the said Act read with Rule 8 of the said Rules on the date mentioned against the ccount. The borrower(s) in particular and the public in general is hereby cautioned not to deal with the property and any dealing with the property will be subject to the charge of the Bank for the amounts, interest, costs and charges thereon. The borrowers'/mortgagors' attention is invited to the provisions of sub-section (8) o

Name of borrower(s), Guarantor & Loan Account No.	Description of the property mortgaged (Secured Asset)	Date of Demand Notice	Date of Symbolic Possession Notice	O/s Amount as on date of Demand Notice
Mr. Yogesh Ramchandra Kalamkar Mr. Ramchandra Mahadeo Kalamkar Mr. Rupesh Ramchandara Kalamkar Mrs. Rupali Ramchandra Kalamkar Mr. Akhil Ramesh Joshi Mr. Amod Laxman Kalamkar 20004050003131	All that part and parcel of property consisting of CTS No.2314/B, Hissa No.1/A/5, Milkat No.669, Kalamkar Building, Savitry Road, Near Sai Temple, Prabhat Colony, City- Mahad, Raigad, Maharashtra-402301. Total Land Area Adm About: 386 Sq Mtr. and same bounded as under: North: Property of Mr. Bavaskar, East: Property of Mr. Prabhakar Mhamunkar, West: Property of Mr. Khodke, South: Municipal Road	31.01.2025	19.07.2025	Rs.20,58,053.74 as on 01.12.2024
Mr. Mushataq Ahamad Burud Mrs. Sumaiya Mushtaque Burud Mrs. Nurjahan Dashtagir 20004050004778, 20004050005474	All that part and parcel of property consisting of Flat No. 101, Ground Floor, CTS No. 592, Area Adm. about 685 Sq. ft. Built-up area and located at Ambar Palace, Kajalpura-Bhimnagar Road, Near Samaj Mandir Kajalpua, Dist- Mahad, Maharashtra and same bounded as under: North: Common Road, East: Open Space, West: Samaj Mandir, South: Flat No. 102	21.01.2025	19.07.2025	Rs.14,12,840.75
Shyam Rudrabahadur Sonar Mira Shyam Sonar Ganesh Bhaku Jadhav 20004050004542	All that part and parcel of property consisting of Flat No. A-08, A Wing, Ground Floor, Sharda Complex CHS, Bearing Survey No. 7, H No. 4, Birwadi Asanpoi Road, Near Anand Complex, Birwadi (Ct), Tal- Mahad, Dist-Raigad, Maharashtra-402302. Area Adm About: 570 Sq Ft Built Up and same bounded as under: North: Flat No. A 01, East: Flat No.05, West: Anam Complex, South: Flat No. A 08	15.02.2025	19.07.2025	Rs.10,44,615.54 as on 01.12.2024
Sachin Mahipati Shinde Ushatai Sachin Shinde 20006100002789	All that part and parcel of property consisting of Plot No 5, Row House No R-4, Gat No 40/2,3,4,5 and 6, Area Adm About 254 Sq Ft, and open Space area about 251 Sq.Ft. And Situated in Shivjal City, Building No A-4, Shingnapur Road, Mouje Naik Bombawadi, Taluka Phaltan Dist Satara Maharashtra-415523 and same bounded as under: East: Road, West: Row House No R-3 in A-4 Building, North: Block No A-3, South: Row House No R-1 in A-4 Building	26.08.2024	18.07.2025	Rs.2,85,758.15
Dhirendra Surendra Singh Vijaylaxmi Dhirendra Singh 20004050005494	All that part and parcel of property consisting of Flat No.103, On The 1st Floor, B Wing, Building Known As "Hamdan Complex", Plot No.3a, Survey No-8, Adarsh Nagar Road, Adarsh Nagar, City-Birwadi, Mahad, Raigad, Maharashtra-402302. Area Adm About: 250 Sq Ft Carpet and same bounded as under: North: B Wing Flat No.102, East: Open Space, West: Staircase/Lobby, South: B Wing Flat No.104	31.01.2025	19.07.2025	Rs.8,72,871.33 as on 01.12.2024

Date: 24/07/2025

#### सेन्ट्रल बेंक ऑफ़ इंडिया Central Bank of India

**Sale Notice** 

Bandhan Bank Limite

1911 से आपके लिए ''केंद्रित'' "CENTRAL" TO YOU SINCE 1911 Regional Office: Aurangabad, 1St Floor, Oberoi Malpani Tower, Opp. Govt. Milk Dairy, Jalna Road, Chh. Sambhajinagar

SALE CUM E-AUCTION NOTICE FOR SALE OF IMMOVABLE PROPERTIES E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 rea

with provision of 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 (s) an Guarantor (s) that below described immovable properties mortgaged / charges to the Secured Creditor, the Physical / Symbolic Possession of which has been taken by the Authorized Officer of Central Bank of India. (Secured Creditor), Will be sold on "As is where is", "As is what is" and whatever there is basis on 30/07/2025 through online webportal https://ebikray.in (PSB Alliance Pvt, Ltd.) for recovery of below mentioned amount due to the Central Bank of India, Secured Creditor from the below mentioned Borrower(s) and Guarantor / Mortgagor . The Reserve Price & EMD and other details as below table. For Detailed terms and conditions of the Sale

SR NO	Name of the Branch & Borrower/ Guarantors & Type of Possession	Amount Due	Description of the Properties	Reserve Price	Earnest Money Deposit	Min. Bid Increment By which the Bid is tobe increased
1	Borrower: M/s. Saisha Enterprises 1. Prop. Mr. Abhijit Kishor Bhand House No. G-4, Fifth Floor, At Building Kunkolol Complex, Kolhar Budruk, Tal. Rahata, Dist. Ahmednagar- 423 601 2. Mr. Abhijit Kishor Bhand Prop. of M/s. Saisha Enterprises House No. G-4, Fifth Floor, At Building Kunkolol Complex, Kolhar Budruk, Tal. Rahata, Dist. Ahmednagar- 423 601 Branch: Kolhar Budruk Contact: 9822719111 ( Symbolic Possession )	Rs. 21,26,905/- (Rs. Twenty One Lakh Twenty Six Thousand Nine Hundred & Five Only) Plus further interest cost & expenses	All piece and parcel of residential property owned by Mr. Abhijeet Kishor Bhand House No. G-4, Fifth Floor, At Building Kunkolol Complex, Mauza No. 2296, Survey No. 521/1, at Kolhar Budruk, Tal. Rahata, Dist. Ahmednagar within the Registration Area Tal. Rahata, Dist. Ahmednagar. Admeasuring Area: 896 Sq.ft.  Bounded as under: North: Lift & Flat No. G-3, South: S.T. Stand, East: Gat No. 520, West: Road.	Rs. 9,70,000/- (Rupees Nine Lakh Seventy Thousand Only)	Rs. 97,000/-	Rs. 10,000.00 (Rupees Ten Thousand)
2	Borrower: Mr. Samir Chandulal Tamboli Near Hotel Baba Navgaji, Pravara Public School, Campus, Loni Kh., Pravaranagar, Tq. Rahata, Dist. Ahmednagar - 413 713 Guarantor:  1. Mr. Ejaj Abdul Tamboli At Pravaranagar, Tq. Rahata, Dist. Ahmednagar - 413713 2. Mr. Firoj Rajjak Shaikh Loni Budruk, Tq. Rahata, Dist. Ahmednagar - 413713 Branch: PMT Loni Contact: 9822719111 ( Symbolic Possession )	Rs. 7,01,372/- (Rs. Seven Lakhs One Thousand Three Hundred Seventy Two ) Plus further interest cost & expenses	All piece and parcel of property owned by Mr. Sameer Chandulal Tamboli, Survey No. 177/2/11, Grampanchayat Milkat No. 2438, Plot No. 1 Part & 10 Part, Admeasuring 226 Sq. Mtr., Situated at Lonk Kh., Near Pravara Public School, Tq. Rahata, Dist. Ahmednagar, Registration District - Ahmednagar and Bounded as under: East: Pravaranagar-Babhaleshwar Road, West: Wall Compound of Pravara Public School, South: Out of Plot No. 1 Part and 10 Part, North: Out of Plot No. 1 part and 10 part	Rs. 14,37,500/- (Rupees Fourteen Lakh Thirty Seven Thousand Five Hundred Only)	Rs. 1,43,750.00	Rs. 10,000.00 (Rupees Ten Thousand)

