

Industrial Land with Building available under
Liquidation at very attractive price
Shree Shyam Pulp and Board Mills Ltd in Liquidation

Total Land Area: 38.52 Acres (1,54,711 Sq Mtrs) right on Highway in Kashipur

Total Built Up Area: 30,470 Sq Mtrs.

Reserve Price: Rs.19.86 Crores.

(Detailed Sale Notice is Appended)

* Also available additional adjoining Land of 16.06 Acres separately mortgaged to banks and being sold under SARFAESI at equivalent price.

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SALE NOTICE
SHREE SHYAM PULP & BOARD MILLS LIMITED
(In Liquidation)

Liquidator: Mr. Rohit Sehgal

Regd Office: A-104, Road No.-4, Mahipalpur Ext., West Delhi, New Delhi-110037

Email ID: shreeshyam@aaainsolvency.com, rohit.sehgal@aaainsolvency.com,

Contact No.: +91 7011568767 (Mr. Rahul Nagar)

Escalation: If the query is not responded on the phone number given above, then
Text or Whatsapp message can be sent to +91-9810185184

E-AUCTION

Sale of Assets under Insolvency and Bankruptcy Code, 2016

Date and Time of E-Auction: 30th July, 2021 from 3.00 pm to 5.00 pm

(With unlimited extension of 5 minutes each)

Sale of Assets – Land and Building owned by **Shree Shyam Pulp & Board Mills Limited (in Liquidation)** forming part of Liquidation Estate formed by the Liquidator, appointed by the Hon'ble National Company Law Tribunal, Principal Bench, New Delhi vide order dated 21st January, 2020. The sale will be done by the undersigned through the e-auction platform <https://ncltauction.auctiontiger.net>.

Asset	Block	Reserve Price (In Rs.)	EMD Amount (In Rs.)	Incremental Value (In Rs.)
1. Land & Building located at Gangapur and Basai, 5KM, Moradabd- Kashipur Road, Kashipur, Tehsil-Kashipur-244711, Uttrakhand (Freehold Land- 38.52 Acre)	A	19.86 Crores	1.98 Crores	5 Lakhs

Terms and Condition of the E-auction are as under

1. E-Auction will be conducted on “AS IS WHERE IS”, “AS IS WHAT IS” and “WHATEVER THERE IS BASIS” through approved service provider M/S E-procurement Technologies Limited (Auction Tiger).
2. The Liquidator has already sold the Assets – Plant & Machinery in the last E – Auction. In the LOI issued to the H1 Bidder of Plant and machinery, the liquidator had allowed a time period of “09 Months” from the issuance date of LOI, which has now been extended by another one month period for completing the entire dismantling process and vacate the land that has been put for sale in this E-Auction.
3. The Complete E-Auction process document containing details of the Assets, online e-auction Bid Form, Declaration and Undertaking Form, General Terms and Conditions of online auction sale are available on website <https://ncltauction.auctiontiger.net>. Contact:

Mr. Ramprasad at +91-6351896834/079-61200586& 6351896834
ramprasad@auctiontiger.net /neha.gyani@auctiontiger.net/ support@auctiontiger.net
(On going to the link <https://ncltauction.auctiontiger.net>, interested bidders will have to search for the mentioned company by using either one of the two options, (I) Company's name (Shree Shyam Pulp and Board Mills Limited), or by, (II) State and property type).

4. The intending bidders, prior to submitting their bid, should make their independent inquiries regarding the title of property, dues of local taxes, electricity and water charges, maintenance charges, if any and inspect the property at their own expenses and satisfy themselves. The properties mentioned above can be inspected by the prospective bidders at the site with prior appointment, contacting Mr. Rahul Nagar - 7011568767. **Escalation:** If the query is not responded to on the phone number given above, then Text or Whatsapp message can be sent to +91-9810185184.
5. The intending bidders are required to deposit Earnest Money Deposit (EMD) amount either through DD/NEFT/RTGS in the Account of "**SHREE SHYAM PULP & BOARD MILLS LIMITED IN LIQUIDATION**", Account No.: 7313740814, Kotak Mahindra Bank Limited, Branch: G-5-13, Plot No. 1-2, Basement B - 4, Local Shopping Centre, Pamposh Enclave, Greater Kailash I, New Delhi 110048, IFSC Code: KKBK0000195, or through DD drawn on any Scheduled Bank in the name of **SHREE SHYAM PULP & BOARD MILLS LIMITED IN LIQUIDATION**" or give a Bank Guarantee for the EMD Amount as per Format A or Format B as given in the Complete E-Auction process document.
6. The intending bidder should submit the evidence for EMD Deposit or Bank Guarantee and Request Letter for participation in the E- Auction along with Self attested copy of (1) Proof of Identification (2) Current Address-Proof (3) PAN card (4) Valid e-mail ID (5) Landline and Mobile Phone number (6) Affidavit and Undertaking, as per Annexure 1 (7) Bid Application Form as per Annexure II (8) Declaration by Bidder, as per Annexure III, the formats of these Annexures can be taken from the Complete E-Auction process document. **These documents should reach the office of the liquidator or by E-mail, at the address given below before 7:00 PM of 27th July, 2021. Interested bidders will have to upload their KYC documents along with the EMD submission details on <https://ncltauction.auctiontiger.net>, before 5:00 PM of 27th July, 2021.**
7. The Name of the Eligible Bidders will be identified by the Liquidator to participate in e-auction on the portal (<https://ncltauction.auctiontiger.net>). The e-auction service provider (Auction tiger) will provide User id and password by email to eligible bidders.
8. In case, a bid is placed in the last 5 minutes of the closing time of the e-auction, the closing time will automatically get extended for 5 minutes with unlimited extension. The bidder who submits the highest bid amount (not below the reserve price) on closure of e-Auction process shall be declared as the Successful Bidder and a communication to that effect will be issued through electronic mode which shall be subject to approval by the Liquidator.
9. The EMD of the Successful Bidder shall be retained towards part sale consideration and the EMD of unsuccessful bidders shall be refunded. **The EMD shall not bear any interest.** The Liquidator will issue a Letter of Intent (LOI) to the Successful Bidder and

