

ASSETS CARE & RECONSTRUCTION ENTERPRISE LTD (ACRE)
14th Floor, Eros Corporate Tower, Nehru Place, New Delhi, 110019

SALE NOTICE

E-Auction Sale Notice for sale of Immovable Secured 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(s) and Guarantor(s) that the below described Immovable Property mortgaged to **Assets Care & Reconstruction Enterprise Ltd.** (CIN: U65993DL2002PLC115769) (acting in its capacity as Trustee of ACRE-60-TRUST) ("**Secured Creditor**"), the **Symbolic Possession** of which has been taken by the Authorised Officer of the Secured Creditor on 07 May 2025, will be sold on "as is where is", "as is what is", "whatever there is" and "No Recourse" basis on **October 28, 2025 from 11:00 a.m. to 12:00 noon**, for recovery of **₹ 29,88,02,218/- (Rupees Twenty Nine Crores Eighty Eight Lakh Two Thousand Two Hundred and Eighteen Only)** as on **31.01.2025** along with applicable future interest in terms of the Loan Agreement and other related loan document(s) due to the Secured Creditor from Global Properties, Mr. Arvind Agarwal and Mr. Ayush Agarwal.

Name of Borrower & Mortgagor	Global Properties
Name of the Guarantors	Mr. Arvind Agarwal and Mr. Ayush Agarwal

The Reserve Price for the Immovable Property will be **₹ 9,55,00,000 (Rupees Nine Crore Fifty-Five Lakhs only)** and the Earnest Money Deposit ("**EMD**") will be 10% of the Reserve Price i.e. **₹ 95,50,000 (Rupees Ninety-Five Lakh Fifty Thousand only)**.

Date / Time of site inspection	At the request of the Intending purchaser / bidder
Authorised Officer	Mr. Manish Kumar Manav (Mob. No. 9911302057)
Date & Time of e-Auction	October 28, 2025, Online - from 11:00 a.m. to 12:00 noon with auto extension of 10 minutes each

Last Date and Time for submission of request letter of participation, KYC Documents, PAN Card, Proof of EMD etc. on or before **October 27, 2025 up to 04:00 p.m.** to the Authorised Officer either thorough e-mail to **mk.manav@acreindia.in** or to the following address: **Assets Care and Reconstruction Enterprise Limited, 14th Floor, Eros Corporate Tower, Nehru Place, New Delhi, 110019.**

The intending purchasers and bidders are required to deposit EMD amount either through NEFT / RTGS in Account No. 0901102000036351 in the name of beneficiary i.e. ACRE-

ASSETS CARE & RECONSTRUCTION ENTERPRISE LTD.

Registered Office : 14th Floor, Eros Corporate Tower, Nehru Place, New Delhi-110019 Tel.: 011-66115600
Corporate Office : Unit No. 502, C Wing, One BKC, Radius Developers, Plot No. C-66, G-Block, Bandra Kurla Complex, Mumbai – 400051 Tel.: 022-68643101



60-TRUST, with IDBI Bank Limited, IFSC IBKL0000901 or by way of Demand Draft drawn in favour of ACRE-60-TRUST drawn on any Nationalized or Scheduled Bank.

DESCRIPTION OF THE IMMOVABLE PROPERTY

Shop Nos. (as mentioned below) on land admeasuring approx. 1,08,837 Sq. Ft. of the project “Maple High Street” situated on Plot No. 46 (Code No. 50), at land of revenue survey No. 367, 374, 386/1 at Village Bawaria Kalan, P. H. No. 42, Tehsil Huzur, District Bhopal, Madhya Pradesh, along with present and future construction thereon excluding “Sold & Registered” units and Multiplex and Banquet hall along with proportionate undivided share aggregating to approx 45000 sq. ft. situated on 6th Floor of the Said project “Maple High Street”.

Sr. No.	Shop No.	Floor	Status	Built up area Sq. Ft.
1.	33	Ground	Unsold	692.06
2.	50	Ground	Unsold	1,573.34
3.	58	Ground	Unsold	609.12
4.	43	First	Unsold	465.70
5.	40	First	Unsold	308.45
6.	33	First	Unsold	1,326.24
7.	25	First	Unsold	362.40
8.	21	First	Unsold	565.92
9.	6	First	Unsold	565.92
10.	46A	Second	Unsold	605.15
11.	34	Second	Unsold	474.34
12.	22	Second	Unsold	568.51
13.	21	Second	Unsold	565.92
14.	52	Third	Unsold	474.98
15.	23	Fourth	Unsold	1,876.61
16.	14	Fifth	Unsold	917.57

For detailed terms and conditions (which shall form an integral part of this Sale Notice) of the sale, please refer to the link provided on the website of the Secured Creditor i.e. www.acreindia.in; For bidding, log on to www.auctiontiger.in.

Dated: 25.09.2025

Place: Bhopal

For Grievance Redressal
Phone No. 011-66115609
complaint@acreindia.in

Assets Care and Reconstruction Enterprise Limited
Trustee of ACRE-60-Trust



ASSETS CARE & RECONSTRUCTION ENTERPRISE LTD.

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Dated: 25.09.2025

ACRE/Global Properties/2025-26/

To,

487	Global Properties, 50, Vidya Nagar, Phase II, 6 Lane, Hosangabad Road, Opp. Aashima Mall, Bhopal, Madhya Pradesh – 462026	Global Properties, Maple High Street, Plot No. 46, Hosangabad Road, Opp. Aashima Mall, Bhopal, Madhya Pradesh – 462026	488
489	Mr. Arvind Agarwal, 50, Vidya Nagar, Phase II, 6 Lane, Hosangabad Road, Opp. Aashima Mall, Bhopal, Madhya Pradesh – 462026	Mr. Arvind Agarwal, Maple High Street, Plot No. 46, Hosangabad Road, Opp. Aashima Mall, Bhopal, Madhya Pradesh – 462026	490
491	Mr. Arvind Agarwal, S/o Sh. H M Aggarwal, 114, Aradhana Nagar, Bhopal, Madhya Pradesh – 462013	Mr. Ayush Agarwal, S/o Sh. Arvind Aggarwal, 114, Aradhana Nagar, Bhopal, Madhya Pradesh – 462013	492
493	Mr. Ayush Agarwal, Maple High Street, Plot No. 46, Hosangabad Road, Opp. Aashima Mall, Bhopal, Madhya Pradesh – 462026	Mr. Ayush Agarwal, 50, Vidya Nagar, Phase II, 6 Lane, Hosangabad Road, Opp. Aashima Mall, Bhopal, Madhya Pradesh – 462026	494

Dear Sir,

Sub: Notice under Rule 8 (6) of The Security Interest (Enforcement) Rules, 2002

The Authorised Officer of Assets Care and Reconstruction Enterprise Limited, on 07.05.2025, has taken over the Symbolic Possession of the Mortgaged Property i.e. Shop Nos. (as mentioned below) on land admeasuring approx. 1,08,837 Sq. Ft. of the project “Maple High Street” situated on Plot No. 46 (Code No. 50), at land of revenue survey No. 367, 374, 386/I at Village Bawaria Kalan, P. H. No. 42, Tehsil Huzur, District Bhopal, Madhya Pradesh, along with present and future construction thereon excluding “Sold & Registered” units and Multiplex and Banquet hall along with proportionate undivided share aggregating to approx 45000 sq. ft. situated on 6th Floor of the Said project “Maple High Street”.

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You addressees have failed to repay the amount mentioned in the Demand Notice dated 07.02.2025 issued by the Authorised Officer of Assets Care and Reconstruction Enterprise Limited. Accordingly, the Authorised Officer put the said mortgaged property mentioned above on sale under the provisions of SARFAESI Act, 2002.

This notice of 30 days' is given to all of you addressees in respect of the sale of the Mortgaged Property mentioned above by the Authorised Officer on **28.10.2025 at 11:00 a.m.** by way of e-Auction. It may be added that you addressees may redeem the mortgage by paying the entire outstanding dues (including interest till date) with costs, charges and expenses at any time before the sale is conducted.