DATE & TIMES OF INSPECTION: 29.07.2025 BETWEEN 12.00 NOON TO 3.00 PM
DATE & TIME OF E-AUCTION: 30.07.2025 TIME: 12.00 NOON TO 4.00 PM
(WITH AUTO EXTENSION CLAUSE IN CASE OF BID IN LAST OF 10 MINUTES BEFORE CLOSING)

Details of Encumbrances over the property as Known the bank: Not Known

For participating in the e-auction sale, the intending bidders should register their details with the service provider https://ebikray.in (PSB Alliance Pvt. Ltd.) well in advance and shall get user ID and password. Intending bidder advised to change only the password. Bidder may visit https://ebikray.in (PSB Alliance Pvt. Ltd.) for bidder are available with educational videos. For detailed terms & conditions of sale, please refer to the link provide bank's website

For the further details contact Central Bank of India, Regional Office, Aurangabad, Mr. Balaji N. Valse (Sr. Manager), M: 91-9822719111

The Terms and Conditions shall be strictly as per the provision of the security interest Rules (Enforcement) Rules, 2002.

STATUTORY 30 DAYS SALE NOTICE UNDER 8(6) OF THE SERFAESI ACT, 2002

Borrowers/ Guarantors / Mortgagers are hereby notified for sale of immovable secured towards realization of outstanding dues of secured creditors . Date: 24.07.2025 Authorised Officer. Central Bank of India ..continued from previous page.

# ASBA\* | Simple, Safe, Smart way of Application!!!

\*Applications Supported by Blocked Amount ("ASBA") is a better way of applying to offers by simply blocking the fund in the bank account. For further details, check section on ASBA. Mandatory in public issues.

No cheque will be accepted.



UPI-Now available in ASBA for Retail Individual Investors and Non Institutional Investor applying in public issues where the application amount is up to ₹500,000, applying through Registered Brokers, Syndicate, CDPs & RTAs. Retail Individual Investors and Non-Institutional Investors also have the option to submit the application directly to the ASBA Bank (SCSBs) or to use the facility of linked online trading, demat and bank account. Investors are required to ensure that the bank account used for bidding is linked to their PAN. Bidders must ensure that their PAN is linked with Aadhaar and are in compliance with CBDT notification dated February 13, 2020 and press release dated June 25, 2021 read with press release dated September 17, 2021, CBDT Circular No. 3 of 2023 dated March 28, 2023.

ASBA has to be availed by all the investors except Anchor Investors. UPI may be availed by (i) Retail Individual Investors in the Retail Category; (ii) Non-Institutional Investors with an application size of up to ₹ 500,000 in the Non-Institutional Portion. For details on the ASBA and UPI process, please refer to the details given in the Bid Cum Application Form and abridged prospectus and also please refer to the section "Issue Procedure" on page 431 of the RHP. The process is also available on the website of Association of Investment Bankers of India ("AIBI") and Stock Exchanges and in the General Information Document. The Bid Cum Application Form and the Abridged Prospectus can be downloaded from the websites of BSE Limited ("BSE") and National Stock Exchange of India Limited ("NSE", and together with BSE, the "Stock Exchanges") and can be obtained from the list of banks that is displayed on the website of SEBI at www.sebi.gov.in/sebiweb/other/OtherAction.do?doRecognisedFpi=yes &intmld=43, respectively as updated from time to time. For the list of UPI apps and banks live on IPO, please refer to the link: www.sebi.gov.in. UPI Bidders Bidding using the UPI Mechanism may apply through the SCSBs and mobile applications whose names appear on the website of SEBI, as updated from time to time. Axis Bank Limited and ICICI Bank Limited have been appointed as the Sponsor Banks for the Issue, in accordance with the requirements of SEBI circular dated November 1, 2018 as amended. For Issue related queries, please contact the BRLMs on their respective email IDs as mentioned below. For UPI related queries, investors can contact NPCI at the toll free number: 18001201740 and mail Id: ipo.upi@npci.org.in.

In case of any revision to the Price Band, the Bid/Issue Period will be extended by at least three additional Working Days after such revision in the Price Band, subject to the Bid/Issue Period not exceeding 10 Working Days. In cases of force majeure, banking strike or similar circumstances, our Company may, in consultation with the BRLMs, for reasons to be recorded in writing, extend the Bid / Issue Period for a minimum of one Working Day, subject to the Bid/ Issue Period not exceeding 10 Working Days. Any revision in the Price Band and the revised Bid/Issue Period, if applicable, shall be widely disseminated by notification to the Stock Exchanges, by issuing a public notice, and also by indicating the change on the

