

 बैंक ऑफ महाराष्ट्र Bank of Maharashtra एक परिवार एक बैंक प्रधान कार्यालय : 'जेनमंगल', 1501, शिवमंदिर, पुणे - 411005 H. O. : 'Lokmangal', 1501, Shivmandir, Pune - 411005	पुणे पश्चिम अंचल कार्यालय: “जनमंगल”, पुराना मुम्बई पुणे महामार्ग, मोरवाडी, बैंक ऑफ महाराष्ट्र पिम्परी शाखा के उपर, पिम्परी, पुणे १८ Pune West Zonal office: “Janamangal” 1st Floor, Old Mumbai-Pune Highway, Above Bank of Maharashtra Pimpri Branch, Pimpri, Pune-411 018 टेलीफोन/TELE: 020-2733 5329	
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Sale Notice for Sale of Immovable Properties
(Appendix - IV –A)

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) & 9(1) 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 properties mortgaged/charged to Bank of Maharashtra, the possession of which have been taken by the Authorised Officer of Bank of Maharashtra, will be sold on **“As is where is”, “As is what is”, and “Whatever there is”** on **14.05.2026**, for recovery of the balance due to the Bank of Maharashtra from the Borrower(s) and Guarantor(s) as mentioned in the table. Details of the Borrower/s and Guarantor/s, amount due, Short description of the immovable property and encumbrances known thereon, possession type, reserve price and the earnest money deposit are also given as under –

Sr. No	Branch name and Name and address of Borrowers / Guarantors	Total dues as on 12/02/2026	Details of the Secured Assets put for auction / sale & Type of possession with the Bank & Encumbrances	Reserve Price
				EMD
				Bid Increase amount
1	Charholi Branch Borrower 1. Mr. Santosh Dipak Mohandule Flat No. 106, 1 st floor, B4-Wing, Triveni Trikaya Phase-I, Near Shivank Hotel, Village-Tulapur, Alandi-Markal Road, Taluka-Haveli, Pune-412216 2. Mrs. Suman Dipak Mohandule C/O Mr. Dattatray Gajanan Sutar, S. No. 163/2, