



Regd. Office: ICICI Bank Tower, Near Chakli Circle, Old Padra Road, Vadodara - 390 007
Corporate Office: ICICI Bank Towers, Bandra Kurla Complex, Bandra (E), Mumbai - 400 051
Regional Office : ICICI Bank Limited, 74 Techno Park, 5th Spring Road, 5th Floor, Opp SEEPZ Gate No-2, C-Cross Road, Marol MIDC, Andheri (E), Mumbai - 400093.

PROPERTIES AVAILABLE FOR SALE UNDER SARFAESI ACT, 2002

Offers are invited for the purchase of the following Secured Assets under the provisions of Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act) read with the Security Interest (Enforcement) Rules, 2002 (Rules) on an 'As is where is', 'As is what is' and a 'Whatever there is' basis, as per the particulars below:

Description of Secured Asset	Reserve Price (INR)	Date of Auction	Details of Auction Notice	Contact Person
Row House No.1 & 2, Gram Panchayat Property No.5912/1 & 5912/2, Plot No.15, Survey No.527/2A/15, "Saptashrungi", Village Pimpalgaon Boswant, Chinchkhed Road, Near Santoshi Mata Temple, Tal. Niphad, Dist. Nashik, Maharashtra- 422022	Rs. 15,00,000/-	10-Mar-26	The Times India (Eng) & Loksatta(Mar) On 31-Jan-26	Nandadip Chavan 7304915594
House No 500(New), 293 (Old), Ward No 54 (New) 16(Old), Circle No 18,24, Sr No 222, Sheet No 169, Mouza Bajeriya, Shankarlal Bhoirya Road, Nagpur- 440018	Rs. 83,50,000/-	11-Mar-26	Indian Express (Eng) & Loksatta (Mar) On 03-Feb-26	Tanushree Pawar 9595913322
Flat No- 401, 4th Floor, "Kripa Residency", Kharsa No 56 To 58, Plot No 1261, Near Vaishali Nagar, Mouza Binakhi, Nagpur- 440017	Rs. 55,00,000/-	12-Mar-26	Indian Express (Eng) & Loksatta (Mar) On 03-Feb-26	Tanushree Pawar 9595913322
Flat No. 301, 3rd Floor, Wing C, Paradise Hills, Plot No. 1, Kharsa No. B1/1 and B2, Mouza Vaghadha, Taluka Hingna, Grampanchayat Isasani, N.J.T. Bhogwatdar Class 1, Maharashtra, Nagpur- 411110	Rs. 19,00,000/-	12-Mar-26	Indian Express (Eng) & Loksatta (Mar) On 03-Feb-26	Tanushree Pawar 9595913322
Flat No- 3, Ground Floor, Cluster- 4, Wing E, Type-2, Building Name-Kanchanganga, Survey/Kharsa/ Gut Nos 121 175 194/1 194/2 194/3 194/4 And 194/5, Ward No. 03, Near Shakti Press Ltd, Village-Mondha, Taluka- Hingana, Nagpur- 440016	Rs. 12,50,000/-	12-Mar-26	Indian Express (Eng) & Loksatta (Mar) On 03-Feb-26	Tanushree Pawar 9595913322
Flat No- 037-2808, 28th Floor, Tower No - 37, Adreno Towers, Amanora Park, Sector - R19, Village- Sadesataranali, Taluka- Havli, Pune - 411028	Rs. 57,10,000/-	13-Mar-26	Business Standard (Eng) & Pudhari (Mar) On 07-Feb-26	Balaji Londhe 7304905179
Flat No. 601, 6th Floor, Building No. O, Vision City, Gat No. 308 + 309, 338 And 339, Village Jambhul, Taluka Maval, Opposite Xrbia Abode Jambhul, Maharashtra, Pune- 412106	Rs. 53,00,000/-	13-Mar-26	Business Standard (Eng) & Pudhari (Mar) On 07-Feb-26	Prasad Diwane 9112957320
Plot No. 01, South Side Block No, D1 Survey No. 416/1A/2, Zone No. 1/131 Usmaniya Park, Shivaji Nagar, Maharashtra, Jalgaon- 425001	Rs. 35,50,000/-	13-Mar-26	Punyanagari (Mar) & Deshonnati (Mar) On 05-Feb-26	Nandadip Chavan 7304915594
Flat No. 212, 2nd Floor, Wing B, Building Name- Ceratex Avika, Survey No. 34 Hissa No. 2C/1, Survey No. 34 Hissa No. 2C/2 (Open Space), Survey No. 34 Hissa No. 2C, Village Yealewadi, Taluka Havli, Behind Iscon Temple, Katraj Kondhwa Road, Maharashtra, Pune- 411048	Rs. 30,00,000/-	13-Mar-26	Business Standard (Eng) & Pudhari (Mar) On 07-Feb-26	Balaji Londhe 7304905179
Flat No. 1, 1st Floor, Wing D, Pawar Heights Co-operative Housing Society Limited, Survey No. 106/A/ 9B, City Survey No. 1976 To 1981, Village Hadapsar, Taluka Havli, Near Mahavir Electronic, Near Shankar Meth, Bibewewadi, Maharashtra, Pune- 411028	Rs. 24,00,000/-	13-Mar-26	Business Standard (Eng) & Pudhari (Mar) On 07-Feb-26	Balaji Londhe 7304905179
Flat No. 01, Property No. 2790 / 1, 1st Floor, Krushna Pride 3, Plot No. 39, Survey No. 135/ 139, Mouje Gunjiwadi, Taluka Sangamner, Akale By Pass Road, Near Dere English Medium School, Maharashtra, Ahmednagar 422605	Rs. 16,50,000/-	13-Mar-26	Loksatta (Mar) & Punyanagari (Mar) On 06-Feb-26	Balaji Londhe 7304905179
Flat No 203, 1st Floor, Wing B, City Gold, S No 71/1/B, Plot No 25,26,31 & 32, Samarth Nagar, Taluka- Daund, Village- Lingli, Pune 413801	Rs. 9,50,000/-	13-Mar-26	Business Standard (Eng) & Pudhari (Mar) On 05-Feb-26	Balaji Londhe 7304905179
Flat No 102, Stilt 1st Flr, B- Wing, Guruprasad Nagar Phase 4,gut No. 150, Balapur, Beed Bypass Road, Maharashtra, Aurangabad- 431001	Rs. 39,50,000/-	16-Mar-26	Times of India (Eng) & Pudhari (Mar) On 06-Feb-26	Pravin Katkar 8454089353
City Survey No. 3815, Municipal House No.394, Govind Nagar, Behind Dondaicha Police Station, Dhule Road, Mouje Dondaicha Warwade, Taluka Shindkhede, District Dhule, Maharashtra- 425408	Rs. 73,50,000/-	17-Mar-26	Punyanagari (Mar) & Deshonnati (Mar) On 07-Feb-26	Nandadip Chavan 7304915594
City Survey No. 2105/2 Paiki, East Side Part, Baba Ganpati Road, Maharashtra, Nandurbar- 425412	Rs. 28,91,000/-	17-Mar-26	Lokmat (Mar) & Daily Loksatta (Mar) On 06-Feb-26	Nandadip Chavan 7304915594
Flat No 10 2nd Floor, Plot No 17 To 19, Prathmesh Apt, Opp To Ramkrushna Viveknand Sevashram, Gulmohar Vihar Colony, Kalamnagar, Nashik, Sr No. 32/1A 32/1B, Maharashtra, Nashik- 422007	Rs. 24,30,000/-	17-Mar-26	Times of India (Eng) & Loksatta (Mar) On 06-Feb-26	Nandadip Chavan 7304915594
Row House No.200, Morya Row Houses, Gat No.403, Near Railway Bridge, Village Ekahare Shiwar, Nashik Maharashtra- 422105	Rs. 20,50,000/-	17-Mar-26	Times of India (Eng) & Loksatta (Mar) On 06-Feb-26	Nandadip Chavan 7304915594
Flat No. 03, 1st Floor, Govinda Apartment, Plot No. 10, Survey No. 31/ 1/2/2 5A + 5B/ 10, Mouje Makhamalabad- 2, Peth Road, Shahu Nagar, Maharashtra, Nashik- 422001	Rs. 15,30,000/-	17-Mar-26	Times of India (Eng) & Loksatta (Mar) On 06-Feb-26	Nandadip Chavan 7304915594
Flat No. 6, 1st Floor, Building No. 4, A Wing, Ashlesha Co-operative Housing Society Limited Nashik, Municipal House No. 309/ 1324/ Asl / 004 / 06, Plot No. 28, 29 And 30, Survey No. 382 / 4, Moujemakhamalabad, Ekta Nagar, Mhasrul Borgad Road, Near New Grace Academy, Maharashtra, Nashik- 422004	Rs. 15,00,000/-	17-Mar-26	Times of India (Eng) & Loksatta (Mar) On 07-Feb-26	Nandadip Chavan 7304915594