the Successful Bidder shall have to deposit the balance amount (Successful Bid Amount - EMD Amount) within 30 days on issuance of the LOI by the Liquidator. Default in deposit of the balance amount by the successful bidder within the time limit as mentioned in the LOI would entail forfeiture of the entire amount deposited (EMD + Any Other Amount) by the Successful Bidder.

10. The Successful Bidder shall bear the applicable stamp duties/transfer charge, fees etc. and all the local taxes, duties, rates, assessment charges, fees etc. in respect of the property put on auction.
11. The Liquidator has the absolute right to accept or reject any or all offer(s) or adjourn/postpone/cancel the e-Auction or withdraw any property or portion thereof from the auction proceeding at any stage without assigning any reason thereof.
12. After payment of the entire sale consideration, the sale certificate/agreement will be issued in the name of the successful bidder only and will not be issued in any other name.
13. The sale shall be subject to provisions of Insolvency and Bankruptcy Code, 2016 and regulations made there under.
14. If in case, not more than one bidder deposits the EMD, then in that case the Liquidator will have the absolute power to cancel the auction process after the consultation with the stakeholders.
15. The interested Bidder(s) shall be provided access to the data room ("Data Room") established and maintained by the Company acting through the Liquidator in order to conduct a due diligence of the business and operations of the Company. The interested bidder(s) shall be provided access to the information in the Data Room until the E-Auction Date. The access to, and usage of the information in the Data Room by the interested bidder(s) shall be in accordance with the rules as may be set forth by the Liquidator from time to time.
16. E- auction date & Time 30th July, 2021 from 3.00 p.m. to 5.00 p.m. (with unlimited extension of 5min)

Sd/-

Rohit Sehgal

Liquidator

Shree Shyam Pulp & Board Mills Limited- in Liquidation

IBBI Regn. No.: IBBI/PA-001/IP-P00528/2017-2018/10953

Address: 581, 4th Floor, Sector - 27, Gurgaon, Haryana,122002

Email ID: iamrs101@gmail.com;

Contact No.: 7011568767

(Mr. Rahul Nagar)

DATE-17.06.2021

Place: Gurugram

Land and Building

The unit comprises of total Land measuring “38.52 acres” and Building located at Village- Gangapur and Basai, 5KM, Moradabd- Kashipur Road, Kashipur, Tehsil-Kashipur - 244711, Utrakhand