website of the BRLMs and at the terminals of the Syndicate Member(s) and by intimation to the Designated Intermediaries and the Sponsor Bank, as applicable This is an Issue in terms of Rule 19(2)(b) of the SCRR, read with Regulation 31 of the SEBI ICDR Regulations. The Issue is being made through the Book Building Process in terms of Regulation 6 (1) of the SEBI ICDR Regulations, wherein not more than 50% of the Net Issue shall be available for allocation on a proportionate basis to Qualified Institutional Buyers ("QIBs and such portion, the "QIB Portion"), provided that our Company, in consultation with the BRLMs, may allocate up to 60% of the QIB Portion to Anchor Investors on a discretionary basis ("Anchor Investor Portion"), out of which one-third shall be reserved for domestic Mutual Funds, subject to valid Bids being received from domestic Mutual Funds at or above the price at which allocation is made to Anchor Investors ("Anchor Investor Allocation Price"), in accordance with the SEBI ICDR Regulations. In the event of undersubscription, or non-allocation in the Anchor Investor Portion, the balance Equity Shares shall be added to the Net QIB Portion. Further, 5% of the Net QIB Portion shall be available for allocation on a proportionate basis to Mutual Funds only, and the remainder of the Net QIB Portion shall be available for allocation on a proportionate basis to all QIB Bidders, including Mutual Funds, subject to valid Bids being received from them at or above the Issue Price. However, if the aggregate demand from Mutual Funds is less than 5% of the Net QIB Portion, the balance Equity Shares available for allocation in the Mutual Fund Portion will be added to the remaining Net QIB Portion for proportionate allocation to QIBs. Further, not less than 15% of the Net Issue shall be available for allocation to Non-Institutional Bidders ("Non-Institutional Portion") (of which one third of the Non-Institutional Portion shall be reserved for Bidders with an application size between ₹ 0.20 million up to ₹ 1.00 million and two-thirds of the Non-Institutional Portion shall be reserved for Bidders with an application size exceeding ₹ 1.00 million) and under-subscription in either of these two sub-categories of Non-Institutional Portion may be allocated to Bidders in the other subcategory of Non-Institutional Portion, subject to valid Bids being received at or above the Issue Price and not less than 35% of the Net Issue shall be available for allocation to Retail Individual Bidders in accordance with the SEBI ICDR Regulations, subject to valid Bids being received from them at or above the Issue Price. All potential Bidders (except Anchor Investors) are mandatorily required to participate in the Issue through the Application Supported by Blocked Amount ("ASBA") process by providing details of their respective ASBA accounts and UPIID in case of UPI Bidders using the UPI Mechanism, as applicable, pursuant to which their corresponding Bid Amount will be blocked by the Self Certified Syndicate Banks ("SCSBs") or by the Sponsor Bank under the UPI Mechanism, as the case may be, to the extent of the respective Bid Amounts. Anchor Investors are not permitted to participate in the Issue through the ASBA Process. For further details, see "Issue Procedure" on page 431 of the RHP.

Bidders/Applicants should ensure that DP ID. PAN and the Client ID and UPI ID (for UPI Bidders bidding through UPI Mechanism) are correctly filled in the Bid cum Application Form. The DP ID, PAN and Client ID provided in the Bid cum Application Form should match with the DP ID, PAN, Client ID and UPI ID available (for UPI Bidders bidding through the UPI Mechanism) in the Depository database, otherwise, the Bid cum Application Form is liable to be rejected. Bidders/ Applicants should ensure that the beneficiary account provided in the Bid cum Application Form is active. Bidders/Applicants should note that on the basis of the PAN. DP ID. Client ID and UPI ID (for UPI Bidders bidding through the UPI mechanism) as provided in the Bid cum Application Form, the Bidder/Applicant may be deemed to have authorized the Depositories to provide to the Registrar to the Issue, any requested Demographic Details of the Bidder/Applicant as available on the records of the depositories. These Demographic Details may be used, among other things, for giving Allotment Advice or unblocking of ASBA Account or for other correspondence(s) related to the Issue. Bidders/Applicants are advised to update any changes to their Demographic Details as available in the records of the Depository Participant to ensure accuracy of records. Any delay resulting from failure to update the Demographic Details would be at the Bidders/Applicants' sole risk.

Investors must ensure that their PAN is linked with Aadhaar and are in compliance with the notification issued by Central Board of Direct Taxes notification dated February 13, 2020 and read with press releases dated June 25, 2021, September 17, 2021 and March 28, 2023 and any subsequent press releases in this regard. CONTENTS OF THE MEMORANDUM OF ASSOCIATION OF OUR COMPANY AS REGARDS ITS OBJECTS: For information on the main objects of our Company, investors are requested to see "History and Certain Corporate Matters - Main objects of our Company" on page 232 of the RHP. The Memorandum of Association of our Company is a material

ment for inspection in relation to the Issue. For further details, see "Material Contracts and Documents for Inspection" on page 497 of the RHP. LIABILITY OF THE MEMBERS OF OUR COMPANY: Limited by shares.

AMOUNT OF SHARE CAPITAL OF OUR COMPANY AND CAPITAL STRUCTURE: As on the date of the RHP, the authorised share capital of our Company is ₹ 561.00 Million divided into 551,000,000 Equity Shares of face value of ₹1 each and 10,000 Non-convertible Redeemable preference shares of ₹1,000 each. The issued, subscribed and paid-up Equity share capital of our Company is ₹ 435.91 Million divided into 435,909,986 Equity Shares of face value of ₹ 1 each and ₹ 10.00 Million divided into 10,000 Non-convertible Redeemable preference shares of ₹1,000 each. For details of the capital structure of the Company, see "Capital Structure" beginning on page 97 of the RHP.

NAMES OF THE INITIAL SIGNATORIES TO THE MEMORANDUM OF ASSOCIATION OF THE COMPANY AND THE NUMBER OF EQUITY SHARES SUBSCRIBED BY THEM: The initial signatories of the Memorandum of Association of the Company were Anand Kamalnayan Pandit and Roopa Anand Pandit. For details of the share capital history and capital formula of the Company were Anand Kamalnayan Pandit and Roopa Anand Pandit. For details of the share capital history and capital formula of the Company were Anand Kamalnayan Pandit and Roopa Anand Pandit. For details of the share capital history and capital formula of the Company were Anand Kamalnayan Pandit and Roopa Anand Pandit. For details of the share capital history and capital formula of the Company were Anand Kamalnayan Pandit and Roopa Anand Pandit. For details of the Share capital history and capital formula of the Company were Anand Kamalnayan Pandit and Roopa Anand Pandit. For details of the Share capital history and capital formula of the Company were Anand Kamalnayan Pandit and Roopa Anand Pandit. For details of the Share capital history and Capital for the Company were Anand Pandit and Roopa Anand Pandit (Company Weight and Company Weight and Companystructure of our Company see "Capital Structure" beginning on page 97 of the RHP.

LISTING: The Equity Shares offered through the Red Herring Prospectus are proposed to be listed on the Stock Exchanges. Our Company has received 'in-principle' approvals from BSE and NSE for the listing of the Equity Shares pursuant to letters each dated February 17, 2025. For the purposes of the lesue, the Designated Stock Exchange shall be NSE. Acopy of the Red Herring Prospectus and the Prospectus shall be filed with the RoC in accordance with Sections 26(4) and 32 of the Companies Act, 2013. For further details of the material contracts and documents available for inspection from the date of the Red Herring Prospectus until the Bid/ Issue Closing Date, see "Material Contracts and Documents for

DISCLAIMER CLAUSE OF SECURITIES AND EXCHANGE BOARD OF INDIA ("SEBI"): SEBI only gives its observations on the issue documents and this does not constitute approval of either the Issue or the specified securities stated in the Issue Document. The investors are advised to refer to page 409 of the RHP for the full text of the disclaimer clause of

DISCLAIMER CLAUSE OF BSE: It is to be distinctly understood that the permission given by BSE Limited should not in any way be deemed or construed that the RHP has been cleared or approved by BSE Limited nor does it certify the correctness or completeness of any of the contents of the RHP. The investors are advised to refer to the page 412 of the RHP for the full text of the disclaimer clause of BSE.