Detailed Terms & Conditions of the above auctions are available on <https://assets.matexauctions.com> Or <https://disposalhub.com>

For any further clarification regarding inspection, terms and conditions of the e-Auction or submission of Tenders, please contact the above-mentioned ICICI Bank Official.

Disclaimer: This publication is issued for informational purposes only and shall not be construed as a statutory notice under the provisions of the SARFAESI Act, 2002 or the rules framed thereunder.

Date: February 19, 2026, Place: Maharashtra

Authorised Officer, ICICI Bank Limited

Aadhar Housing Finance Ltd.

Corporate Office: Unit No.802, Natraj Rustomjee, Western Express Highway and M.V.Road, Andheri (East), Mumbai-400069

Panvel Branch : Shop No.-13&14, Ground Floor, Shree Bhagwanti Heritage, Sector - 21, Kamothe, Navi Mumbai - 410209 (MH).



E-AUCTION – SALE NOTICE

E-Auction Sale Notice for Sale of immovable Properties under the Securitization and Reconstruction of Financial Asset and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) of 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, possession of which has been taken by the Authorised Officer of Aadhar Housing Finance Limited will be sold on "As is where is", "As is what is", and "Whatever there is" with no known encumbrances Particulars of which are given below:

S. N.	Borrower(s) / Co-Borrower(s)/ Guarantor(s)	Demand Notice Date and Amount	Description of the Immovable property	Reserve Price (RP)	Earnest Money Deposit (EMD) (10% of RP)	Nature of possession
1	(Loan Code No.07900001124 / Panvel Branch) C R Shringapur (Borrower) Nisha Pandey (Co-borrower) M L Kotapkar (Guarantor)	10-07-2024 & ₹ 19,93,393/-	All that part & parcel of Property bearing, Gut No. 80 2 Flat No. R 18 1st Floor F Wing Shree Dnyaneshwa Mauli Co Oprating Housing Society Vich Umbe Panvel, Raigad, Maharashtra , 410206 Boundaries:- East : E-Wing, West : G-wing, North : F-19, South : F-17, 16	Rs. 17,50,000/-	Rs. 1,75,000/-	Physical

1. Last Date of Submission of DD of Earnest Money Deposit along with KYC, Tender Form and accepted Terms and conditions (Tender Documents) is **25-03-2026 within 5:00 PM** at the Branch Office address mentioned herein above or uploaded on <https://bankauctions.com>. Tenders documents received beyond last date will be considered as invalid tender and shall accordingly be rejected. No interest shall be paid on the EMD. 2. Date of Opening of the Bid/ Offer (Auction Date) for Property is **26-03-2026 at 3:00 PM to 4:00 PM**. 3. AHFL is not responsible for any liabilities whatsoever pending upon the property as mentioned above. The Property shall be auctioned on "As is Where is Basis", "As is What is Basis" and "Whatever is There is Basis". 4. The Demand Draft Should be made in favor of 'Aadhar Housing Finance Limited' Only. 5. Auction/bidding shall be only through "Online Electronic Bidding" through the website <https://bankauctions.com>. Bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings. 6. The intending bidders should register their names at portal M/s C 1 INDIA PVT LTD through the link <https://bankauctions.com/registration/signup>, and get their User ID and password free of cost. Prospective bidder may avail online training on E- auction from the service provider M/s C 1 INDIA PVT LTD through the website <https://bankauctions.com>. 7. For further details contact Authorised Officer of Aadhar Housing Finance Limited, **Arun Sahebrao Patankar, Mob.: 9594095941** OR the service provider M/s C 1 INDIA PVT LTD, **Mr. Prabhakaran, Mobile No: +91-74182-81709, E-mail: tc@c1india.com & support@bankauctions.com, Phone No. +917291981124 /25 /26** As on date, there is no order restraining and/or court injunction AHFL/the authorized Officer of AHFL from selling, alienating and/or disposing of the above immovable properties/secured assets. 8. For detailed terms and conditions of the sale, please refer to the link provided in Aadhar Housing Finance Limited (AHFL), secured creditor's website i.e. www.aadharhousing.com. 9. The Bid incremental amount for auction is **Rs.10,000/-**. 10. This newspaper publication and the data contained herein is intended for general public dissemination. Any reproduction, distribution, transmission, or republication of this content, in whole or in part, in any form or by any means, whether print, digital, electronic publication in any form, e-mail or web publications, or otherwise through any mode is strictly prohibited. Any unauthorized use of the above content through any mode may result in appropriate legal action by AHFL.

Place : Maharashtra, Date : 19.02.2026

(Authorised Officer)
For Aadhar Housing Finance Limited



Regional Off.: Netaji Marg, Nr. Mithakhali
Six Roads, Ellisbridge, Ahmedabad-6.
Fax: +91-79-26560649, Toll Free No.: 18002335300
Website: www.bandhan.bank.in

AUCTION CUM TENDER FOR SALE NOTICE

E-Auction Sale Notice for sale of Immovable assets under the SARFAESI Act, 2002 read with proviso to Rule 9(1) with reference 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 assets mortgaged/charged to the Bandhan Bank ("Secured Creditor"), the possession of which has been taken by the Authorized Officer of Bandhan Bank Ltd., will be sold on "As is where is", "As is what is basis" and "Whatever there is basis" for realization of Bank's dues. The specific details of the assets which is/are intended to be sold, is/are enumerated in the schedule below:

Sr. No	Name of Borrowers, Loan A/c No., Date of Possession / Name of Branch	Description of the property to be sold (Secured Assets)	Secured Debt as on date of demand notice and current outstanding which includes amount paid by the borrowers from the date of demand notice till date, if any, with further interest, costs, charge, etc.	Reserve Price & EMD being 10%
1.	Mr. Rajendra Shivram Yadav Mrs. Jotshana Rajendra Yadav 200030500012129, 200030500012090 05.10.2025 Vapi	All that piece and parcel of immovable property situated at Survey No.309/P, Final Plot No.B-2/402, Area 1060 Sq.ft, 4th Floor, Building No.B, Rameshwar Residency, At:Pardi, Taluka: Pardi, Dist:Valsad, Gujarat - 396125	Rs.12,03,785.06 as on 07.11.2024 Rs.13,98,450.61 as on 16.11.2025	Rs.11,44,320 EMD 1,14,432

Last Date, Time and Place for submission of bid For Sr.No. 1 March 20, 2026, On or Before 3:00 PM 102, Status Building ,Opp Jivandeep Hospital,NH-48 Gunjan,Vapi-396191

Property Inspection Date & Time Name of Contact Person with No. For Sr.No.1 March 07, 2026, From 11:00 AM to 1:00 PM, Amit Chauhan- 9925358309

Date and Time of E-Auction March 23, 2026, From 11:00 AM to 12:00 Noon

Other Terms and conditions:

- The aforesaid properties are being sold with no encumbrances as far known to the Bank. The Authorized Officer/bank shall not remain liable for any third party claims/rights/dues/litigations. The intending bidder should make their own independent inquiries regarding any encumbrances. For detailed terms and conditions of the sale please refer the link <https://bandhan.bank.in/properties-for-sale> provided in Bandhan Bank's website.
- The aforesaid properties will be sold by Tender cum-e-auction through M/s. e-Procurement Technologies Ltd, (Auction Tiger) under the supervision of the Bank. Auction/bidding shall be only through "Online Electronic Bidding" through the website <https://sarfaesi.auctiontiger.net/EPROC/> with Property ID 353701. The bidders are advised to go through the website for detailed terms before taking part in the e-auction sale proceedings.
- Earnest Money Deposit (EMD) amount of 10% of the Reserve Price to be deposited by way of Demand Draft / Pay Order in favour of Bandhan Bank Ltd, payable at Par in all branches before the date of auction.
- The intending bidder shall submit bid to the Authorized Officer at the concerned location mentioned above along with EMD amount before the date of auction and self- attested KYC documents with Bid Form. The sealed envelope cover should be super-scribed with "Bid Form and EMD for e-auction with Property ID".
- Auction would commence at Reserve Price as mentioned above. Bidders shall improve their offers in multiples of Rs. 10,000/- and will remain extended/valid for fifteen minutes for each bid.
- The bidder who submits the highest bid (above the Reserve Price) on closure of Online auction shall be declared as successful bidder. Sale shall be confirmed in favour of the successful bidder subject to payment of 25% of sale price including EMD amount on same day of auction and balance within 15 days.
- The sale will be subject to confirmation by Bandhan Bank Limited.
- The sale will be subject to the Terms and Conditions of this Notice and Tender Document. Authorized Officer has absolute right to accept or reject any bid or modify the Terms and Conditions of the sale or adjourn /extend/postpone the sale/e-auction without assigning any reason thereof.
- In case of any dispute the English version shall prevail.

Date: February 19, 2026

Place: Gujarat

Authorised Officer
Bandhan Bank Limited

MUMBAI SLUM IMPROVEMENT BOARD



A REGIONAL UNIT OF (MAHARASHTRA HOUSING AND AREA DEVELOPMENT AUTHORITY)

Tel no. - 022-66405250, E-mail - eee.east1@gmail.com
No. EE/East/MSIB / e-tender/ Labour Soc / 64 / 2025-26
Executive Engineer (East) Division, Mumbai Slum Improvement Board, (Unit of MHADA) Room No. 536, 4th floor, Griha Nirman Bhavan, Bandra (East), Mumbai-400051 Phone Number (022) 66405251 is calling e-Tender for the 03 number of works in the form of B1 (Percentage rate) from Labour Co.op. Societies registered with DDR, East, Suburb, Mumbai, vai online e-tendering system. Detailed Tender Notice & Tender Documents shall be available & can be downloaded from Government of Maharashtra portal <https://mahatenders.gov.in> Bidding documents can be loaded on the website. The tender Document sale start on dated 20/02/2026, 03.05 pm to Document sale end date 27/02/2026, 6.15 pm. Corrigendum / Amendments if any could be published only on the <https://mahatenders.gov.in> website. The Competent Authority reserves the right to reject any or all the tenders without assigning any reason there of Conditional offers will not be accepted.

Sd/-
Executive Engineer (East),
MSIB Board, Mumbai

MHADA - Leading Housing Authority in the Nation
CPRO/A/115

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केनरा बैंक Canara Bank
सिंडिकेट सिंडिकेट Syndicate
Mandvi Branch : 74/76, Kazi Sayed Street, Sujee House, Mumbai-400 003.
Email : cb0210@canarabank.com

SALE NOTICE

E-Auction Sale Notice for Sale of Immovable Properties 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/charged to the Secured Creditor, the constructive possession of which has been taken by the Authorised Officer of Mandvi Branch of the Canara Bank, will be sold on "As is where is", "As is what is", and "Whatever there is" on 27.03.2026, for recovery Rs. 19,06,476.83 (Rupees Nineteen Lakhs Six Thousand Four hundred Seventy Six and paise Eighty Three only), as on 02.10.2025 plus further interest thereon from 03.10.2025 along with suit expenses and other charge due to the, Mandvi Branch of Canara Bank from Shubham Ramesh Khilare, Priyanka Dashrath Mane and Smt.Lata Ramesh Khilare.