A copy of the Sale Notice published in the Newspapers i.e. Business Standard (English and Hindi Edition) dated 25.09.2025 are enclosed herewith for your information.

Thanking You,

Yours Sincerely,


Authorised Officer
Assets Care and Reconstruction Enterprise Limited
Trustee of ACRE-60-TRUST



For Grievance Redressal
Phone No. 011-66115609
complaint@acreindia.in

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General Terms and Conditions for sale of the Secured Asset in the Account of **Global Properties** by way of e-Auction 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.

The Secured Asset will be sold on “**AS IS WHERE IS, AS IS WHAT IS, WHATEVER THERE IS AND NO RECOURSE**” Basis

Name and Address of the Borrower	<p>Global Properties, 50, Vidya Nagar, Phase II, 6 Lane, Hosangabad Road, Opp. Aashima Mall, Bhopal, Madhya Pradesh – 462026</p> <p>Mr. Arvind Agarwal, S/o Sh. H M Aggarwal, 114, Aradhana Nagar, Bhopal, Madhya Pradesh – 462013</p> <p>Mr. Ayush Agarwal, S/o Sh. Arvind Aggarwal, 114, Aradhana Nagar, Bhopal, Madhya Pradesh – 462013</p>																																																		
Name and Address of the secured creditor	Assets Care and Reconstruction Enterprise Limited (ACRE) (Trustee of ACRE-60-TRUST), 14 th Floor, Eros Corporate Tower, Nehru Place, New Delhi 110019.																																																		
Description of the immovable secured assets to be sold	<p>Shop Nos. (as mentioned below) on land admeasuring approx. 1,08,837 Sq. Ft. of the project “Maple High Street” situated on Plot No. 46 (Code No. 50), at land of revenue survey No. 367, 374, 386/1 at Village Bawaria Kalan, P. H. No. 42, Tehsil Huzur, District Bhopal, Madhya Pradesh, along with present and future construction thereon excluding “Sold & Registered” units and Multiplex and Banquet hall along with proportionate undivided share aggregating to approx 45000 sq. ft. situated on 6th Floor of the Said project “Maple High Street”.</p> <table><tr><th>Sr. No.</th><th>Shop No.</th><th>Floor</th><th>Status</th><th>Built up area Sq. Ft.</th></tr><tr><td>1.</td><td>33</td><td>Ground</td><td>Unsold</td><td>692.06</td></tr><tr><td>2.</td><td>50</td><td>Ground</td><td>Unsold</td><td>1,573.34</td></tr><tr><td>3.</td><td>58</td><td>Ground</td><td>Unsold</td><td>609.12</td></tr><tr><td>4.</td><td>43</td><td>First</td><td>Unsold</td><td>465.70</td></tr><tr><td>5.</td><td>40</td><td>First</td><td>Unsold</td><td>308.45</td></tr><tr><td>6.</td><td>33</td><td>First</td><td>Unsold</td><td>1,326.24</td></tr><tr><td>7.</td><td>25</td><td>First</td><td>Unsold</td><td>362.40</td></tr><tr><td>8.</td><td>21</td><td>First</td><td>Unsold</td><td>565.92</td></tr><tr><td>9.</td><td>6</td><td>First</td><td>Unsold</td><td>565.92</td></tr></table>	Sr. No.	Shop No.	Floor	Status	Built up area Sq. Ft.	1.	33	Ground	Unsold	692.06	2.	50	Ground	Unsold	1,573.34	3.	58	Ground	Unsold	609.12	4.	43	First	Unsold	465.70	5.	40	First	Unsold	308.45	6.	33	First	Unsold	1,326.24	7.	25	First	Unsold	362.40	8.	21	First	Unsold	565.92	9.	6	First	Unsold	565.92
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Details of the encumbrances.	Nil, as known to the secured creditor, to the best of its knowledge.				
The secured debt for recovery of which the property is to be sold	₹ 29,88,02,218/- (Rupees Twenty-Nine Crores Eighty-Eight Lakh Two Thousand Two Hundred and Eighteen Only) as on 31.01.2025 along with applicable future interest in terms of the Loan Agreement and other related loan document(s)				
Deposit of earnest money	EMD: ₹ 95,50,000/- (Rupees Ninety-Five Lakh Fifty Thousand only) being the 10% of Reserve Price to be remitted by RTGS / NEFT to the Bank account or Demand Draft draw in favour of ACRE-60-TRUST drawn on any Nationalised or Scheduled Bank.				
Reserve Price	₹ 9,55,00,000 (Rupees Nine Crore Fifty-Five Lakhs only)				
Bank account in which EMD to be remitted	Account No.	0901102000036351			
	Account Name:	ACRE-60-TRUST			
	Bank Name:	IDBI Bank Limited			
	IFSC:	IBKL0000901			
Last Date and Time to deposit EMD	On or before 27.10.2025 upto 04:00 p.m.				
Time and manner of payment	The successful bidder shall have to deposit 25% of the sale price, on the same day or within 24 hours, on acceptance of the bid price by the Authorised Officer and the balance 75% of the sale price on or before the 15 th day of sale. Default in deposit of amount by the successful bidder would entail forfeiture of the whole money, already deposited and property shall be put to re-auction and the defaulting bidder shall have no claim / right in respect of the property / amount.				
Date, Time and Place of Auction.	28.10.2025 , from 11:00 a.m. to 12:00 noon with auto extension of 10 minutes each. Online e-Auction.				
e-Auctioneer	The e-Auction will be conducted through Auction Tiger https://sarfaesi.auctiontiger.net				
Bid increment amount:	₹ 10,00,000/- (Rupees Ten Lakh Only)				
Auto extension:	Auto extension of 05 minutes each				
Bid Currency	INR				
Date and Time of inspection	At the request of the intending purchaser				
Authorised Officer	Manish Kumar Manav 9911302057 – mk.manav@acreindia.in				
Other conditions					
a. Bidders shall hold a valid email ID. Email ID is necessary for the intending bidder as					



- all the relevant information and allotment of ID and Password by M/s E-Procurement Technologies Ltd. may be conveyed through e-mail. Bidders can Contact Mr. Ram Prasad Sharma on Mob. No. +91 8000023297 & email Id: ramprasad@auctiontiger.net.
- b. The intending bidder should submit the evidence of EMD deposit like UTR number along with Request letter for participation in the e-Auction, self-attested copies of KYC Documents, PAN Card, Proof of EMD etc. on or before 27.10.2025 upto 04:00 p.m. to the Assets Care and Reconstruction Enterprise Limited (trustee of ACRE-60-TRUST), 14th Floor, Eros Corporate Tower, Nehru Place, New Delhi 110019.
- c. Name of Eligible Bidders will be identified by the Authorised officer of Assets Care and Reconstruction Enterprise Limited to participate in online e-Auction on the portal <https://sarfaesi.auctiontiger.net> Vendor: M/s E-Procurement Technologies Ltd. who will provide the user ID and Password after due verification on email of the Eligible Bidders.
- d. The successful bidder shall be required to submit the final prices, quoted during the e-Auction as per the annexure after the completion of the e-Auction, duly signed and stamped as token of acceptance without any new condition other than those already agreed to before start of e-Auction. The details and declaration form can be downloaded from <https://www.acreindia.in> and can be submitted to the Authorised Officer either thorough e-mail to mk.manav@acreindia.in or through courier/speed post/registered A.D. to the address of the secured creditor as mentioned hereinabove.
- e. During e-Auction, if no bid is received within the specified time, Authorised officer of Assets Care and Reconstruction Enterprise Limited at its discretion may decide scrap the e-Auction process / proceed with conventional mode of tendering.
- f. The Secured Creditor / service provider for e-Auction shall not have any liability towards bidders for any interruption or delay in access to the site irrespective of the causes.
- g. The bidders are required to submit acceptance of the terms & conditions and modalities of e-Auction adopted by the service provider, before participating in the e- Auction.
- h. The bid once submitted by the bidder, cannot be cancelled/withdrawn and the bidder shall be bound to buy the property at the final bid price. The failure on the part of bidder to comply with any of the terms and conditions of e-Auction, mentioned herein will result in forfeiture of the amount paid by the defaulting bidder.
- i. Decision of the Authorised Officer regarding declaration of successful bidder shall be final and binding on all the bidders.
- j. The Authorised Officer shall be at liberty to cancel the e-Auction process / tender at any time, before declaring the successful bidder, without assigning any reason.
- k. The bid submitted without the EMD shall be summarily rejected. The property shall not be sold below the reserve price.
- l. The conditional bids shall be treated as invalid. Please note that after submission of the bid/s, no correspondence regarding any change in the bid shall be entertained.
- m. The EMD of the unsuccessful bidder will be refunded to their respective A/c numbers shared with Assets Care and Reconstruction Enterprise Limited. The bidders will not be entitled to claim any interest, costs, expenses and any other charges (if any).
- n. The Secured Asset shall not be sold at a price lower than the prescribed Reserve Price.
- o. The Authorised Officer is not bound to accept the highest offer and the Authorised officer has absolute right to accept or reject any or all offer(s) or adjourn / postpone / cancel the e- Auction without assigning any reason thereof. The sale is subject to confirmation by the secured creditor.
- p. In case of forfeiture of the amount deposited by the defaulting bidder, he shall neither have claim on the property nor on any part of the sum for which may it be subsequently sold.