DISCLAIMER CLAUSE OF NSE (the Designated Stock Exchange): It is to be distinctly understood that the permission given by NSE should not in any way be deemed or construed that the Issue Document has been cleared or approved by NSE nor does it certify the correctness or completeness of any of the contents of the Issue Document. The investors are advised to refer to page 412 of the RHP for the full text of the disclaimer clause of NSE.

GENERAL RISKS: Investments in equity and equity-related securities involve a degree of risk and investors should not invest any funds in the Issue unless they can afford to take the risk of losing their investment. Investors are advised to read the risk factors carefully before taking an investment decision in the Issue. For taking an investment decision, investors must rely on their own examination of our Company and the Issue, including the risks involved. The Equity Shares in the Issue have not been recommended or approved by the Securities and Exchange Board of India ("SEBI"), nor does SEBI guarantee the accuracy or adequacy of the contents of the Red Herring Prospectus. Specific attention of the investors is invited to "Risk Factors" on page 35 of the RHP.

Ankit Kumar Tater

**BOOK RUNNING LEAD MANAGERS** 



the websites of the Stock Exchanges and SEBI.

Monarch Networth Capital Limited 4th Floor, B Wing, Laxmi Towers, G Block, Bandra Kurla Complex, Bandra (East), Mumbai – 400 051 Telephone Number: +91 22 66476400 E-mail: ecm@mnclgroup.com

Investor Grievance E-mail: mbd@mnclgroup.com Website: www.mnclgroup.com Contact Person: Saahil Kinkhabwala/Aayushi Poddar SEBI Registration No.: INM000011013

the websites of the Stock Exchanges, for BSE at www.bseindia.com and for NSE Limited at www.nseindia.com.

lopers.com, www.mnclgroup.com, www.motilaloswalgroup.com and www.kfintech.com, respectively.

Investment Advisors Limited at www.motilaloswalgroup.com and at the website of the Company, SRI LOTUS DEVELOPERS AND REALTY LIMITED at www.lotusdevelopers.com and

AVAILABILITY OF THE ABRIDGED PROSPECTUS: A copy of the Abridged Prospectus shall be available on the website of the Company, the BRLMs and the Registrar to the Issue

AVAILABILITY OF BID CUM APPLICATION FORM: Bid cum Application Form can be obtained from the Registered Office of our Company, SRI LOTUS DEVELOPERS AND

REALTY LIMITED: Tel: +91 7506283400; BRLMs: Monarch Networth Capital Limited, Telephone Number: +91 22 66476400 and Motilal Oswal Investment Advisors Limited, Telephone: +91 22 7193 4380 and Syndicate Members: Monarch Networth Capital Limited, Telephone: 07926666768 and Motilal Oswal Financial Services Limited, Telephone: +91

22 7193 4200 / +91 22 7193 4263, Registered Brokers, SCSBs, Designated RTA Locations and Designated CDP Locations for participating in the Issue. Bid cum Application Forms will

also be available on the websites of the Stock Exchanges at www.bseindia.com and www.nseindia.com and at all the Designated Branches of SCSBs, the list of which is available on

Motilal Oswal Investment Advisors Limited Motilal Oswal Tower, Rahimtullah Sayani Road, Opposite Parel, ST Depot, Prabhadevi, Mumbai, 400 025 Maharashtra, India Telephone: +91 22 7193 4380 E-mail: lotus.ipo@motilaloswal.com Grievance ID: moiaplredressal@motilaloswal.com Website: www motilaloswalgroup com Contact person: Sankita Ajinkya/ Vaibhav Shah

SEBI Registration No.: INM000011005

KFin Technologies Limited

Inspection" on page 497 of the RHP.

Selenium Tower B, Plot No.31 and 32, Gachibowli, Financial District, Nanakramguda, Serilingampally, Hyderabad-500 032, Telangana, India Telephone Number: +91 40671 62222/ 1800 309 4001 E-mail: srilotus.ipo@kfintech.com Investor Grievance E-mail: einward.ris@kfintech.com Website: www.kfintech.com Contact Person: M. Murali Krishna SEBI Registration Number: INR000000221

REGISTRAR TO THE ISSUE

Investors can contact the Company Secretary and Compliance Officer, the Book Running Lead Managers or the Registrar to the Issue in case of any pre-Issue or post-Issue related matters, such as non-receipt of letters of Allotment, non-credit of Allotted Equity Shares in the respective beneficiary account, non-receipt of refund orders or non-receipt of funds by electronic mode

Telephone: +91 7506283400; E-mail: investors@lotusdevelopers.com

COMPANY SECRETARY AND COMPLIANCE OFFICER

AVAILABILITY OF THE RHP: Investors are advised to refer to the RHP and the "Risk Factors" beginning on page 35 of the RHP before applying in the Issue. A copy of the RHP will be made available on the website of SEBI at www.sebi.gov.in and is available on the websites of the BRLMs, Monarch Networth Capital Limited at www.mnclgroup.com and Motilal Oswal John Capital Market Services Ltd., KJMC Capital JM Financial Services Limited, Jobaputra Fiscal Services Ltd., KJMC Capital Market Services Ltd., Kotak Securities Ltd., LKP Securities Ltd., Mirae Asset Sharekhan, Monarch Networth Capital, Nuvama Wealth And Investment Limited, Prabhudas Lilladher Pvt. Ltd., Pravin Ratilal Share And Stock Brokers Ltd., RR Equity Brokers Pvt. Ltd., SBICAP Securities Limited, Sharekhan Ltd., SMC Global Securities Ltd., SS Corporate Securities Limited, Tradebulls Securities Pvt Ltd., Upstox Securities Private Limited and Yes Securities (India)

SRI LOTUS DEVELOPERS AND REALTY LIMITED

5th & 6th Floor, Lotus Tower, 1 Jai Hind Society N S Road No. 12/A, JVPD Scheme,

Juhu, Mumbai-400049, Maharashtra, India.

Website: www.lotusdevelopers.com

Limited REFUND BANK, ESCROW COLLECTION BANK AND SPONSOR BANK; Axis Bank Limited | PUBLIC ISSUE ACCOUNT BANK AND SPONSOR BANK; ICICI Bank Limited. UPI: UPI Bidders can also Bid through UPI Mechanism

All capitalised terms used herein and not specifically defined shall have the same meaning as ascribed to them in the RHP.

For SRI LOTUS DEVELOPERS AND REALTY LIMITED On behalf of the Board of Directors Sd/-

Company Secretary and Compliance Officer

मागुणी सूचना तारीख राखीव किंमत (रा.की.)