Description of land

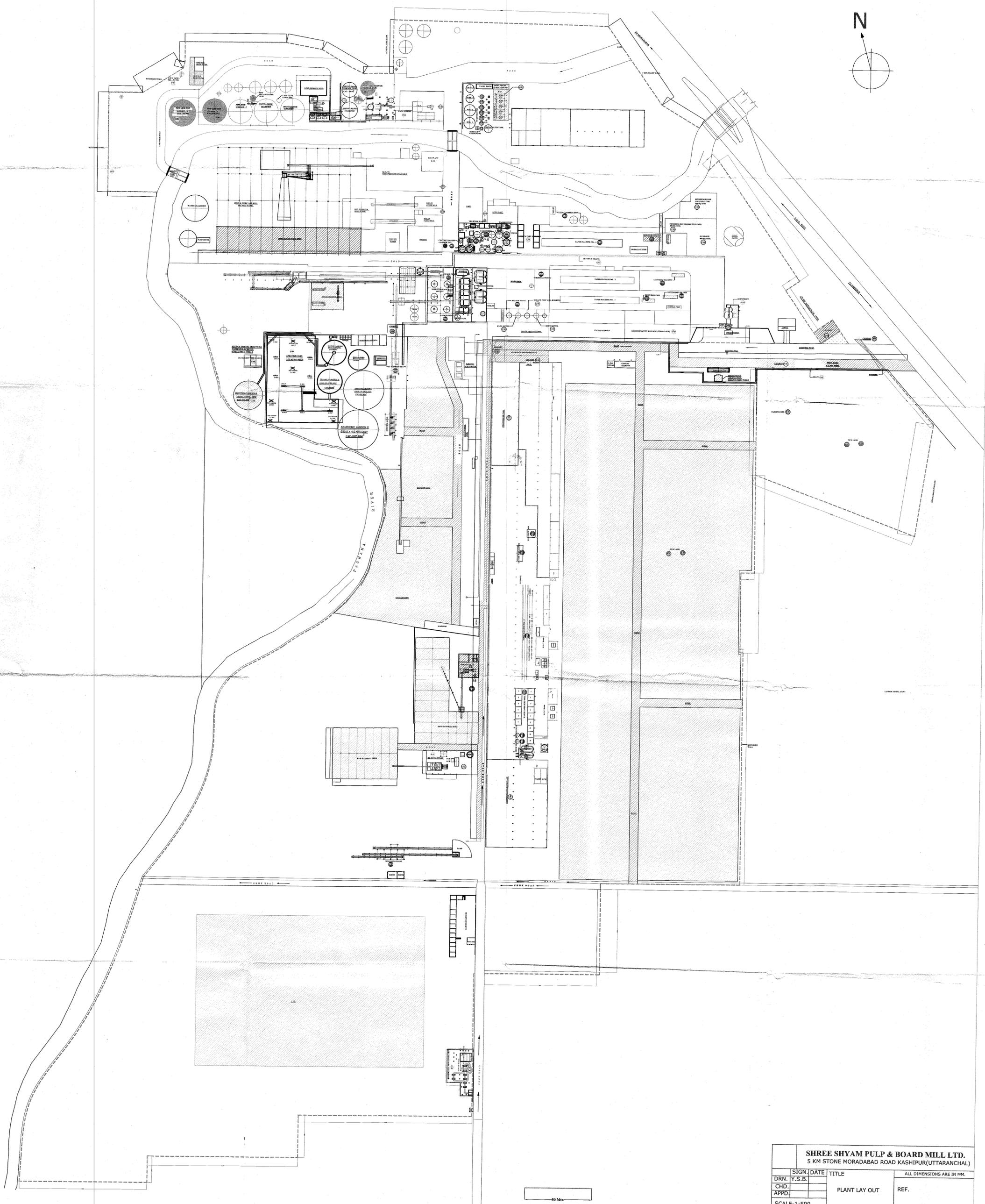
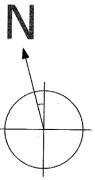
Sl. No.	Description	Total Area in Sq. mtr
A	Land Land with site development Village-Gangapur and Basai, 5KM, Moradabd- Kashipur Road, Kashipur, Tehsil-Kashipur-244711, Utrakhand 38.52 Acres (1,55,855 sq. mtrs). of freehold land 30,470 sq. mtr. of Built-up area	1,55,885

Also available additional adjoining Land of 16.06 Acres separately mortgaged to banks and being sold under SARFAESI at additional equivalent price.

Description of Shed & Building

S.No.	Particulars	Year of Construction (approx)	Total Area (In Sqm)
1	Cantine RCC framed structure, cement plastered, RCC slab, Cement flooring	2008	286
2	Old Office RCC, plastered with marble flooring	2000	165
3	Time Office RCC, plastered with marble flooring	2000	187
4	Weighbridge Room RCC framed structure, cement plastered, RCC slab, Cement flooring	2007	72
5	Admin Office RCC framed structure, cement plastered, RCC slab, Cement flooring	2006	180
6	Paper Machine Shed 1 MS Shed, MS beam and columns frame, partial brick walls, partial MS sheet with steel truss and ms sheet roofing	2000	1575
7	Paper Machine Shed 2 MS Shed, MS beam and columns frame, partial brick walls, partial MS sheet with steel truss and ms sheet roofing	2000	1410
8	Stock Prepration PM1 RCC framed structure, cement plastered, RCC slab, Cement flooring	2000	1350
9	Pulp Mill	2004	968

	RCC framed structure, cement plastered, RCC slab, Cement flooring		
10	Panel Room RCC framed structure, cement plastered, RCC slab, Cement flooring	2003	84
11	Coating Building RCC framed structure, cement plastered, RCC slab, Cement flooring	2008	2750
12	Paper Machine Shed 3 MS Shed, MS beam and columns frame, partial brick walls, partial MS sheet with steel truss and ms sheet roofing	2002	1590
13	Finishing Shed RCC framed structure, cement plastered, RCC slab, Cement flooring	2004	3292
14	Paper Machine Shed 4 MS Shed, MS beam and columns frame, partial brick walls, partial MS sheet with steel truss and ms sheet roofing	2007	16561
	Total		30,470



SHREE SHYAM PULP & BOARD MILL LTD. 5 KM STONE MORADABAD ROAD KASHIPUR(UTTARANCHAL)			
DRN.	Y.S.B.	SIGN.	DATE
CHD.			
APPD.			
SCALE-1:500		TITLE	
DATE-		PLANT LAY OUT	
		REF.	
		DRG. NO.	
		SSPBML/CD/0002 (A) -(R1)	

50 Mtr.

Contact No.:

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