- q. The successful bidder shall bear all the necessary expenses like applicable stamp duties / additional stamp duty / transfer charges, Registration expenses, fees etc. for transfer of the property in his/her name.
- r. The payment of all statutory / non- statutory dues, taxes, rates, assessments, charges, fees etc., owing to anybody shall be the sole responsibility of successful bidder only.
- s. ACRE has not obtained physical possession of Secured Assets. The sale of the Secured Assets will be conducted on the basis of symbolic/constructive possession obtained by ACRE.
- t. The successful bidder shall be responsible for obtaining the physical possession of the Secured Assets. Removal of encroachments and/or unauthorized tenants/constructions and obtaining physical possession shall be the sole responsibility of the successful bidder. Neither ACRE nor its Authorised Officer undertake any responsibility in this regard.
- u. In case of any dispute arises as to the validity of the bid (s), amount of bid, EMD or as to the eligibility of the bidder, authority of the person representing the bidder, the interpretation and decision of the Authorised Officer shall be final. In such an eventuality, ACRE shall in its sole discretion be entitled to call off the sale and put the property to sale once again on any date and at such time as may be decided by ACRE. For any kind of dispute, bidders are required to contact the concerned authorised officer of Assets Care and Reconstruction Enterprise Limited only.
- v. The sale certificate shall be issued after receipt of entire sale consideration and confirmation of sale by secured creditor. The sale certificate shall be issued in the name of the successful bidder. No request for change of name in the sale certificate other than the person who submitted the bid / participated in the e-Auction will be entertained.
- w. To the best of knowledge and information of the Authorised Officer, there is no encumbrance on the property. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property put on auction and claims / rights / dues / affecting the property, prior to submitting their bid.
- x. The intending bidders should make their own independent inquiries regarding the encumbrance, demarcation, boundaries, title of property & to inspect & satisfy themselves. Assets Care and Reconstruction Enterprise Limited will not be responsible for any encumbrances and dues on the property which comes to the knowledge of Assets Care and Reconstruction Enterprise Limited after the auction date.
- y. The details shown above are as per the record available with the creditor, the auction bidder should satisfy himself about the actual measuring and position of the property. The actual measuring and position of the property may differ and the authorized officer will not be held responsible for that.
- z. The successful bidder also liable to pay GST, Tax Deducted at Source (TDS) and Property Tax (if applicable) as per prevailing provisions.