Place: Mumbai SUB-SYNDICATE MEMBERS: Almondz Global Securities Ltd., Anand Rathi Share & Brokers Ltd., Asit C. Mehta Investment Interrmediates Ltd., Axis Capital Ltd., Bonanza Portfolio Date: July 23, 2025

SRI LOTUS DEVELOPERS AND REALTY LIMITED is proposing, subject to receipt of requisite approvals, market conditions and other considerations, to make an initial public Issue of its Equity Shares and has filed a red herring prospectus dated July 22, 2025 with the RoC. The RHP is made available on the website of the SEBI at www.sebi.gov.in as well as on the website of the BRLMs i.e., Monarch Networth Capital Limited at www.mnclgroup.com and Motilal Oswal Investment Advisors Limited at www.notilaloswalgroup.com, the website of the BSE at www.bseindia.com and the website of the Company at www.lotusdevelopers.com. Any potential investor should note that investment in equity shares involves a high degree of risk and for details relating to such risks, please see the section "Risk Factors" beginning on page 35 of the RHP. Potential investors should not rely on the DRHP for making any investment decision but should only rely on the information included in the RHP filed by the Company with the Roc. This advertisement is not an offer of securities for sale in the United States or elsewhere. This advertisement has been prepared for publication or distribution, directly or indirectly, in or into the United States. The Equity Shares offered in the Offer have not been and will not be registered under the U.S. Securities Act of 1933, as

amended ("U.S. Securities Act"), or any state securities laws in the United States, and unless so registered, may not be offered or sold within the United States, except pursuant to an exemption from, or in a transaction not subject to, the registration requirements of the U.S. Securities Act and in accordance with any applicable U.S. state securities laws. Accordingly, the Equity Shares are being offered and sold only outside the United States in "offshore transactions" as defined in, and in reliance on, Regulation S under the U.S. Securities Act and applicable laws of the jurisdictions where such offers and sales occur. Any public offering of securities to be made in the United States will be made by means of a prospectus that may be obtained from the issuer or the selling security holder and that will contain detailed information about the company and management, as well as financial statements. No public offering or sale of securities in the United States is contemplated. The Equity Shares have not been and will not be registered, listed or otherwise qualified in any other jurisdiction outside India and

प्राधिकत अधिकारी

may not be issued or sold except in compliance with the applicable laws of such jurisdiction.

रहुस्ड असटस् (सकव्हरा आय, पुजरू (४५, उपन्). (द्रिड्टानॅशनल'' १६, महर्षी कर्वे रोड, चर्चगेट, मुंबई-४०० ०२०. दूर. : ०२२-२२०५३१६४/२२०५३१६५, ई-मेल-sbi.05168@sbi.co.in

### स्थावर मिळकतींच्या विक्रीकरिता ई-लिलाव विक्री सूचना

सिक्युरिटायझेशन ॲण्ड रिकन्स्ट्क्शन ऑफ फायनान्शियल ॲसेट्स ॲण्ड एन्फोर्समेंट ऑफ सिक्युरिटी इंटरेस्ट ॲक्ट, २००२ सहवाचता सिक्युरिटी इंटरेस्ट (एन्फोर्समेंट) रुल्स, २००२ च्या नियम ८(६) च्या तरतुदीन्वये स्थावर मत्तेच्या विक्रीकरिता ई-लिलाव विक्री सूचना.

सर्वसामान्य जनता आणि विशेषतः कर्जदार आणि हमीदार यांना सूचना याद्वारे देण्यात येते की, खालील वर्णिलेल्या स्थावर मिळकती या तारण धनकोंकडे गहाण/प्रभारित आहेत जिचा **प्रत्यक्ष कब्जा** स्टेट बँक ऑफ इंडिया, तारण धनकोंच्या प्राधिकृत अधिकाऱ्यांनी घेतला आहे त्या खालील विनिर्देशानुसार संबंधित कर्जदार आणि हमीदारांकडून स्टेट बँक ऑफ इंडिया(तारण धनको) ला थकीत संबंधित रकमेच्या वसुलीसाठी २९.०८.२०२५ रोजीस स. १९.०० ते दु. ०४.०० दरम्यान ''जे आहे जेथे आहे'' ''जे आहे जसे आहे'' आणि ''जे काही आहे तेथे आहे'' तत्वाने विकण्यात येणार आहेत.

कर्जदाराचे	विकल्या जाणाऱ्या	स्थावर मिळकतीचे वर्णन	राखीव किंमत	इसारा अनामत	निरीक्षणाची
नाव	मिळकत/तींच्या		(रु. भारु. मध्ये)	रक्कम	तारीख आणि
	वसुलीसाठी थकीत देय			(इएमडी)	वेळ
				(रु. मध्ये)	
श्री. शशिकांत	रु. ४,०३,६३,०१२/-	मिळकत आयडी: एसबीआयएन२०००३५१६०६५७	₹.	₹.	२२.०८.२०२५
श्रीनिवास	+ सह त्यावरील पुढील	सर्व्हें क्र. १६ धारक बाणगंगा २री क्रॉस लेन, वाळकेश्वर ४००००६ येथील दामोदर भवन	१,५७,००,०००/-	१५,७०,०००/-	दु. ३.०० ते
शेट्टी	व्याज आणि आनुषांगिक	अशा ज्ञात इमारतीमधील ५व्या मजल्यावरील मोजमापित अंदाजे ३५० चौ. फू. चटई क्षेत्र,	(रुपये एको कोटी	(रुपये पंधरा लाख	सायं. ०५.००
'	खर्च.	निवासी फ्लॅट क्र. ५०२ धारक मिळकतीचे ते सर्व भाग आणि विभाग. १बीएचके फ्लॅट	सत्तावन्न लाख मात्र)	सत्तर हजार मात्र)	

सदर ई-लिलाव बँकेने मंजूर केलेल्या सेवापुरवठादार मे. पीएसबी अलायन्स प्रायव्हेट लिमिटेड द्वारे त्यांची वेबसाईट https://baanknet.com वर घेण्यात येणार आहे, इच्छुक बोलीदारांनी खात्री करावी की, त्यांनी ई-लिलाव वेबसाईटवर स्वतःची नोंदणी केली आहे आणि https://baanknet.com वर दिलेल्या मार्गदर्शक तत्त्वानुसार सेवा पुरवठादारांनी तयार केलेल्या व्हर्च्युअर वॉलेटमध्ये इसारा रक्कम जमा केली आहे. इच्छुक बोलीदार ज्यांना लॉगईन आयडी आणि पासवर्ड तयार करणे, डाटा अपलोड करणे, बोली दस्तावेज सादर करणे, प्रशिक्षण/प्रात्यक्षिक, ऑनलाई अंतर्गत बोलीवरील अटी आणि शर्ती यासाठी मदत हवी असल्यार ते https://baanknet.com ला भेट देव शकतात.

विक्रीच्या तपशिलवार अटी आणि शर्तीकरिता कृपया स्टेट बँक ऑफ इंडिया, तारण धनकोंची वेबसाईट www.sbi.co.in, https://bank.sbi, https://sbi.co.in/web/sbi-in-the-news/auctio notice/sarfaesi-and-others and https://baanknet.com चा संदर्भ घ्यावा

**सरफैसी ॲक्टच्या नियम ८(६) अन्वयं सांविधानिक सूचना:** सदर सूचना ही वरील तारखेस तारण मत्तांच्या विक्रीकरीता लिलाव करण्याकरीता सरफैसी ॲक्टच्या नियम ८(६) अन्वयं वरील कर्जाचे कर्जदार/हमीदारांना सुद्धा आहे.

