

SARFAESI Auction — Sea-View Penthouse

Yelahanka New Town, Bengaluru · Distressed · Auction Dec 22

Guide Price	INR 61,500,000
Area	3,800 sqft
Yield / GDV	12.5%
Type	Distressed
Status	Auction Dec 22
Location	Yelahanka New Town, Bengaluru
Bedrooms	4
Bathrooms	5
Issued	22 Oct 2026

About This Property

A 3,800 sqft duplex penthouse acquired via SARFAESI auction at 45% below prevailing market. Requires a ₹90L refurbishment; underwriting supports a 16-month exit at 1.9x MOIC.

Key Highlights

- 3,800 sqft duplex · 4 bed · terrace garden
- SARFAESI reserve price 45% below CBRE valuation
- Underwritten refurb budget ₹90L · 4-month schedule
- Modeled exit: 16 months · 1.9x MOIC · 43% IRR

Tags

Bank Auction Flip · 45% Below Market

Contact

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