Dated: 25.09.2025
Place New Delhi

Assets Care and Reconstruction Enterprise Limited


Authorised Officer
New Delhi



HDB FINANCIAL SERVICES									
पंजीकृत कार्यालय: राधिका, 2रा तल, लॉ गार्डन रोड, नवसंगपुरा, अहमदाबाद-380009									
शाखा कार्यालय: 202, 9/1/2, तृतीय तल खंडेदेवाल बिजनेस पार्क-2टीआई मॉल के पास, माह्तामा गांधी रोड, साउथ तुमकोग, इंदौर (म.प्र.) 452001									
अचल सम्पत्ति की बिक्री हेतु ई-नीलामी के लिए सार्वजनिक सूचना									
ईएमपी तथा दस्तावेज जमा करने की अंतिम तिथि तथा समय 27.10.2025 को 05.00 बजे अप. तक									
वित्तीय परिसम्पत्तियों के प्रतिभूतिकरण एवं पुनर्निर्माण तथा प्रतिभूति हित प्रवर्तन (सर्फेसी) अधिनियम 2002 (2002 का सं. 54) के तहत एचडीबी फाइनेंशियल सर्विसेस लिमिटेड के पास बंधक अचल सम्पत्ति की बिक्री जैसा कि एचडीबी फाइनेंशियल सर्विसेस लिमिटेड के अधिकृत प्राधिकारी ने वित्तीय परिसम्पत्तियों के प्रतिभूतिकरण एवं पुनर्निर्माण तथा प्रतिभूति हित (सर्फेसी) अधिनियम 2002 की धारा 13(2) के तहत पारित आदेश के अनुसार हमारी शाखा के साथ निम्नलिखित ऋण खातों में निम्नलिखित बंधक सम्पत्तियों का कच्चा एचडीबी फाइनेंशियल सर्विसेस लिमिटेड के बकाये को वापसी के लिये "जैसा है जहाँ है आधार" तथा "जो भी वहाँ है आधार" पर उसकी बिक्री करने के अधिकार के साथ कच्चा कर लिया जा। सम्पत्ति को बिक्री अपोहाइलताशी द्वारा वेबसाइट https://www.bankeauctions.com पर प्रावधानित ई-नीलामी प्लेटफॉर्म के माध्यम से की जायेगी। <p>अचल,चल सम्पत्तियों का विवरण</p>									
क्र. सं.	शाखा का नाम तथा खाता	बंधक सम्पत्ति का विवरण जो नीलामी बिक्री के तहत है तथा कच्चे की स्थिति	मांग सूचना की तिथि बकाया राशि (प्रतिभूति ऋण)	अधिकृत प्राधिकारी का विवरण	ईएमपी जमा खाता विवरण	आरक्षित मूल्य ईएमपी संविदा बुद्धि राशि	ई-नीलामी की तिथि ई-नीलामी का समय	ई-नीलामी की तिथि ई-नीलामी का समय	ई-नीलामी की तिथि ई-नीलामी का समय
1.	एचडीबी फाइनेंशियल सर्विसेज लिमिटेड , एफ 14 क्रॉस रोड बिल्डिंग, विजय नगर पुलिस स्टेशन के पीछे, विजय नगर स्वकार, इंदौर 452010 ऋण खाता संख्या 41870537. 1. अधिनय एकडेमी 245, 2रा मंजरी रोड-452001 मध्य प्रदेश इसके अलावा:- नगरपालिका नवन संख्या 43 नया नंबर 53 साउथ काम्पटी पुरा इंदौर इंदौर इंदौर-452001 2. सता चौधरी, 158 डी स्क्रीम नंबर 51 इंदौर मध्य प्रदेश-452006 3. चैनन चौधरी, 158 डी स्क्रीम नंबर 51 दोरे मध्य प्रदेश-452001 4. स्वीटी चौधरी, 158 डी स्क्रीम नंबर 51 दोरे मध्य प्रदेश-452001 5. हिलीन चौधरी, 158 डी स्क्रीम नंबर 51 इंदौर मध्य प्रदेश-452006	दक्षिण कामाटी पुरा, इंदौर में नगरपालिका मकान क्रमांक 43, (नया क्रमांक 53) का पुरा हिस्सा, 598 वर्ग फीट वाला प्लॉट क्षेत्र। बिक्री विलेख के अनुसार सीमा-उत्तर - श्री गोपालराय का मकान, दक्षिण-श्री सारपंच का मकान, पूर्व-गाली, पश्चिम-राइकू	16.08.2024 रु. 7763126/- (रुपये सतर लाख तिसठ हजार एक सौ छब्बीस मात्र) 09.08.2024 ई-मेल आईडी: la1.jabalpur@hdbfs.com	अंकुश विवरणकर्म मोबाइल नं. 9752712456 ई-मेल आईडी: la1.jabalpur@hdbfs.com	खाता सं. 00210310002731 खाता नाम : एचडीबीएफएस जन्मल रसिदपूर आईएफएससी कोड: HDFC0000021 बैंक-एचडीएफसी बैंक लिमिटेड शाखा : हैदराबाद, लकड़ी का पुल एमआईसीआर कोड-500240002	आरक्षित मूल्य रु. 1,09,72,400/- (रुपये एक करोड़ नौ लाख बहतर हजार चार सौ मात्र) ईएमपी राशि रु. 10,97,24,00/- (रुपये दस लाख सत्तरावे हजार दो सौ चालीस मात्र) बांसी बुद्धि राशि *15,00,000	28/10/2025 सुबह 11:00 बजे से शाम 05:00 बजे तक, प्रतिभागियों द्वारा दी गई उच्चतम बोली के बाद 5 मिनट के असीमित वित्तात के साथ।	28/10/2025 सुबह 11:00 बजे से शाम 05:00 बजे तक, प्रतिभागियों द्वारा दी गई उच्चतम बोली के बाद 5 मिनट के असीमित वित्तात के साथ।	ईएमपी जमा करने की अंतिम तिथि 27/10/2025 सुबह 11 बजे से शाम 5 बजे तक।
2.	(2) एचडीबी फाइनेंशियल सर्विसेज लिमिटेड , पहली मंजिल, एक्सिस बैंक के ऊपर, तामी स्ट्रीट के सामने अमरावली रोड, बुरहानपुर (म.प्र.) 450331 मध्य प्रदेश, ऋण खाता क्रमांक 42935845 1. अमराय उद्योग पता - अमराय उद्योग टिंट रोड जमलपुरा बुरहानपुर बुरहानपुर-450331 मध्य प्रदेश और इसके अलावा ब्लॉक नंबर 20, प्लॉट नंबर 211, मोमिनपुरा तहसील और जिला बुरहानपुर म.प्र. बुरहानपुर-450331 और इसके अलावा ब्लॉक नंबर 20, प्लॉट नंबर 204/2, मोमिनपुरा तह और जिला बुरहानपुर म.प्र. बुरहानपुर-450331 2. नसिर हुसैन अंसारी पता- मकान नंबर 42 डॉं जाकिर हुसैन वाई वाई नंबर 29 बुरहानपुर बुरहानपुर-450331 मध्य प्रदेश 3. मधु हुसैन अंसारी पता- मकान नंबर 42 डॉं जाकिर हुसैन वाई नंबर 29 बुरहानपुर बुरहानपुर-450331 मध्य प्रदेश 4. इकबाल हुसैन अंसारी पता- मकान नंबर 42 वाई नंबर 29 डॉं जाकिर हुसैन बुरहानपुर बुरहानपुर-450331 मध्य प्रदेश 5. अमीर हुसैन अंसारी पता- मकान नंबर 42 डॉं जाकिर हुसैन वाई वाई नंबर 29 बुरहानपुर बुरहानपुर-450331 मध्य प्रदेश 6. हसीन खान अंसारी पता : मकान नंबर 42 डॉं जाकिर हुसैन वाई वाई नंबर 29 बुरहानपुर बुरहानपुर-450331 मध्य प्रदेश 7. हमीदा खानो अंसारी पता : मकान नंबर 42 डॉं जाकिर हुसैन वाई वाई नंबर 29 बुरहानपुर बुरहानपुर-450331 मध्य प्रदेश 8. मुजफ्फर अंसारी पता : मकान नंबर 42 डॉं जाकिर हुसैन वाई नंबर 29 बुरहानपुर बुरहानपुर- 450331 मध्य प्रदेश	सर्वे संख्या ब्लॉक संख्या 20, प्लॉट संख्या 211, क्षेत्रफल 2315 वर्ग फुट, मोमिनपुरा तहसील और बुरहानपुर जिला, मध्य प्रदेश का समस्त भाग उत्तर- मंजु हुसैन की संपत्ति, दक्षिण-कर्मन रोड, पूर्व- कॉमन रोड, पश्चिम- अजीमुल्ला का मकान और प्रतिभूतियों की अनुसूची II - सर्वे संख्या ब्लॉक संख्या 20, प्लॉट संख्या 204/2, क्षेत्रफल 120 वर्ग फुट, मोमिनपुरा तहसील और बुरहानपुर जिला, मध्य प्रदेश-450331 का समस्त भाग उत्तर- कॉमन गली, दक्षिण- इकबाल हुसैन की संपत्ति, पूर्व- कॉमन रोड, पश्चिम- अजीमुल्ला का मकान	14.01.2025 रु. 1,29,33,2014/- (रुपये एक करोड़ उन्तीस लाख तैतीस हजार दो सौ एक और नौ सौ पचास पैसे मात्र) 10.01.2025 तक और	अंकुश विवरणकर्म मोबाइल नं. 9752712456 ई-मेल आईडी: la1.jabalpur@hdbfs.com	खाता सं. 00210310002731 खाता नाम : एचडीबीएफएस जन्मल रसिदपूर आईएफएससी कोड: HDFC0000021 बैंक-एचडीएफसी बैंक लिमिटेड शाखा : हैदराबाद, लकड़ी का पुल एमआईसीआर कोड-500240002	आरक्षित मूल्य रु. 2,32,54,600/- (रुपये दो करोड़ त्रिंश लाख चौवन हजार छह सौ मात्र) ईएमपी राशि रु. 23,25,46,00/- (रुपये तेईस लाख पच्चीस हजार चार सौ सात मात्र) जमा 27-10-2025	28/10/2025 सुबह 11:00 बजे से शाम 05:00 बजे तक, प्रतिभागियों द्वारा दी गई उच्चतम बोली के बाद 5 मिनट के असीमित वित्तात के साथ।	28/10/2025 सुबह 11:00 बजे से शाम 05:00 बजे तक, प्रतिभागियों द्वारा दी गई उच्चतम बोली के बाद 5 मिनट के असीमित वित्तात के साथ।	ईएमपी जमा करने की अंतिम तिथि 27/10/2025 सुबह 11 बजे से शाम 5 बजे तक।