Details of the immovable property, Reserve price and EMD amount are as under:

Sr. No.	Description of the Property	Reserve Price	Earnest Money Deposit
1	All that part and parcel of Residential Flat No. 203, on 2nd floor, wing – A, Kusumkunj Complex, Gut No.-208 (part), Measuring about 51.00 sq.mtrs. Built up area Village – Dhanas Old Satpali Road, Palghar (west), Taluka & District – Palghar-401404 Name of Title Holder: Shubham Ramesh khilare and Priyanka Dashrath Mane CERSAI security id – 400062741128.	Rs. 15,80,000.00	Rs. 1,58,000.00

The earnest money deposit shall be deposited on or before 27.03.2026 at 9.30AM The property can be inspected, with Prior Appointment with Authorised Officer, on 17.03.2026, Canara Bank Mandvi Branch between 11.00 am to 4.00 PM, There are no known encumbrances on the above property as per the knowledge of the bank. For detailed terms and conditions of the sale please refer the link "E-Auction" provided in common web portal – M/s PSB Alliance (Baanknet).., Contact No. 8291220220, 7046612345, 6354910172, 9892219848, 8160205051, E-mail support.BAANKNET@psballiance.com, or <https://baanknet.com/>, or Canara Bank's website www.canarabank.com, may contact Manager Canara Bank Mandvi Branch 8169845618/9410316322/8655918379/9828234344 during office hours on any working day.

Date : 16.02.2026
Place : Mumbai

Sd/-
Authorised officer
SAMMAAN CAPITAL LIMITED

PUBLIC NOTICE

Notice is hereby given to the public at large that we are investigating the title of our clients, **ISPL Machine Builders Limited**, having its registered office at 236, Gomti Bhavan, 3rd floor, Kalbadevi Road, Mumbai 400 002, to the property more particularly described in the **Schedule** hereunder written ("Property").

Any person(s) having any objection or any claim, right, title and/or interest of any nature and on any ground whatsoever in respect of the said Property or any part(s) thereof and/or the development rights or FSI thereof, whether by way of sale, exchange, gift, mortgage, pledge, charge, lien, lease, tenancy, trust, maintenance, succession, inheritance, possession or otherwise howsoever, are hereby required to make the same known in writing to the undersigned, along with notarized documentary proof in support thereof, at our office at **407, Rustumjee Sangam, S V Road, Santacruz (West), Mumbai 400 054** within a period of 14 (fourteen) days from the date of publication hereof, failing which, it will be presumed that there exists no objection, claim, right, title or interest of any other person in respect of the said Property and the same, if any, shall be deemed as waived and abandoned for all intent and purposes.

THE SCHEDULE ABOVE REFERRED TO

ALL THAT piece or parcel of land bearing CTS No. 4 admeasuring 7847.01 sq. metres or thereabouts, CTS No. 578 admeasuring 246 sq. metres or thereabouts and CTS No.579 admeasuring 563 sq. metres or thereabouts, aggregating to 8656.01 sq. metres or thereabouts of Village Dhokali, District Thane, within the limits of Thane Municipal Corporation, lying, being and situate at Kolshet Road, Thane 400 607, and bounded as follows:

On or towards the North : by Kolshet Road;
On or towards the South : by land bearing CTS Nos.78 and 8;
On or towards the East : by Village Boundary; and
On or towards the West : by land bearing CTS Nos.5 and 77.