चौकशी: श्री. रामभाऊ तक्तेवाले, केस लिड ऑफिसर, मोबाईल क्र. ९५६१०६४६३५, श्री. वाल्मिक वाघ, शहर प्रकरण अधिकारी, मोबाईल क्र. ८४२४९९८००९

प्राधिकृत अधिकारी. ठिकाण : मुंबई स्टेट बँक ऑफ इंडिया

अ. कर्जतार/सह-कर्जतार/

#### टायगर होम फायनान्स प्रायव्हेट लिमिटेड नोंदणीकृत कार्यालयः शिखर, मिठाखली सर्कल जवळ, नवरंगपुरा, अहमदाबाद-३८००९, गुजरात, भारत.

कॉपोरेट कार्यालयः वन बीकेसी, सी-विंग, १००४/५, १०वा मजला, बांद्रा कुर्ला कॉम्प्लेक्स, बांद्रा (पूर्व), मुंबई-४०० ०५१, महाराष्ट्र, भारत सीआयएनः यु६५९९९जीजे२०१७पीटीसी०९८९६०, वेबसाईटः www.tygerhomefinance.in

### ई-लिलाव नि विक्रीकरिता जाहीर सूचना

'जे आहे जेथे आहे तत्वाने''. ''जे आहे जसे आहे तत्वाने'' आणि ''जे काहि आहे तेथे आहे तत्वाने'' विकीच्या अधिकारासह खालील कर्ज खात्यामधील कर्जदारांकडील थकीत कर्जाच्या वसलीकारिता सिक्युरिटायझेशन ॲण्ड रिकन्स्ट्रक्शन ऑफ फोयनात्शियल ॲसेटस् ॲण्ड एन्फोर्समेंट ऑफ सिक्युरिटी इंटरेस्ट ॲक्ट, २००२ अंतर्गत **टायगर होम फायनान्स प्रा. लि**. (निगम व्यवहार मंत्रालयाच्या कंपनीच्या निबंधकाच्या कार्यालयाद्वारे जारी केलेल्या ६ जून, २०२४ दिनांकीत स्थापनेच्या प्रमाणपत्र मार्फत पूर्वी मे. अदानी हाऊसिंग फायनान्स प्रा. लि., यानंतर टीएचएफपीएल म्हणून संदर्भित) च्या प्राधिकृत अधिकाऱ्यांनी येथील खालील नमूद तारण मत्तेच्या घेतलेल्या कब्जाला अनुसरुन विक्री वेबसाईट https://Tygerhome.procure247.com/ मार्फत निम्नस्वाक्षरीकारांद्वारे करण्यात थेईल. ज्याचा तपशिल खाली दिलेला आहे

स्थावर मिळकतीचे वर्णन

<b>क्र.</b> १	हमीदार कर्ज करार क्र.  ८०२०एचएल००१०१९९७२  /रोनित रमेश धामणकर/रूपाली रमेश	फ्लॅट क्र. ३०३/ए, ३ऱ्या मजल्यावर, इमारत क्र. ३ मध्ये मोजमापित ३०९.४७ चौ. फू. चटई क्षेत्र, इमारत टाईंप बी, ''शाळीग्राम टाऊनशिप'' अशा ज्ञात कॉम्प्लेक्समध्ये, सब्हें क्र. १३७ धारक जिम्नीवर बांधकामित, मोजमापित ७९३० चौ. मीटर्स, गाव पडचे, तालुका आणि जिल्हा पालघर येथे वसलेले, असलेले आणि स्थित चे ते सर्व माग	थकबाकी रक्षम (तारण कर्ज) १४-नोव्हेंबर-२४ रु. ८१०१४८/- १४-नोव्हेंबर-२४	₹. ९००००/-
	धामणकर	आणि विभाग, जे सीमाबध्दः पूर्व – विंग-बी, पश्चिम- बांधकामाधीन इमारत, उत्तर- अंतर्गत रस्ता, दक्षिण- खुला प्लॉट	१०-माञ्ह्यस-१० रोजीस	W. 3000) -
3	८०२०एचएल००१०४६६७० /विरू कनकप्पा चालवाडी/ममथा विरू चालवाडी	फ्लॅट क्र. ३०५, शंकर हाईट्स फेज २ को –ऑपरेटिव्ह हाऊसिंग सोसायटी लिमिटेड मधील शंकर हाईट्स फेज ॥ अशा ज्ञात इमारतीमधील विंग बी मधील ३ऱ्या मजल्यावर मोजमापित ४२४ चौरस फूट चर्टई क्षेत्र, सर्व्हें क्र. ५, हिस्सा क्र. ७, सीटीएस क्र. ३१/४, प्लॉट क्र. डी आणि सी धारक जिमनीवर बांधकामित, गाव कोहोज खुंटवली, तालुका– अंबरनाथ आणि जिल्हा ठाणे येथे वसलेले, असलेले आणि स्थित चे ते सर्व भाग आणि विभाग, जे सीमाबध्द: पूर्व- खुला प्लॉट, पश्चिम– प्रवेश रस्ता/गार्डन, उत्तर- पटेल प्रेस्टिज, दक्षिण- फेज ३ आणि ४ शंकर हाईट्स.	१४-मे-२४ रु. २२७६७२२/- १४-मे-२४ रोजीस	रू. १७००००/-
æ	८०६०एचएल००१११९९८४ /शाहिद् अन्सारी/रूख्सार परवीन अन्सारी	ब्लॉक क्र. ४०२, बालाजी एनएक्स अशा ज्ञात इमारतीच्या ४थ्या मजल्यावर क्षेत्र मोजमापित ५५१ चौ. फू. चटई क्षेत्र, सब्हें क्र. १६६/१२ धारक जिमनीवर बांधकामित, मोजमापित २८३ चौ. मीटर्स, गाव ममदापूर, तालुका कर्जत, जिल्हा रायगड येथे वसलेले आणि स्थित चे ते सर्व भाग आणि विभाग, जे सीमाबध्दः पूर्व- खुला प्लॉट, पश्चिम- खुला प्लॉट, उत्तर- अंतर्गत रस्ता, दक्षिण- खुला प्लॉट	१२–डिसेंबर–२४ रु. २३९२६५२/– १२–डिसेंबर–२४ रोजीस	概. २०५००००/- 概. २०५०००/- 概. १०००/-

खाते क्र.: एडीएएनआयसी१००ईएमडीसीएपी ००१ बँकेचे नाव : आयसीआयसीआय बँक इअर सादर करण्याच्या खात्याचा तपशिल लाभकारीचे नाव : अदानी हाऊसिंग फायनान्स प्रा. लि., आयएफएससी कोड : ICIC0000106 (रा.कि. च्या १०%) एनईएफटी/आरटीजीएस ई-लिलावाची तारीख/वेळ २८-ऑगस्ट-२५, स. ११.०० ते सायं. ४.०० प्राधिकृत अधिकारी अजय कुमार - ९६१९६६१४९१/ गौरेश मांजरेकर-९८७०५८६४९०