3.	(3) एचडीबी फाइनेंशियल सर्विसेज लिमिटेड , प्रथम तल, एक्सिस बैंक के ऊपर, तामी स्ट्रीट के सामने, अमरावली रोड, बुरहानपुर (मध्य प्रदेश) 450331 मध्य प्रदेश, ऋण खाता क्रमांक 27941136 1. भागवान फोरेस्ट स्टूडियो भागवान फोरेस्ट स्टूडियो बड़े पोस्ट ऑफिस के पास बस स्टैंड रोड बुरहानपुर बुरहानपुर-450331 मध्य प्रदेश और इसके अलावा ब्लॉक नंबर 32 प्लॉट नंबर 70/7 और ब्लॉक नंबर 32 प्लॉट नंबर 70/4 नयामपुरा बुधनपुरा-450331 2. छाया घुले मकान नगर 25 वाई क्रॉसबल 34 बस स्टैंड रोड जयलक्ष्म बुरहानपुर बुरहानपुर-450331 मध्य प्रदेश 3. इंदवर घुले मकान नगर 25 वाई नंबर 34 बस स्टैंड रोड जयलक्ष्म बुरहानपुर बुरहानपुर बुरहानपुर-450331 मध्य प्रदेश 4. भागवान घुले मकान नगर 25 वाई नंबर 34 बस स्टैंड रोड जयलक्ष्म बुरहानपुर बुरहानपुर-450331 मध्य प्रदेश 5. शिवाजी घुले मकान नगर 25 वाई नंबर 34 बस स्टैंड रोड जयलक्ष्म बुरहानपुर बुरहानपुर-450331 मध्य प्रदेश 6. राखल घुले मकान नंबर 25 वाई नंबर 34 बस स्टैंड रोड जयलक्ष्म बुरहानपुर बुरहानपुर-450331 मध्य प्रदेश 7. मुसुमा वाई घुले मकान नंबर 25 वाई नंबर 34 बस स्टैंड रोड जयलक्ष्म बुरहानपुर बुरहानपुर-450331 मध्य प्रदेश	प्रतिभूतियों की अनुसूची I. आवासीय मकान का समस्त भाग ब्लॉक संख्या 32, प्लॉट संख्या 70/7 क्षेत्रफल 577 वर्ग फुट और ब्लॉक संख्या 32, गड्डा संख्या 70/4, क्षेत्रफल 1132 वर्ग फीट, कूल क्षेत्रफल 1709 (158.82 वर्ग मीटर) नयामपुरा, तहसील व जिला बुरहानपुर, मध्य प्रदेश में स्थित प्लू: फाउजी अंसारी का मकान पश्चिम: गंधारी भुशकर का मकान उत्तर: रातू भांगरे का मकान दक्षिण: जड़कू	17/03/2025 रु. 2019617/- (रुपये बीस लाख उन्तीस हजार छह सौ सत्तर मात्र) 12.03.2025 तक और	अंकुश विवरणकर्म मोबाइल नं. 9752712456 ई-मेल आईडी: la1.jabalpur@hdbfs.com	खाता सं. 00210310002731 खाता नाम : एचडीबीएफएस जन्मल रसिदपूर आईएफएससी कोड: HDFC0000021 बैंक-एचडीएफसी बैंक लिमिटेड शाखा : हैदराबाद, लकड़ी का पुल एमआईसीआर कोड-500240002	आरक्षित मूल्य 1,80,04,500/- (रुपये एक करोड़ अस्सी लाख चार हजार पाँच सौ मात्र) ईएमपी राशि रु. 18,00,45,00/- (रुपये अठ्ठा लाख चार सौ सात मात्र) जमा 27-10-2025	28/10/2025 सुबह 11:00 बजे से शाम 05:00 बजे तक, प्रतिभागियों द्वारा दी गई उच्चतम बोली के बाद 5 मिनट के असीमित वित्तात के साथ।	28/10/2025 सुबह 11:00 बजे से शाम 05:00 बजे तक, प्रतिभागियों द्वारा दी गई उच्चतम बोली के बाद 5 मिनट के असीमित वित्तात के साथ।	ईएमपी जमा करने की अंतिम तिथि 27/10/2025 सुबह 11 बजे से शाम 5 बजे तक।
4.	(4) एचडीबी फाइनेंशियल सर्विसेज लिमिटेड , विजय नगर पुलिस स्टेशन के पीछे एफ14 क्रॉस रोड बिल्डिंग, विजय नगर स्वकार इंदौर 452010 ऋण खाता संख्या 52061045. 1. सरदार देवी आग्रकान्धेम रोड रेस्टोरेट, पता, प्लॉट नंबर 5-प/2, कृष्णपुरा, इंदौर, इंदौर-452002, मध्य प्रदेश और साथ ही, योगी अपार्टमेंट के प्रथम तल, प्लॉट नंबर 5-प/2, कृष्णपुरा, इंदौर, इंदौर-452002, प्लॉट नंबर 102। 2. जयदीप खटौक, 5-प-2, कृष्णपुरा, प्लॉट नंबर 102, इंदौर, इंदौर-452002, मध्य प्रदेश 3. उमेश खटौक, 5-प-2, कृष्णपुरा, प्लॉट नंबर 102, इंदौर, इंदौर-452002, मध्य प्रदेश	(1). कृष्णपुरा गली नं.-2, इंदौर स्थित प्लॉट संख्या 5-प/2 में "योगी अपार्टमेंट" की पहली मंजिल पर फ्लैट संख्या 102 का समस्त भाग, कुल निर्मित क्षेत्रफल 750 वर्ग फुट, उत्तर : मटोले साहब का मकान, दक्षिण : प्लॉट संख्या 101, पूर्व : श्री कैलाश गोयल का भाग, पश्चिम: रोड।	15-04-2025 रु. 25859908.33/- (रुपये पच्चीस लाख पचासी हजार नौ सौ आठ और पैसे तैतीस मात्र) 09.04.2025 तक और	अंकुश विवरणकर्म मोबाइल नं. 9752712456 ई-मेल आईडी: la1.jabalpur@hdbfs.com	खाता सं. 00210310002731 खाता नाम : एचडीबीएफएस जन्मल रसिदपूर आईएफएससी कोड: HDFC0000021 बैंक-एचडीएफसी बैंक लिमिटेड शाखा : हैदराबाद, लकड़ी का पुल एमआईसीआर कोड-500240002	आरक्षित मूल्य 36,00,000/- (रुपये छत्तीस लाख मात्र) ईएमपी रु. 3,60,000/- (रुपये तीन लाख चार हजार मात्र) जमा 27-10-2025	28/10/2025 सुबह 11:00 बजे से शाम 05:00 बजे तक, प्रतिभागियों द्वारा दी गई उच्चतम बोली के बाद 5 मिनट के असीमित वित्तात के साथ।	28/10/2025 सुबह 11:00 बजे से शाम 05:00 बजे तक, प्रतिभागियों द्वारा दी गई उच्चतम बोली के बाद 5 मिनट के असीमित वित्तात के साथ।	ईएमपी जमा करने की अंतिम तिथि 27/10/2025 सुबह 11 बजे से शाम 5 बजे तक।
5.	(5) एचडीबी फाइनेंशियल सर्विसेज लिमिटेड , द्वितीय तल, पैमिफिकल टॉवर, स्ट्रीट रोड के सामने, सिटी रोड, ग्वालियर-474011 ऋण खाता संख्या 23975547 1. देवेश ट्रेडर्स भोले नगर पार्किंग के पीछे नंबर 06 ट्रांसपोर्ट नगर ग्वालियर ग्वालियर-474009 मध्य प्रदेश और प्लॉट नंबर 56 नगरपालिका वाई नंबर 01 स्थित ट्रांसपोर्ट नगर ग्वालियर ग्वालियर-474009 मध्य प्रदेश 2. पुष्पा चौधरी भोले नगर पार्किंग नंबर 6 के पीछे ट्रांसपोर्ट नगर ग्वालियर-474009 मध्य प्रदेश 3. देवेश चौधरी सेलेक्शन प्लुकर के पीछे जाटय पुरा ग्वालियर ग्वालियर ग्वालियर-474009 मध्य प्रदेश 4. जय हिरर सेलेक्शन प्लुकर के पीछे जाटयपुरा ग्वालियर ग्वालियर-474009 मध्य प्रदेश	प्रतिभूतियों की अनुसूची I. प्लॉट संपत्ति संख्या 56, नगरपालिका वाई संख्या 01 (ग्वालियर विकास प्राधिकरण) (वातावरण का नगर) का समस्त भाग, ट्रांसपोर्ट नगर, ग्वालियर, मध्य प्रदेश 474009 में स्थित, कुल क्षेत्रफल 135 वर्ग मीटर, उत्तर : प्लॉट संख्या 55, दक्षिण : प्लॉट संख्या 57, पूर्व : रोड, पश्चिम : प्लॉट संख्या 61।	16/06/2025 रु. 27353998.13/- (रुपये सत्ताईस लाख तैतीस हजार तीन सौ अठ्ठानवे और तेरह पैसे मात्र) 11.06.2025 तक और	अंकुश विवरणकर्म मोबाइल नं. 9752712456 ई-मेल आईडी: la1.jabalpur@hdbfs.com	खाता सं. 00210310002731 खाता नाम : एचडीबीएफएस जन्मल रसिदपूर आईएफएससी कोड: HDFC0000021 बैंक-एचडीएफसी बैंक लिमिटेड शाखा : हैदराबाद, लकड़ी का पुल एमआईसीआर कोड-500240002	आरक्षित मूल्य रु. 50,67,200/- (रुपये पचास लाख सत्तर हजार दो सौ मात्र) ईएमपी रु. 5,06,72,00/- (रुपये पाँच लाख छह हजार सात सौ मात्र) बांसी बुद्धि राशि *15,00,000	28/10/2025 सुबह 11:00 बजे से शाम 05:00 बजे तक, प्रतिभागियों द्वारा दी गई उच्चतम बोली के बाद 5 मिनट के असीमित वित्तात के साथ।	28/10/2025 सुबह 11:00 बजे से शाम 05:00 बजे तक, प्रतिभागियों द्वारा दी गई उच्चतम बोली के बाद 5 मिनट के असीमित वित्तात के साथ।	ईएमपी जमा करने की अंतिम तिथि 27/10/2025 सुबह 11 बजे से शाम 5 बजे तक।
