



Bank of Baroda

ROSAR Branch, #3-5822/5, First Floor, Hyderguda Main Road, Hyderabad,
Hyderabad-500029. Email: vjahyd@bankofbaroda.co.in, Website: www.bankofbaroda.com

E-AUCTION-SALE NOTICE

for Sale of Immovable Properties

E-Auction sale notice for sale of Immovable assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 6(2) and 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), Mortgagor(s) and Guarantor(s) that the below described **Immovable property** Mortgaged/ Charged to the Secured Creditor, **Symbolic possession** of which has been taken by the Authorized Officer of **Bank of Baroda, ROSAR Branch, Hyderabad**, Secured Creditor will be sold on "As is where is", "As is what is" and **Whatever there is**" basis on **24-03-2026** for recovery of **Rs.1,77,12,961.37 Ps** (Rupees One Crore Seventy-Seven Lakhs Twelve Thousand Nine Hundred Sixty One and Paise Thirty Seven only) as on **13-02-2026** and further interest there on from **14-02-2026** plus costs, charges & Legal expenses. due to Bank of **Baroda ROSAR Branch, Hyderabad** secured creditor, from **Borrower /Guarantors/ Mortgagors: M/s.Menakshi Con, P.No.154, 8-3-1102/1, Sri Nagar Colony,Hyderabad-500073., Represented by its two partners & Guarantors: Mr.Anil Kumar Bandi & Mrs.Pragati Chitturi, Both Are R/o #8-2-269/S/8, F.No 8, Dwarakamai, Sagar Society, Road No.2, Banjara Hills, Street No-1, Hyderabad-500073. Also At: F No A-8, Second floor, Eureka Court Apartments, Yellareddyguda, Kallu Compound Road, Hyderabad-500073.**

Description of Immovable properties, Reserve Price, EMD to be deposited, Bid increment amount and Auction Date & Timings are mentioned here below:

All that the Flat No.A-8 on 2nd floor of "Eureka Court" in the separate bearing MCH No.:8-3-903/ F/ 11/ A-8, admeasuring 1146 Sft (including common area) and car parking area of 100 Sft in cellar with bearing No.63, together with undivided share of land 42 Sq. yards, in premises bearing No.8-3-903/F/11 on Plot No's.3,4,5 & 6, in Survey No.14, situated at Yellareddyguda, Hyderabad Telangana and bounded as North:Open to sky, South:5'0" Passage, East:Flat No.A-9, West:Flat No. A-7.

Reserve Price: Rs.61,80,000/- EMD: Rs.6,18,000/- Bid Increment: Rs.25,000/-
Auction date: 24-03-2026 Auction Time: 01.00PM to 05.00 PM
(With unlimited auto extension of 5 minutes)

Date & Time of Inspection of the property:
13-03-2026 From 11.00 AM to 01.00 PM

To the best of knowledge and information of the Authorized Officer, there is no encumbrance on any property. However, the intending bidders should make their own independent inquiries regarding the encumbrances, title of property put on auction and claims/ rights/ dues/ affecting the property, prior to submitting their bid. For any Clarifications or further details contact **Authorized Officer Sri Pramod Kumar, Chief Manager - 88771 71915** and Also may contact the Bank's approved service provider M/s PSB Alliance. at their web portal <https://www.ebkroy.in>. The interested bidders shall ensure that they get themselves registered on the e-auction website and deposit earnest money in the virtual wallet created by service provider as per guidelines provided on <https://www.ebkroy.in>, prior to the date of e-auction. For detailed terms and conditions of sale, please refer/visit to the website link <https://www.bankofbaroda.in/e-auction>.

Place : Hyderabad
Date: 13-02-2026

Sd/- Authorised Officer
BANK OF BARODA