

TENDER DOCUMENT FOR E-AUCTION-SALE OF PROPERTIES IN GAUTAM BUDDH NAGAR

Corrigendum No. 1 to the Tender Document For E-Auction-Sale of Properties in Gautam Buddh Nagar

(Tender Document No: JRMLC/UP/GBN_1)

The amendments mentioned in this Corrigendum shall be applicable to the Tender Document For E-Auction-Sale of Properties in Gautam Buddh Nagar dated September 18, 2025, issued by Justice (Retd.) R.M. Lodha Committee:

1. Clause 3.2: Schedule of Tender Process

As appearing in the Tender Document		To be read as	
Activity	Last Date	Activity	Last Date
Intimation to Technically Qualified Bidders	Monday, November 10, 2025	Intimation to Technically Qualified Bidders	Thursday, November 20, 2025
Commencement of live e-auction	Tuesday, November 11, 2025 (11:00 hours Indian Standard Time)	Commencement of live e-auction	Friday, November 21, 2025 (11:00 hours Indian Standard Time)
Completion of live e-auction (subject to Clause 2.11)	Tuesday, November 11, 2025	Completion of live e-auction (subject to Clause 2.11)	Friday, November 21, 2025
Intimation to the Successful Bidder	Within 2 working days from the date of completion of live e-auction	Intimation to the Successful Bidder	Within 2 working days from the date of completion of live e-auction
Payment of 25% (twenty five percent) of the highest bid amount (inclusive of the EMD amount) by the Successful Bidder	Within 7 (seven) days from the date of the Intimation	Payment of 25% (twenty five percent) of the highest bid amount (inclusive of the EMD amount) by the Successful Bidder	Within 7 (seven) days from the date of the Intimation
Payment of balance 75% (seventy five percent) of the highest bid amount along with 1% (one percent) of highest bid amount as 'poundage fee', by the Successful Bidder	Within 15 (fifteen) days from the date of the Intimation	Payment of balance 75% (seventy five percent) of the highest bid amount along with 1% (one percent) of highest bid amount as 'poundage fee', by the Successful Bidder	Within 15 (fifteen) days from the date of the Intimation

2. ANNEXURE 1: Description of Properties

To be read as

S. No.	MR Number	Description & Property Address	Reserve Price (in Rs.)	EMD Value (in Rs.)	Geo Coordinates
1	17906-16	<i>Being Dropped</i>	NA	NA	NA
2	18500/16	<i>Being Dropped</i>	NA	NA	NA
3	18501/16	<i>Being Dropped</i>	NA	NA	NA
4	18502/16	Khata No. 00331, Khasra/Khat No. 493S, Village- Dungarpur Rilkha, Pargana - Dankaur, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	19,53,000	1,95,300	28.324864, 77.566353
5	18503/16	<i>Being Dropped</i>	NA	NA	NA
6	18504/16	Khata No. 355, Khasra/Khat No. 495S, Village- Dungarpur Rilkha, Pargana - Dankaur, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	78,43,000	7,84,300	28.332499, 77.567868
7	18505/16	<i>Being Dropped</i>	NA	NA	NA
8	18512/16	Khata No. 00332, Khasra/Khet No. 493 S, Village - Dungarpur Rilkha, Tehsil & District- Gautam Budh Nagar, Uttar Pradesh	19,53,000	1,95,300	28.335900, 77.567600
9	18513/16	<i>Being Dropped</i>	NA	NA	NA
10	18514/16	Khata No. 00342, Khasra/Khet No. 493S, Village- Dungarpur Rilkha, Pargana - Dankaur Tehsil & District- Gautam Budh Nagar, Uttar Pradesh	1,17,64,500	11,76,450	28.336750, 77.569222
11	18515/16	Khata No. 00353, Khasra/Khet No. 493S, Village- Dungarpur Rilkha, Pargana - Dankaur, Tehsil & District- Gautam Budh Nagar, Uttar Pradesh	58,74,500	5,87,450	28.337000, 77.569200
12	18516/16	Khata No. 00330, Khasra/Khet No. 493S, Village- Dungarpur Rilkha, Pargana - Dankaur, Tehsil & District- Gautam Budh Nagar, Uttar Pradesh	39,21,500	3,92,150	28.340530, 77.567278
13	18517/16	Khata No. 00323, Khasra/Khet No. 493S, Village- Dungarpur Rilkha, Pargana - Dankaur, Tehsil & District- Gautam Budh Nagar, Uttar Pradesh	39,21,500	3,92,150	28.337108, 77.569054
14	18518/16	Khata No. 00327, Khasra/Khet No. 493S, Village Dungurpur Rilkha, Pargana Dankaur, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	49,08,200	4,90,820	28.340451, 77.567015