6.	(6) एचडीबी फाइनेंशियल सर्विसेज लिमिटेड , विजय नगर पुलिस स्टेशन के पीछे एफ14 क्रॉस रोड बिल्डिंग, विजय नगर स्वकार इंदौर इंदौर-452010 ऋण खाता संख्या 37070542 1. रानी कट्ट पुरा एवं डेरा मेदिनिय दूकान बस मंडी शाजापुर शाजापुर-465001 मध्य प्रदेश और मकान नंबर 02 स्थित बार्ड नंबर 17 (नया वाई नंबर 22) मोहल्ला धाममंडी, नगर शाजापुर (म.प्र.), पटवारी हल्का नगर 40, शाजापुर-465001 2. फैयाज खान मकान नं. 90, वाई नंबर 5 पटेलवाड़ी महुपुरा मोहल्ला शाजापुर-465001 मध्य प्रदेश 3. फैयाज खान मकान नं. 90, वाई नंबर 5 पटेलवाड़ी महुपुरा मोहल्ला शाजापुर-465001 मध्य प्रदेश 4. चांद बी खान मकान नं. 90, वाई नंबर 5 पटेलवाड़ी महुपुरा मोहल्ला शाजापुर-465001 मध्य प्रदेश	प्रतिभूतियों की अनुसूची I. नगर पालिका की निचली सीमा का समस्त भाग, शाजापुर, मकान संख्या 02, वाई संख्या 01 (नया वाई संख्या 22) में मोहल्ला धाममंडी, नगर शाजापुर मध्य प्रदेश, पटवारी हल्का संख्या 40, क्षेत्रफल 525 वर्ग फुट/48.79 वर्ग मीटर, सीमाएँ: उत्तर : सार्वजनिक चौकाला, दक्षिण : श्रीमती सावित्रा पंडी अकमर खा का मकान, पूर्व : जाकिर हुसैन रोड, पश्चिम : धाममंडी क्षेत्र।	13-05-2025 रु. 23694962.27/- (रुपये तेईस लाख उन्तरह हजार पाँच सौ छब्बीस और सत्ताईस पैसे मात्र) 09.05.2025 तक और	अंकुश विवरणकर्म मोबाइल नं. 9752712456 ई-मेल आईडी: la1.jabalpur@hdbfs.com	खाता सं. 00210310002731 खाता नाम : एचडीबीएफएस जन्मल रसिदपूर आईएफएससी कोड: HDFC0000021 बैंक-एचडीएफसी बैंक लिमिटेड शाखा : हैदराबाद, लकड़ी का पुल एमआईसीआर कोड-500240002	आरक्षित मूल्य रु. 57,22,000/- (रुपये सत्तारलख बाईस हजार मात्र) ईएमपी रु. 5,72,20,00/- (रुपये पाँच लाख बहतर हजार दो सौ मात्र) बांसी बुद्धि राशि *15,00,000	28/10/2025 सुबह 11:00 बजे से शाम 05:00 बजे तक, प्रतिभागियों द्वारा दी गई उच्चतम बोली के बाद 5 मिनट के असीमित वित्तात के साथ।	28/10/2025 सुबह 11:00 बजे से शाम 05:00 बजे तक, प्रतिभागियों द्वारा दी गई उच्चतम बोली के बाद 5 मिनट के असीमित वित्तात के साथ।	ईएमपी जमा करने की अंतिम तिथि 27/10/2025 सुबह 11 बजे से शाम 5 बजे तक।
7.	(7) एचडीबी फाइनेंशियल सर्विसेज लिमिटेड , मकान संख्या 192-193, वीर तारा पामेबा कॉम्प्लेक्स, द्वितीय तल, बार्ड संख्या 11, भाग पुरा रोड, महाराणा प्रताप बस स्टैंड के पास, मंदलौर, मध्य प्रदेश 458001 ऋण खाता संख्या 40751795 1. माहेश्वरी किराता स्टोर्स माहेश्वरी किराता स्टोर्स ग्राम पिपलनाला जिला मंदलौर मंदलौर मंदलौर मंदलौर-458001 मध्य प्रदेश और मकान नं. एस-6 स्थित सर्वे नंबर 38/2/3 वाई नंबर 2 बुधिया विहार कलौती किरातानी मंदलौर मंदलौर-458001 2. र. फिदु पुरी सचनगरपाला एस-6 वाई नंबर 2 बुधिया विहार नाहर सैयद रोड किरातानी मंदलौर मंदलौर-458001 मध्य प्रदेश 3. रायन नारायण माहेश्वरी एस-6 वाई नंबर 2 बुधिया विहार नाहर सैयद रोड किरातानी मंदलौर मंदलौर-458001 मध्य प्रदेश 4. कमनवाली पत्नी गोपाल एस-6 वाई नंबर 2 बुधिया विहार नाहर सैयद रोड किरातानी मंदलौर मंदलौर-458001 मध्य प्रदेश	प्रतिभूतियों की अनुसूची I. मकान संख्या एस-6 का समस्त भाग, सर्वे संख्या 38/2/3, वाई संख्या 2, बुधिया विहार कलौती, किरातियातानी में स्थित, मंदलौर कुल क्षेत्रफल 74.34 वर्ग मीटर। सीमाएँ: पूर्व: प्लॉट संख्या एस-7 पर स्थित भाग, पश्चिम: प्लॉट संख्या एस-5 पर स्थित भाग, उत्तर: कलौती रोड, दक्षिण: अन्य की खुली भूमि।	17/03/2025 रु. 3358631.18/- (रुपये तैतीस लाख अठ्ठान हजार छह सौ सत्तर मात्र) 12.03.2025 तक और	अंकुश विवरणकर्म मोबाइल नं. 9752712456 ई-मेल आईडी: la1.jabalpur@hdbfs.com	खाता सं. 00210310002731 खाता नाम : एचडीबीएफएस जन्मल रसिदपूर आईएफएससी कोड: HDFC0000021 बैंक-एचडीएफसी बैंक लिमिटेड शाखा : हैदराबाद, लकड़ी का पुल एमआईसीआर कोड-500240002	आरक्षित मूल्य रु. 46,46,000/- (रुपये छत्तीस लाख चौदह हजार चार सौ मात्र) ईएमपी रु. 4,66,40,00/- (रुपये चार लाख छत्तीस हजार चार सौ मात्र) बांसी बुद्धि राशि *15,00,000	28/10/2025 सुबह 11:00 बजे से शाम 05:00 बजे तक, प्रतिभागियों द्वारा दी गई उच्चतम बोली के बाद 5 मिनट के असीमित वित्तात के साथ।	28/10/2025 सुबह 11:00 बजे से शाम 05:00 बजे तक, प्रतिभागियों द्वारा दी गई उच्चतम बोली के बाद 5 मिनट के असीमित वित्तात के साथ।	ईएमपी जमा करने की अंतिम तिथि 27/10/2025 सुबह 11 बजे से शाम 5 बजे तक।
8.	(8) एचडीबी फाइनेंशियल सर्विसेज लिमिटेड , विजय नगर पुलिस स्टेशन के पीछे एफ 14 क्रॉस रोड बिल्डिंग, विजय नगर चौहौला 452010 ऋण खाता संख्या 1315771, 2377908, 12518784, 6102912 1. आरजु सेलेक्शनसिंस 27/12 पाटनी पुरा मेन रोड इंदौर इंदौर-452001 मध्य प्रदेश 2. आरजुन गुप्त मकान नंबर 28/12 पुराना नगर 20/03 नंद नगर पाटनीपुरा मेन रोड इंदौर मध्य प्रदेश-452001 3. सुनीता राजेश गुप्त 27/12 पाटनीपुरा मेन रोड इंदौर इंदौर मध्य प्रदेश- 452001 4. राजेश गुप्त 27/12 पाटनी पुरा मेन रोड इंदौर इंदौर-452001 मध्य प्रदेश	(1) मकान क्रमांक 27/2, पुराना क्रमांक 20/2, नंद नगर रोड क्रमांक 12, पाटनीपुरा, इंदौर की समस्त संपत्ति, क्षेत्रफल 48.52 वर्ग मीटर। सीमा:- उत्तर - मकान क्रमांक 20/3, दक्षिण - मकान क्रमांक 20/1, पूर्व - नंद नगर रोड क्रमांक 12, पश्चिम - एम.पी.एस.आर.टी. कंपाउंड और एम.टी.सी. की संपत्ति। (2) संपत्ति- बी (प्रथम तल) : मकान क्रमांक 27/2, पुराना क्रमांक 20/2, नंद नगर रोड क्रमांक 12, पाटनीपुरा, इंदौर की समस्त							

