



**IDBI BANK LIMITED,**  
Mittal Court, 2nd Floor, "B" Wing, Nariman Point, Mumbai-400 021  
Tel. No.: 022 - 6127 9350 / 6127 9377 / 6127 9342

**PUBLIC NOTICE FOR SALE OF IMMOVABLE PROPERTIES**  
**APPENDIX IV-A (See proviso to Rule 8(6) & Rule 9(1))**

E-auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8(6) & Rule 9(1) of the Security Interest (Enforcement) Rules, 2002. Notice is hereby given to the public in general and in particular to Borrower(s) and Guarantor (s) that the below described immovable properties mortgaged/charged to the Secured Creditor, the physical possession of which has been taken by the Authorised Officer of IDBI Bank Ltd., Secured Creditor, will be sold on "AS IS WHERE IS", "AS IS WHAT IS", "WHATEVER THERE IS" AND "WITHOUT RECOURSE" basis on 27.03.2026 for recovery of dues, due to IDBI Bank Ltd., Secured Creditor from the below mentioned Borrower(s). The reserve price and earnest money deposit will be as under:

| Borrower(s). The reserve price and earnest money deposit will be as under: |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |                                                                                                                                           |                                                                         |                             |                   |                                                                             |                                   |
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| Sr No                                                                      | Borrower / Mortgagor & Loan account no                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | Brief Description of Property                                                                                                             | Physical Possession date                                                | Reserve Price (Price in Rs) | EMD (Price in Rs) | Loan Outstanding                                                            | Date of Inspection                |
| 1                                                                          | Mr. Manoj Vinod Kakaria (Borrower) & Mr. Pratap V Kakaria (Co. Borrower)<br>Loan A/c No – 0501675100003483 & 0726675100011909                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            | Office No. 603 6th Flr A-Wing Saheen Chambers, Commercial Premises CHSL, Andheri West 400058. Built-up Area-535 Sq. ft. (As per Index II) | 12.06.2024                                                              | 1,28,00,000/-               | 12,80,000/-       | As on 01-02-2026, Rs.1,80,33,342.81 (plus further interest from 02-02-2026) | 16.03.2026 (01:00 PM to 02:00 PM) |
| 2                                                                          | Sale of Bid/ Tender Document                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                                                                                                                                           | 13.03.2026 to 25.03.2026 (Till 4.00 P.M)                                |                             |                   |                                                                             |                                   |
| 3                                                                          | Last Date of Submission of Bid along with EMD                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                            |                                                                                                                                           | 25.03.2026 (Till 4.00 PM)                                               |                             |                   |                                                                             |                                   |
| 4                                                                          | Date and Time of e-auction                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |                                                                                                                                           | 27.03.2026 (11.00 A.M to 12.00 Noon with unlimited extension of 5 min). |                             |                   |                                                                             |                                   |
| 5                                                                          | For detailed terms and conditions of the sale, please refer to the link provided in <a href="http://www.baanknet.com">www.baanknet.com</a> and IDBI Bank's website i.e. <a href="http://www.idbi.com/www.idbibank.com">www.idbi.com/www.idbibank.com</a> For any clarification, the interested parties may contact, Shri. Arjun Thakur, DGM (M) 9850443331 (T) 022 –6127-9342 (e-mail) – <a href="mailto:arjun.thakur@idbi.co.in">arjun.thakur@idbi.co.in</a> or Shri Tuhin Shome, AGM (M) 8981282408 (T) 022-6127-9377 (e-mail)- <a href="mailto:tuhin.shome@idbi.co.in">tuhin.shome@idbi.co.in</a> or Shri Umesh Kumar Kori, AGM (M) 7000275146 (T) 022-6127-9253 (e-mail)- <a href="mailto:umesh.kori@idbi.co.in">umesh.kori@idbi.co.in</a> or Shri Shaillesh Verma, Manager (M) 9527184260 (T) 022-6127-9350 (e-mail)- <a href="mailto:shaillesh.verma@idbi.co.in">shaillesh.verma@idbi.co.in</a> or Shri Nitin Singh, Manager (M) 8539999774 (T) 022-6127-9236 (e mail) - <a href="mailto:nitin.singh@idbi.co.in">nitin.singh@idbi.co.in</a> . For e-auction support, you may contact PSB Alliance Pvt Limited, Mob:- M. No- 8291220220/ e-mail-support.baanknet@psballiance.com.<br>This is 15 days' Notice under Rule 9(1) of the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 to the Borrower(s)/ Guarantor(s)/Mortgagor(s) in the Loan. |                                                                                                                                           |                                                                         |                             |                   |                                                                             |                                   |

Place : Mumbai  
Date : 10.03.2026

Sd/-  
Authorised Officer,  
IDBI Bank Ltd.