To be read as

15	18519/16	Khata No. 00315, Khasra/Khet No. 493S Village Dungurpur Rilkha, Pargana Dankaur, Tehsil & District Gautam Budh Nagar, Uttar Pradesh	58,89,840	5,88,984	28.341200, 77.565100
16	18520/16	Khata No. 00347, Khasra/Khet No. 493S Village Dungurpur Rilkha, Tehsil & Distt. Gauta Budh Nagar Uttar Pradesh	73,52,600	7,35,260	28.341195, 77.565083
17	18542/16	Khata No. 00341, Khet No. 495Sa, Village Dungarpur Rilkha, Pargana Dankaur, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	58,74,500	5,87,450	28.325200, 77.558100
18	18543/16	Khata No. 00363, Khet No. 493, Village Dungurpur Rilkha, Pargana Dankaur, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	73,52,600	7,35,260	28.326314, 77.558262
19	18544/16	Khata No. 00346, Khet No. 495 Sa, Village Dungurpur, Pargana Dankaur, Rilkha, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	73,52,600	7,35,260	28.336850, 77.560236
20	18545/16	Khata No. 00326, Khet No. 495 S, Village- Dungarpur Rilka, Pargana-Dankaur, Tehsil & District- Gautam Budh Nagar, Uttar Pradesh	85,94,200	8,59,420	28.324592, 77.566312
21	18546/16	Khata No. 00338, Khet No. 495Sa, Village - Dungarpur Rilka, Pargana - Dankaur, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	73,52,600	7,35,260	28.337100, 77.559600
22	18547/16	<i>Being Dropped</i>	NA	NA	NA
23	18548/16	<i>Being Dropped</i>	NA	NA	NA
24	18549/16	Khata No. 337, Khet No. 493 S, Village - Dungarpur Rilka, Pargana - Dankaur, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	1,47,24,600	14,72,460	28.3369, 77.5593
25	18550/16	Khata Khatauni No. 324, Khet No. 493 S, Village- Dungarpur Rilka, Pargana-Dankaur, Tehsil & District- Gautam Budh Nagar, Uttar Pradesh	58,74,500	5,87,450	28.334890, 77.568087
26	18551/16	<i>Being Dropped</i>	NA	NA	NA
27	18552/16	<i>Being Dropped</i>	NA	NA	NA
28	18553/16	Khata Khatauni No. 343, Khet No. 493S, Village- Dungarpur Rilka, Pargana-Dankaur, Tehsil & District- Gautam Budh Nagar, Uttar Pradesh	58,74,500	5,87,450	28.335415, 77.567127
29	18554/16	<i>Being Dropped</i>	NA	NA	NA