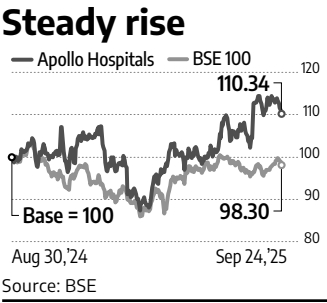
New hospitals, operational gains point to a healthier performance

The stock of the country's largest listed hospital company, Apollo Hospitals Enterprise (AHEL), has been underperforming its large- and midcap hospital peers over the past year. The stock has delivered a return of 7 per cent during this period and is trading at ₹7,643. In comparison, the average returns of its peer group are upwards of 30 per cent. Except for Max Healthcare, which has generated 10 per cent returns, most other hospital networks have gained over 21 per cent during this period.

The underperformance was due to higher losses in Apollo 24/7, moderate growth in its core hospital segments, and valuation concerns related to the stake sale in Apollo HealthCo in April last year. Last year, Advent International picked up a 12.1 per cent stake in Apollo HealthCo (which includes Apollo 24/7 and pharmaceutical distribution entity Keimed), valuing the entity at ₹22,481 crore. The lower-than-expected valuations of Apollo 24/7 disappointed the Street.

Brokers, however, believe that some of the concerns are being addressed, given expansions in bed capacity, expectations of lower losses and breakeven at 24/7 by next year, and the listing of HealthCo, which would unlock value. In addition, the buyout of the 30.58 per cent stake by AEHL from the International Finance Corporation in subsidiary Apollo Health & Lifestyle (AHL) is also considered a positive development.

Commenting on the acquisition, analysts at Nomura Research, led by Saion Mukherjee, say that with AHSL now owning 99.42 per cent and the balance in the employee stock ownership pool, the company might be considering a separate listing for AHLL, similar to its plan for its pharmacy



business. Full ownership by AHEL should result in greater flexibility regarding capital allocation and better operational synergies for AHLL, they add.

The company is addressing growth concerns as it scales up bed additions. AHIL expanded capacity by 150 beds over 2021-22 through 152-25 (FY25), though operating profit growth was healthy at 14 per cent during this period. However, analysts Param Desai and Sanketa Kohale of Prabhudas Lilladher say the company is set to operationalise seven new hospitals with 1,577 beds across key metros such as Delhi, Pune, Kolkata, and Bengaluru over the next 12 months. Overall, the company is adding 3,577 beds, which is 40 per cent of existing beds, likely

to be operationalised over the next three to four years.

AHEL has said it will set up a ₹573 crore oncology centre, including a proton therapy system, as part of its upcoming 500-bed hospital in Gurugram. Nomura believes it is a strong proposition to have such an advanced medical offering in Delhi-National Capital Region (NCR), a hub for medical tourism. Such a heavy investment by Apollo clearly indicates its intention to make a mark in Delhi-NCR and grow its oncology franchise, says the brokerage. It has a 'neutral' rating with a target price of ₹6,856 per share.

Given the multiple triggers, Prabhudas Lillardher expects operating profit to grow by 26 per cent over FY25 through 2027-28. This is on the back of clear visibility on hospital expansion, impending breakeven in Apollo 24/7, and healthy growth of 25 per cent plus across retail pharmacy and diagnostic businesses.

Faster ramp-up of new units in the hospitals segment and timely breakeven of the 24/7 segment will be key to achieving this growth, says the brokerage. It has a 'buy' rating with a target price of ₹9,300 per share.



SARBAJEET K SEN

Mutual funds are introducing a new thematic option for investors — conglomerate funds — which focus on large industrial groups that house multiple businesses under one umbrella. The new fund offer (NFO) of Baroda BNP Paribas Business Conglomerate Fund closed on September 16. ICICI Prudential Conglomerate Fund's NFO will open on October 3, 2025. Aditya Birla Conglomerate Fund, launched in December 2024, managed assets of ₹1,606 crore as on August 31, 2025. Tata BSE Select Business Groups Index Fund, a passive scheme, had assets under management (AUM) of ₹204 crore as on the same date.

Large industrial groups housing multiple businesses under one roof, technically known as conglomerates, have been the cornerstones of the Indian economy. "Business Conglomerate (BC) funds allow investors to participate in diversified business groups within a single portfolio. These groups operate in multiple

businesses across sectors, have strong brands, robust cash flows, can withstand challenging business cycles, and expand into new sectors by incubating and growing, thereby making them attractive long-term investments,” says Harish Krishnan, co-chief investment officer (co-CIO) and head of equity, Aditya Birla Sun Life Asset Management Company (AMC).

A conglomerate fund typically invests at least 80 per cent of its portfolio in stocks of leading diversified business groups, which straddle both traditional and new-age sectors.

Bright prospects

Conglomerates have a long history in India. Many are poised to benefit from the current businessness and policy climate. "Protectionist policies, high real rates and uncertain supply chains mark the current macro regime. This creates opportunities for businesses with strong balance sheets, efficient capital access, and local integration capabilities. This is a classic setup for well-run conglomerates to thrive," says

Loan foreclosure: How it affects your finances

Foreclosing a loan will save you interest, but its impact on your credit score is less straightforward. The impact depends on loan type, timing, your credit profile, and a lender's rules. Experts advise borrowers to check for the following:

temporarily lower credit scores due to reduced credit mix, but the overall benefit of improving the debt-to-income ratio outweighs this effect.

Prepayment penalties: The Reserve Bank of India has banned charges on floating-rate home loans. But fixed-rate home loans,

Benefits and downsides

Pros

- Group companies are resilient, enjoy access to cheaper funding
- Cross-selling opportunities

Cons

- Complex structures, compressed valuations
- Risk contagion could spread across verticals

Nirav R Karkera, head of research, Fisdom.

Growth drivers

The conglomerate universe has several growth drivers. "The key factors that will drive performance in the near term include the government's infrastructure and manufacturing push, sectoral policy support, stable interest rates, improved profitability of group companies, and value unlocking through corporate restructuring and demergers, leading to clearer ownership, sharper focus, and potential for faster growth," says Krishnan.