ई-लिलाव ''जे आहे जेथे आहे'' आणि ''जे आहे जसे आहे तत्वाने'' करण्यात येईल **NDL VENTURES LIMITED** प्रत्यक्ष ठिकाणी निरीक्षण २९-०७-२०२५ आणि १३-०८-२०२५ रोजी

(Formerly known as NXTDIGITAL Limited)

CIN: L65100MH1985PLC036896

Regd. Office: IN CENTRE, 49/50, MIDC, 12th Road, Andheri (E), Mumbai 400 093 Website: www.ndlventures.in, Email ID: investors@ndlventures.in

# EXTRACT OF UN-AUDITED FINANCIAL RESULTS FOR THE QUARTER ENDED JUNE 30, 2025

			(An	nount Rs. in Lakhs
•		Quarte	Year ended	
Sr. No.	Particulars	June 30, 2025	June 30, 2024	March 31, 2025
110.		(Un-Audited)	(Un-Audited)	(Audited)
1	Total income from operations (net)	116.29	139.77	494.31
2	Net Profit / (Loss) for the period (before Tax, Exceptional and/or Extraordinary items)	32.30	47.00	103.85
3	Net Profit / (Loss) for the period after tax	24.18	17.58	59.08
4	Total Comprehensive Income for the period [Comprising Profit / (Loss) for the period (after tax) and Other Comprehensive Income (after tax)]	24.18	17.58	65.16
5	Equity Share Capital	3,367.17	3,367.17	3,367.17
6	Reserves excluding Revaluation Reserve	-	-	2,637.91
7	Earnings/(Loss) Per Share (before extraordinary items) (of Rs. 10/- each)			
	- Basic (in Rs.) (not annualised)	0.07	0.05	0.18
	- Diluted (in Rs.) (not annualised)	0.07	0.05	0.18

#### Notes

Place: Mumbai

Date: July 22, 2025

- 1. The above is an extract of the detailed format of the Statement of unaudited financial results for the guarter ended June 30, 2025 filed with the Stock Exchanges under Regulation 33 of the SEBI (Listing Obligation and Disclosure Requirements) Regulations, 2015. The detailed unaudited financial results and this extract were reviewed and recommended by the Audit Committee and then approved by the Board of Directors of the Company at their respective meetings held on July 22, 2025. The full format of the financial results for the quarter ended July 22, 2025 are available on the websites of Stock Exchanges i.e. BSE Limited at www.bseindia.com, National Stock Exchange of India
- Limited at <a href="www.nseindia.com">www.nseindia.com</a> and on Company's website <a href="https://www.ndlventures.in/investors/financial-results-2/">https://www.ndlventures.in/investors/financial-results-2/</a> The above unaudited financial results for the quarter ended June 30, 2025 were reviewed and recommended by the audit committee and subsequently, approved by the Board of Directors of the Company. The auditors have expressed an unmodified opinion on the said financial results.

For NDL Ventures Limited (Formerly known NXTDIGITAL Limited)

Amar Chintopanth

Whole Time Director & CFO DIN-00048789

ऑनलाईन बोली (इअर)/प्रस्ताव २४-जुलै-२५ रोजी सुरू होईल आणि २६-ऑगस्ट-२५ रोजी सायं. ५.३० पूर्वी संपेल. प्राधिकत अधिकाऱ्यांच्या सर्वोत्तम माहिती आणि समजुतीप्रमाणे तेथे मिळकतीवर कोणताही बोजा नाही. तथापी इच्छुक बोलीदारानी त्यांची बोली सादर करण्यापुर्वी मिळकतीला बाधीत दावे/हक्क/थकबाकी आणि