To be read as

30	18555/16	Khata No. 339, Khet No. 493 S, Village - Dungarpur Rilka, Pargana - Dankaur, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	58,74,500	5,87,450	28.332830, 77.567144
31	18556/16	Khata No. 00350, Khet No. 439 S, Village - Dungarpur Rilka, Pargana - Dankaur, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	39,21,500	3,92,150	28.337418, 77.560205
32	18557/16	Khata No. 363, Khet No. 493, Village - Dungarpur Rilka, Pargana - Dankaur, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	1,47,24,600	14,72,460	28.336874, 77.559265
33	18558/16	Khata No. 363, Khet No. 493, Village-Dungarpur Rilka, Pargana- Dankaur, Tehsil & District- Gautam Budh Nagar, Uttar Pradesh	1,47,24,600	14,72,460	28.337029, 77.559540
34	18559/16	Being Dropped	NA	NA	NA
35	18560/16	Khata No. 00363, Khet No. 493 S, Village - Dungarpur Rilka, Pargana - Dankaur, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	1,47,24,600	14,72,460	28.337918, 77.559244
36	18561/16	Being Dropped	NA	NA	NA
37	18562/16	Being Dropped	NA	NA	NA
38	18577/16	Being Dropped	NA	NA	NA
39	18578/16	Being Dropped	NA	NA	NA
40	18579/16	Being Dropped	NA	NA	NA
41	18580/16	Being Dropped	NA	NA	NA
42	18581/16	Being Dropped	NA	NA	NA
43	18582/16	Being Dropped	NA	NA	NA
44	18583/16	Being Dropped	NA	NA	NA
45	18607-16	Shop No. R-253, Block - I (Ganga Shopping Centre), Sector - 29, Noida, District - Gautam Budh Nagar, Uttar Pradesh	9,13,91,328	91,39,133	28.567636, 77.335345
46	24882/16	Being Dropped	NA	NA	NA
47	24883/16	Being Dropped	NA	NA	NA
48	24884/16	Khata No. 00014, Khet No. 14 Min, Village Jaganpur Doaba, Pargana Dankaur, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	7,84,14,500	78,41,450	28.377611, 77.524306
49	5348/16	Being Dropped	NA	NA	NA
50	5349/16	Being Dropped	NA	NA	NA

To be read as

51	5350/16	<i>Being Dropped</i>	NA	NA	NA
52	5351/16	<i>Being Dropped</i>	NA	NA	NA
53	5352/16	<i>Being Dropped</i>	NA	NA	NA
54	5353/16	<i>Being Dropped</i>	NA	NA	NA
55	5354/16	<i>Being Dropped</i>	NA	NA	NA
56	5355/16	Khata No. 00386, Khasra/Khet No. 493S, Village Dungurpur Rilkha, Pargana Dankaur, Tehsil & District Gautam Budh Nagar, Uttar Pradesh	48,98,000	4,89,800	28.338757, 77.560925
57	5356/16	<i>Being Dropped</i>	NA	NA	NA
58	5357/16	<i>Being Dropped</i>	NA	NA	NA
59	5358/16	Khata No. 00315, Khasra/Khet No. 493 S, Village Dungurpur Rilkha, Pargana Dankaur, Tehsil & District Gautam Budh Nagar, Uttar Pradesh	70,58,700	7,05,870	28.339245, 77.562288
60	5381/16	<i>Being Dropped</i>	NA	NA	NA
61	5382/16	Khata No. 363, Khasra No. 493, Village- Dungarpur Rilka, Pargana - Dankaur, Tehsil & District- Gautam Budh Nagar, Uttar Pradesh	12,26,080	1,22,608	28.324907, 77.558199
62	5383/16	Khata No. 363, Khasra/Khat No. 493, Village - Dungarpur Rilka, Pargana Dankaur, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	61,34,280	6,13,428	28.325500, 77.557800
63	5384/16	Khata No. 363, Khasra/Khat No. 493, Village Dungarpur Rilka, Pargana Dankaur, Tehsil and District Gautam Budh Nagar, Uttar Pradesh	73,52,600	7,35,260	28.341695, 77.563611
64	5392/16	<i>Being Dropped</i>	NA	NA	NA
65	5471/16	<i>Being Dropped</i>	NA	NA	NA
66	5472-16	Residential Plot No. 236, Block-B, Sector-26 , Noida, District Gautam Budh Nagar, Uttar Pradesh	5,79,07,894	57,90,789	28.582153, 77.336612
67	5474-16	Shop No. 273, Block-I, First Floor, Ganga Shopping Complex, Sector-29, Noida, District Gautam Budh Nagar, Uttar Pradesh - 201303	1,04,57,019	10,45,702	28.567500, 77.335000
68	5478/16	Khata No. 00483, Khasara No. 397 S, Village - Achheja Bujurg, Pargana - Dankaur, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	88,19,500	8,81,950	28.321348, 77.569720
69	5480/16	<i>Being Dropped</i>	NA	NA	NA
70	5481/16	<i>Being Dropped</i>	NA	NA	NA

