

**THROUGH COURIER/E-MAIL**

Ref. No.: 26101/HHLTHN00411250  
2026

May 04,

To,

1. **SUNIL CHANDRASHEKHAR DARKINDI  
FLAT NO 106, B-WING  
GOKUL VILLA APARTMENT  
NR. KIRTI POLICE, BADLAPUR (E)  
THANE - 421503, MAHARASHTRA**

**ALSO AT:-**

**SUNIL CHANDRASHEKHAR DARKINDI  
G.O.I - MINISTRY OF RAILWAY  
LOCOMOTIVE WORKSHOP  
PAREL (E) - 400012, MAHARASHTRA**

2. **PRIYANKA SUNIL DARKINDI  
FLAT NO 106, B-WING  
GOKUL VILLA APARTMENT  
NR. KIRTI POLICE, BADLAPUR (E)  
THANE - 421503, MAHARASHTRA**

**SUB.: SALE NOTICED UNDER RULE 8(6) READ WITH RULE 9(1) AND PROVISIO  
THERETO OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002  
IN RELATION TO THE PROPERTY BEING FLAT NO. 102, 1<sup>ST</sup> FLOOR,  
SHREE ASHTAVINAYAK VASTU PRAKALP BUILDING NO. 06, SURVEY  
NO. 57, REVENUE VILLAGE BELAVALI, TALUKA AMBERNATH, THANE-  
421503, MAHARASHTRA ("Mortgaged Property more particularly  
described in Schedule 'A' attached herewith").**

Re.: Loan Account No. HHLTHN00411250 with Sammaan Capital Limited  
(formerly known as Indiabulls Housing Finance Ltd.)

Dear Ma'am/ Sir,

The Authorised Officer of **India SME Asset Reconstruction Company Limited ("ISARCL")** acting as a **Trustee of ISARC-2025-2026-5 Trust** vide Assignment Agreement dated **26.12.2025** hereby informs you that the proceedings



**INDIA SME ASSET RECONSTRUCTION COMPANY LIMITED**  
(Subsidiary of Authum Investment & Infrastructure Limited)  
(CIN : U67190MH2008PLC181062)

M026701

Registered Office : The Ruby, 11th Floor, North- West Wing, Plot No. 29, Senapati Bapat Marg, Dadar (West),

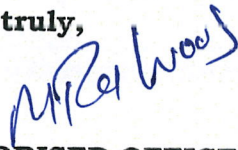
Mumbai - 400 028, Board: +91 22 6838 8100 / 6838 8101, Direct: +91 22 6838 8274, Email: isarc@isarc.in, Website: www.isarc.in

under the provisions of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 have already been initiated in relation to the Mortgaged Property (more particularly described in '**Schedule A**' attached herewith), the **physical possession** of which has been taken by the Authorised Officer of the Secured Creditor.

The Authorised Officer of the Secured Creditor hereby serves on you this Notice of Sale regarding the Mortgaged Property being sold by way of Private Treaty on **25.05.2026** from **12:30 p.m. to 5:30 p.m.** at our branch office at **Bhaveshwar Arcade, B-Wing, 316-320, LBS Marg, Nr. Saraswat Bank, Opp Shreyas Cinema, Ghatkopar (West), Mumbai - 400086 (Maharashtra)** strictly on "as is where is", "as is what is" and "whatever there is" basis, for recovery of **Rs.46,75,729/- (Rupees Forty Six Lakh Seventy Five Thousand Seven Hundred Twenty Nine only)** pending towards the captioned Loan Account, by way of outstanding principal, arrears (including accrued late charges) and interest till **09.04.2026** along with applicable future interest in terms of the Loan Agreement and other related loan document(s) w.e.f. **10.04.2026** along with legal expenses and other charges. The Minimum Sale Price for the Mortgaged Property will be **Rs.23,00,000/- (Rupees Twenty Three Lakh only)**.

In view of the aforesaid, the Authorised Officer of the Secured Creditor is issuing this Notice of Sale in conformity with Rule 8(6) read with Rule 9(1) and Proviso Thereto of the Security Interest (Enforcement) Rules, 2002.

Yours truly,



**AUTHORISED OFFICER**

**INDIA SME ASSET RECONSTRUCTION COMPANY LIMITED**

**Trustee of ISARC-2025-2026-5 Trust**



**SCHEDULE A**

**(Description of the Immovable Property)**

**RESIDENTIAL FLAT BEARING NO. 102, ON 1<sup>ST</sup> FLOOR, ADMEASURING 550**

**INDIA SME ASSET RECONSTRUCTION COMPANY LIMITED**

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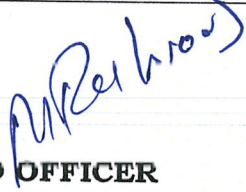
M026702

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SQ. FT. CARPET AREA, IN "SHREE ASHTAVINAYAK VASTU PRAKALP BUILDING NO. 06", CONSTRUCTED ON LAND BEARING SURVEY NO. 57, ADMEASURING ABOUT 8610 SQ. MTRS., REVENUE VILLAGE BELAVALI, TALUKA AMBERNATH, WITHIN THE LIMITS OF KULGAON-BADLAPUR MUNICIPAL COUNCIL AND WITHIN THE REGISTRATION SUB-DISTRICT ULHASNAGAR-2, REGISTRATION DISTRICT THANE - 421503, MAHARASHTRA.

Yours truly,



**AUTHORISED OFFICER**

**INDIA SME ASSET RECONSTRUCTION COMPANY LIMITED**

**Trustee of ISARC-2025-2026-5 Trust**