- लिलाबात ठेवलेल्या मिळकतीचा बोजा, नामाधिकाराच्या संदर्भात त्यांची स्वतंत्र चौकशी करणे आवश्यक आहे. ई-लिलाबाची जाहीरात ही घटीत नाही आणि बेंकेचे कोणतेही आस्वासन किंवा कोणतेही सादरीकरण मानण्यात येऊ नये. मिळकत एएचएफपीएलला ज्ञात आणि अज्ञात विद्यमान आणि भविष्यातील सर्व बोजासह विकण्यात येईल. प्राधिकृत अधिकारी/तारण धनको त्रयस्थ धनकोचे दावे/हवक/थकबाकीकारिता बोली सादर करण्यापूर्वी मत्ता आणि विनिर्देशांबाबत निरिक्षण करणे आणि स्वतःचे समाधान करणे ही बोलीदारांची जबाबदारी राहील. लिलावासाठी ठेवलेल्या मिळकती/तींचे निरिक्षण प्रत्येक मिळकतीच्या वर्णनासमोर
- नमूद केलेल्या ठिकाणी इच्छक बोलीदारांना करता येईल. इच्छुक बोलीदारांनी वेबपोर्टेल https://Tygerhome.procure247.com मार्फत त्यांची इअर सादर करणे आवश्यक आहे. (युजर आयडी आणि पासवर्ड https://Tygerhome.procure247.com वर नाव
- नोंदणी केल्यावर विनामुल्य प्राप्त करता येईल) इअरवरील नमुद खात्यामध्ये एनईएफटी मार्फत देय आहे. वेबपोर्टलवर बोलीदारांनी नोंदणी केल्यावर (एकवेळ), इच्छुक बोलीदार/खरेदीदार ह्यांनी पुढील दस्तावेजांच्या प्रती बोली दाखल करण्याच्या शेवटच्या तारीख आणि वेळेपुर्वी वेबपोर्टलमध्ये अपलोड करणे आवश्य
- आहे म्हणजेच, i) एनईएफटी/आरटीजीएस चलान किंवा डिमांड ड्राफ्टची प्रत, ii) पॅनकार्डची प्रत, iii) ओळख/पत्चाच्या पुरावा (केवायसी) म्हणजे-व्होटर आयडी कार्ड/ड्रायव्हिंग लायसन्स/पासपोर्ट इ. ची स्वसाक्षांकीत प्रत, ज्याशिवाय बोली फेटाळल्या जातील. रितसर भरून स्वाक्षरी केल्यावर जोडपत्र-ii व iii (ते वेबपोर्टल https://Tygerhome.procure247.com) वरून डाऊनलोड करता येतील, ज्या बोलीदारांना लॉगईन आयडी तयार करणे, डाटा अपलोड करणे, बोली दस्तावेज सादर करणे, ऑनलाईन अंतर्गत बोलीवरील प्रशिक्षण/प्रात्यक्षिकासाठी मदत हवी असल्यास ते मे. आय-सोर्सिंग टेक्नॉलॉजीज प्रा लि, ६०३, ६वा मजला, शिखर कॉम्प्लेक्स, नवरंगपुराम, अहमदाबाद ३८०००९, गुजरात, भारत, ई-मेल आयडी Karan@procure247.com, Rajesh@procure247.com, Tapan@procure247.com सपोर्ट हेल्पलाईन नंबर राजेश चौहान- ६३५४९९१८३, करण मोदी-७०१६७१६५५७. चौकशी : Helpdesk.@procure247.com यांना आणि मिळकतीशी संबंधित कोणत्याही चौकशीकरीता सोमबार ते शनिवार कामकाजाच्या बेळेत प्राधिकृत अधिकारी अजय कुमार-९६१९६६१४९१, ईमेल आयडी ajay.kumar2@tyger.in आणि गौरेश मांजरेकर-९८७०५८६४९०, ईमेल आयडी gauresh.manjrekar@tyger.inयांना संपर्क करू
- इच्छुक बोलीदारांनी २६ ऑगस्ट २५ सार्य. ५:३० रोजी किंवा पूर्वी त्यांचे बोली दस्तावेज (इअर (राखीव किंमतीच्या खाली नसलेली) आणि आवश्यक दस्तावेज (मुद्दा क्र. ४ मध्ये नमूद) सादर करणे आवश्यक आहे आणि नोंदणी प्रक्रिया (एकवेळ) मार्फत गेल्यावर आणि त्यांचा स्वतःचा युजर आयडी आणि पासवर्ड जनरेट केल्यावर प्राधिकृत अधिकाऱ्यांची मंजुरी आणि/र्किवा रितसर पडताळणी (दस्तावेजांची) च्या अधीन ई-लिलाव
- अंतर्गत बोलीच्या दरम्यान ''बोली वाढविण्याची रक्कम'' (वरील नमूद) किंवा त्या पटीत नुसार त्यांची बोली वाढवू शकतात आणि जर ई-लिलाव बंद होण्याच्या वेळेच्या शेवटच्या ५ मिनिटात बोली केली गेल्यास बंट होण्याची वेळ ५ मिनिटांनी (ई-लिलाव प्रक्रिया बंद होईल पर्यंत प्रत्येक वेळी) ५ मिनिटांनी आपोआप वाढविण्यात येईल अन्यथा आपोआप बंद होईल ज्या बोलीटारांनी ई-लिलाव प्रक्रिया समामीच्या वेळी उच्चतम बोली (राखीव किंमतीच्या खाली नसलेली) सादर केली असेल त्यांना आवश्यक पडताळणीनंतर प्राधिकृत अधिकारी/तारण धनकोंद्वारे यशस्वी बोलीदार म्हणून घोषित करण्यात येईल.
- यशस्वी बोलीदारांनी इसारा अनामत रक्कम (इअर) ही विक्री मोबदल्याचा भाग म्हणून राखून ठेवण्यात येईल आणि अयशस्वी बोलीदारांची इअर परत करण्यात येईल. इसारा अनामत रकमेवर व्याज देय नाही. यशस्वी बोलीदाराने प्राधिकृत अधिकाऱ्यांनी बोली रक्कम स्वीकारल्यानंतर २४ तासात अगोदर जमा केलेली इअर समायोजित करून विक्री किंमतीच्या २५% आणि विक्री किंमतीच्या उर्वरित ७५% विक्रीपासून १५ दिवसात र्किवा पूर्वी किंवा प्राधिकृत अधिकाऱ्याच्या स्वतःच्या निर्देशाने आणि लेखी मान्य केलेल्या वाढीव कालावधीत जमा करणे आवश्यक आहे. यशस्वी बोलीदाराने प्रदानात कसुर केल्यास प्रस्तावदारांनी अगोदर जमा केलेली रक्कम जम करण्यात येईल आणि मिळकत पन्हा लिलावासाठी ठेवण्यात येईल आणि कसरवार खरेटीटाराचा मिळकत/रकमेच्या संदर्भात दावा/हक राहणार नाही.
- 🔈 संभाव्य पात्र बोलीदार ई-लिलावाच्या तारखेपूर्वी आय-सोसिंग टेक्नॉलॉजीज प्रा लि कडून ई-लिलाबावरील ऑनलाईन प्रशिक्षण घेऊ शकतात. प्राधिकृत अधिकारी/बँक किंवा मे. आय-सोसिंग टेक्नॉलॉजीज प्रा. लि. हे कोणत्याही नेटवर्क समस्येसाठी जबाबदार राहणार नाहीत आणि इच्छुक बोलीदारांनी खात्री करावी की ते ई-लिलाव सहभागी घेण्यासाठी तांत्रिकदृष्ट्या सज्ज आहेत.
- १९. खरेदीदाराने प्रयोज्य मुद्रांक शुल्क/अतिरिक्त मुद्रांक शुल्क/हस्तांतर प्रभार, शुल्क इ. आणि सर्व सांविधिक/असांविधिक थकबाकी, कर, दर, अमिहस्तांकन प्रभार, शुल्क इ. कोणीही देणी सुद्धा भरायची आहे.
- १२. प्राधिकृत अधिकारी उच्चतम प्रस्ताव स्वीकारण्यास बांधील नाहीत आणि प्राधिकृत अधिकाऱ्यांना कोणतेही कारण न देता कोणताही किंवा सर्व प्रस्ताव स्वीकारणे किंवा नाकारणे किंवा ई-लिलाव तहकूबापुढे ढकलणे /रद्द करण्याचे सर्वस्वी अधिकार आहेत.
- १३. बोलीदारांना त्यांच्या बोली सादर करणे आणि ई-लिलावात सहभागी होण्यापूर्वी मे. आय-सोसिंग टेक्नॉलॉजीज प्रा. लि., चे वेबपार्टल https://Tygerhome.procure247.com वर उपलब्ध ई-लिलावाच्या
- तपशिलवार अटी आणि शर्ती पाहण्याचा सल्ला देण्यात येत आहे. १४. प्रकाशन हे फोर्स मेजर क्लॉजच्या अधीन आहे
- विशेष सूचना- शेवटच्या क्षणी बोली करणे बोलीदारांच्या हितासाठी टाळावे. अदानी हाऊसिंग फायनान्स प्रा. लि. किंवा सेवा पुरवठादार हे कोणतीही त्रुटी/समस्या (इंटरनेट समस्या/वीज समस्या इ.) करीता जबाबदार राहणार नाही. अशा आकस्मित घटना टाळण्यासाठी बोलीदारांना पॉवर सप्लाय बॅकअप इ. अशा सर्व आवश्यक व्यवस्था/पर्याय करण्याची विनंती करण्यात येते आहे. जेणे करून त्यांना अशा आकस्मित घटना टाळून यशस्वीपणे लिलावात सहभागी होणे शक्य होईल. टिप-सरफैसी ॲक्ट. २००२ अंतर्गत ३० दिवसांची वैधानिक विक्री सचना

कर्जदार/सह-कर्जदार/हमीदार यांना ई-लिलावाच्या तारखेपूर्वी तारखेपर्यंत व्याज आणि अनुषंगिक खर्चासह वरील नमूद रक्कम चुकती करण्यासाठी याद्वारे सूचीत करण्यात येत आहे, कसूर केल्यास मिळकतीचा लिलाव/विक्री करण्यात येईल आणि उर्वरित थकबाकी काही असल्यास व्याज आणि खर्चासह वसूल करण्यात येईल.

टायगर होम फायनान्स प्रायव्हेट लिमिटेड भाषांतरामध्ये त्रुटी आढळल्यास इंग्रजी मजकूर ग्राह्य धरण्यात येईल

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