Dated: 19-02-2026
Place: Mumbai

Manthan Unadkat
Unadkat & Co.
Law Offices

APPENDIX IV-A

Sale Notice for sale of Immovable Property

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) 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 Sammaan Capital Limited (formerly known as Indiabulls Housing Finance Ltd.) [CIN : L65922DL2005PLC136029] ("Secured Creditor"), the physical possession of which has been taken by the Authorised Officer of the Secured Creditor, will be sold on "as is where is", "as is what is" and "whatever there is" basis on 25.03.2026 from 05.00 P.M. to 06.00 P.M., for recovery of Rs. 25,77,431/- (Rupees Twenty Five Lakh Seventy Seven Thousand Four Hundred Thirty One only) pending towards Loan Account No. HHLBAD00296223, by way of outstanding principal, arrears (including accrued late charges) and interest till 10.02.2026 with applicable future interest in terms of the Loan Agreement and other related loan document(s) w. e. f. 11.02.2026 along with legal expenses and other charges due to the Secured Creditor from SIDDHARTH TANAJI SAWANT & SIDDHARTH TANAJI SAWANT and LATA TANAJI SAWANT.

The Reserve Price of the Immovable Property will be Rs. 14,60,000/- (Rupees Fourteen Lakh Sixty Thousand Only) and the Earnest Money Deposit ("EMD") will be Rs. 1,46,000/- (Rupees One Lakh Forty Six Thousand only) i.e. equivalent to 10% of the Reserve Price.

DESCRIPTION OF THE IMMOVABLE PROPERTY

FLAT NO. 614, HAVING AN APPROXIMATE CARPET AREA OF 320 SQ. FTS. ON 6TH FLOOR, IN THE "B – WING", IN THE BUILDING KNOWN AS "SATYAM SHEELA" CONSTRUCTED UPON LAND BEARING 1) SURVEY NO. 72, HISSA NO. 4, ADMEASURING AREA 0H-41R-OP AND P. K. 0H-05R-2P, TOTAL AREA ADMEASURING AREA 0H-46R-2P ASST. 7 RS., 90 PAISE; 2) SURVEY NO. 73, HISSA NO. 1B ADMEASURING AREA 0H-21R-OP ASST. 0 RS., 28 PAISE, SITUATED AT REVENUE VILLAGE SHIRGAON, TAL - AMBERNATH, BADLAPUR EAST, DIST. - THANE – 421503, MAHARASHTRA AND WITHIN THE LIMITS OF THE REGISTRATION DISTRICT THANE, SUB REGISTRATION DISTRICT AMBERNATH AND ALSO WITHIN THE LIMITS OF KULGAON BADLAPUR MUNICIPAL COUNCIL, THANE – 421503, MAHARASHTRA.

For detailed terms and conditions of sale, please refer to the link provided on the website of the Secured Creditor i.e. www.sammaancapital.com; Contact No: 0124-6910910, +91 7065451024; E-mail id: auctionhelpline@sammaancapital.com. For bidding, log on to www.auctionfocus.in.

Date : 13.02.2026
Place : THANE

Sd/-
Authorized officer
SAMMAAN CAPITAL LIMITED
INDIABULLS HOUSING FINANCE LTD.)

State Bank of India

Stressed Assets Recovery Branch, Thane (11697)
1st Floor, Kerom Building, Plot No. A-112, Road No. 22 Circle, Wagle Industrial Estate, Thane (West)-400604. Email- sbi.11697@sbi.co.in

PUBLICATION OF NOTICE REGARDING POSSESSION OF PROPERTY U/S 13(4) OF SARFAESI ACT 2002

Notice is hereby given under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002) and in exercise of powers conferred under Section 13 (12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002, a demand notice was issued on the dates mentioned against each account and stated hereinafter calling upon them to repay the amount within 60 days from the date of receipt of said notice.

The Borrower having failed to repay the amount, notice is hereby given to the Borrowers and the public in general that the undersigned has taken Physical Possession of the property described herein below in exercise of power conferred on him/her under section 13(4) of the said Act read with Rule 8 of the said Act on the dates mentioned against each account.

The Borrower in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the **STATE BANK OF INDIA** for an amount and interest thereon.