“The business case of conglomerates is augmented by cheaper access to institutional funding, the ability to cross-sell, and leverage the group brand equity to build a business faster and more efficiently. Funding institutions are also more prone to

assign lower risk weights on groups that have proven repayment track records," says Jitendra Sriram, senior fund manager, Baroda BNP Paribas Mutual Fund.

Risks can spread

Investors should also be aware of their limitations. "The complex structures of conglomerates often attract criticism where such companies trade at compressed valuations for extended periods. Additionally, high correlations across verticals mean risks in one segment can cascade across the group's ecosystem," says Karkera.

Being thematic, these funds come with higher concentration risk. "The risk profile of these thematic funds would be slightly elevated compared to a normal diversified product," says Sriram.

Good for satellite holding

Allocate to such funds only after building a core diversified equity portfolio. "Such thematic plays belong in the satellite allocation of the equity portfolio. The theme works for investors seeking multi-cycle resilience while being comfortable with group-level risks. Begin by allocating 5-10 per cent of the equity allocation to them, with a holding period of five years plus," says Karkera.


"Conglomerate funds are ideal for those with moderate to high-risk appetite and who can remain invested over a complete business cycle, which can typically last for a three-year period. Those with a very short-term horizon or those seeking predictable, sector-specific returns may avoid these funds," says Krishnan.

The writer is a Gurugram-based independent journalist

Liquidity planning: Experts caution that foreclosure requires a lump sum, which could strain liquidity if not planned carefully.

Foreclosure advantage: Foreclosing a loan under suitable conditions can help reduce debt, strengthen credit profiles, and build financial resilience.

COMPILED BY AMIT KUMAR



THE BRAITHWAITE BURN AND JESSOP CONSTRUCTION COMPANY LIMITED

(A Government of India Enterprise)


Regd. Off: 27, Rajendra Nath Mukherjee Road, Kolkata-700 001 Phone No. (033) 2248-5841-44;
Fax: (033) 2210-3961 E-mail: bbjenders@bbjconst.com; Website: www.bbjconst.com

NOTICE INVITING E-TENDERS

e-Tenders are invited, UNDER THE TWO-BID SYSTEM, from reputed Agencies (ies) towards
**"EXECUTION OF CIVIL WORK FOR CONSTRUCTION OF ROB AT EXISTING MANNEED
 L-446 BETWEEN GARWIDI-CHEERUPALLI STATION OF WALTAIR DIVISION AND
 OTHER ALLIED & MISCELLANEOUS WORKS"**

e-Tender No.: eNIT/ROB/CIVIL/L-448/14-2025 Dated 25-Sep-2025.

Tender documents may be downloaded from <https://eprocure.gov.in/eprocure/app>
 and/or www.bbjconst.com (Tender ID: 2025_BBJC_876401_1). Sealed e-Bids (Two
 Cover System) can be uploaded in e-procurement portal up to 15:00 hrs. on or before
10-Oct-2025 and opening of e-Tenders (Technical) will be on 10-Oct-2025 at 15:00 hrs.
"Contingendum", if any, would appear only on the BBj's website & e-Procurement portal and
 not to be published in any newspaper.



Assets Care & Reconstruction Enterprise Ltd (ACRE)

Regd. Office: 14th Floor, Eros Corporate Tower, Nehru Place,
New Delhi, 110019

SALE NOTICE

E-Auction Sale Notice for sale of Immovable Secured Assets under the Securitisation and
 Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read
 with proviso to Rule 8(f) of the Security Interest (Enforcement) Rules, 2002.

Notice is hereby given to the public in general and in particular to the Borrower(s) and
 Guarantor(s) that the below described Immovable Property mortgaged to **Assets Care &
 Reconstruction Enterprise Ltd.** (CIN: U65993DL2002PLC157679) (acting in its
 capacity as Trustee of ACRE-60-TRUST) ("**Secured Creditor**"), the **Symbolic
 Possession** of which has been taken by the Authorised Officer of the Secured Creditor on
 07 May 2021, will be sold on "as is where is", "as is what is", "whatever there is" and "No
 Recourse" basis on **October 28, 2025 from 11:00 a.m. to 12:00 noon**, for recovery of **₹
 29,88,02,218/- (Rupees Twenty Nine Crores Eighty Eight Lakh Two Thousand Two
 Hundred and Eighty Nine Only)** as on 31.01.2025 along with applicable future interest in
 terms of the Loan Agreement and other related loan document(s) due to the Secured
 Creditor from Global Properties, Mr. Arvind Agarwal and Mr. Ayush Agarwal.

Name of Borrower & Mortgagor	Global Properties
Name of the Guarantors	Mr. Arvind Agarwal and Mr. Ayush Agarwal

The Reserve Price for the Immovable Property will be **₹ 9,55,00,000 (Rupees Nine Crore
 Fifty-Five Lakhs only)** and the **Earnest Money Deposit ("EMD")** will be 10% of the
 Reserve Price i.e. **₹ 95,50,000 (Rupees Ninety-Five Lakh Fifty Thousand only).**

Date / Time of site inspection	At the request of the Intending purchaser / bidder
Authorised Officer	Mr. Manish Kumar Manav (Mob. No. 9911302057)
Date & Time of e-Auction	October 28, 2025, Online - from 11:00 a.m. to 12:00 noon with auto extension of 10 minutes each

**Last Date and Time for submission of request letter of participation, KYC Documents,
 PAN Card, Proof of EMD etc. on or before October 27, 2025 up to 04:00 p.m.** to the
 Authorised Officer either through e-mail to mk.manav@acreindia.in or to the following
 address: **Assets Care and Reconstruction Enterprise Limited, 14th Floor, Eros
 Corporate Tower, Nehru Place, New Delhi, 110019.**

The intending purchasers and bidders are required to deposit EMD amount either through
 NEFT/RTGS in Account No. 0901102000036351 in the name of beneficiary i.e. ACRE-60-
 TRUST, with IDBI Bank Limited, IFSC IBKL0000901 or by way of Demand Draft drawn in
 favour of ACRE-60-TRUST drawn on any Nationalized or Scheduled Bank.

DESCRIPTION OF THE IMMOVABLE PROPERTY

Shop Nos. (as mentioned below) on land admeasuring approx. 1,08,837 Sq. Ft. of the
 project "Maple High Street" situated on Plot No. 46 (Code No. 50), at land of revenue
 survey No. 367, 374, 386/1 at Village Bawaria Kalan, P. H. No. 42, Tehsil Huzur, District
 Bhopal, Madhya Pradesh, along with present and future construction thereon
 excluding "Sold & Registered" units and Multiplex and Banquet hall along with
 proportionate undivided share aggregating to approx 45000 sq. ft. situated on 6th Floor
 of the Said project "Maple High Street".

Sr. No.	Shop No.	Floor	Status	Built up area Sq. Ft.
1.	33	Ground	Unsold	692.06
2.	50	Ground	Unsold	1,573.34
3.	58	Ground	Unsold	609.12
4.	43	First	Unsold	465.70
5.	40	First	Unsold	308.45
6.	33	First	Unsold	1,326.24
7.	25	First	Unsold	362.40
8.	21	First	Unsold	565.92
9.	6	First	Unsold	565.92
10.	46A	Second	Unsold	605.15
11.	34	Second	Unsold	474.34
12.	22	Second	Unsold	568.51
13.	21	Second	Unsold	565.92
14.	52	Third	Unsold	474.98
15.	23	Fourth	Unsold	1,876.61
16.	14	Fifth	Unsold	917.57

For detailed terms and conditions (which shall form an integral part of this Sale Notice) of
 the sale, please refer to the link provided on the website of the Secured Creditor i.e.
www.acreindia.in; For bidding, log on to www.auctionright.in.

Authorised Officer
 Assets Care and Reconstruction Enterprise Limited
 Trustee of ACRE-60-Trust

Dated: 25.09.2025
Place: Bhopal