To be read as

71	5482/16	<i>Being Dropped</i>	NA	NA	NA
72	5483/16	<i>Being Dropped</i>	NA	NA	NA
73	5484/16	<i>Being Dropped</i>	NA	NA	NA
74	5485/16	<i>Being Dropped</i>	NA	NA	NA
75	5486/16	<i>Being Dropped</i>	NA	NA	NA
76	5487/16	<i>Being Dropped</i>	NA	NA	NA
77	5488/16	<i>Being Dropped</i>	NA	NA	NA
78	5498/16	<i>Being Dropped</i>	NA	NA	NA
79	5499/16	<i>Being Dropped</i>	NA	NA	NA
80	5500/16	<i>Being Dropped</i>	NA	NA	NA
81	5501/16	<i>Being Dropped</i>	NA	NA	NA
82	5502/16	<i>Being Dropped</i>	NA	NA	NA
83	5503/16	<i>Being Dropped</i>	NA	NA	NA
84	5504/16	<i>Being Dropped</i>	NA	NA	NA
85	5696/15	Khata No. 00468, Khet No. 463 S, Village – Achheja Bujurg, Pargana - Dankaur, Tehsil & District – Gautam Budh Nagar, Uttar Pradesh	43,09,000	4,30,900	28.322058, 77.566850
86	5697/15	<i>Being Dropped</i>	NA	NA	NA
87	5698/15	Khata No. 00558, Khet No. 463 Sa, Village–Achheja Bujurg, Pargana-Dankaur, Tehsil & District–Gautam Budh Nagar, Uttar Pradesh	39,21,500	3,92,150	28.321348, 77.569720
88	5699/15	Khata No. 357, Khet No. 495S, Village - Dungarpur Rilka, Pargana - Dankaur, Tehsil & District - Gautam Buddh Nagar, Uttar Pradesh	1,17,64,500	11,76,450	28.338756, 77.560925
89	5700/15	Khata No. 00329, Khet No. 495S, Village - Dungarpur Rilka, Pargana - Dankaur, Tehsil & District - Gautam buddh Nagar, Uttar Pradesh	68,66,500	6,86,650	28.338383, 77.560302
90	5701/15	Khata No. 00314, Khasra/Khat No. 495 S, Village Dungarpur Rilka, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	73,52,600	7,35,260	28.336878, 77.572209
91	5702/15	Khata No. 00316, Khasra/Khat No. 495 S, Village Dungarpur Rilka, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	73,52,600	7,35,260	28.335720, 77.575190

To be read as

92	5703/15	Khata No. 00385 & Khet No. 495S, Village - Dungarpur Rilka, Pargana - Dankaur, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	58,74,500	5,87,450	28.339087, 77.561203
93	5704/15	<i>Being Dropped</i>	NA	NA	NA
94	5705/15	<i>Being Dropped</i>	NA	NA	NA
95	5706/15	Khata No. 00437, Khet No. 394 Village - Achheja Buzurg, Pargana Dankaur, Tehsil & District - Gautam Budh Nagar, Uttar Pradesh	37,20,000	3,72,000	28.322589, 77.566812
96	5707/15	<i>Being Dropped</i>	NA	NA	NA
97	5708/15	<i>Being Dropped</i>	NA	NA	NA
Total			49,71,72,641	4,97,17,264	

Note:

Bidders are advised to note that the above Properties are being auctioned as a single lot (the “**Lot**”). Accordingly, notwithstanding anything to the contrary in the Tender Document:

- (i) the Bidders shall necessarily submit their bids for all the Properties.
- (ii) the Reserve Price shall be the sum total of the Reserve Prices indicated against each of the Properties above (“**Total Reserve Price**”);
- (iii) a single EMD shall be submitted for an amount equivalent to 10% (ten percent) of such Total Reserve Price; and
- (iv) the withdrawal of any one or more Properties from the Lot shall be dealt with as set forth in **Annexure 8**.

Disclaimer:

Save and except the aforementioned amendments, all other provisions remain unchanged as mentioned in the Tender Document.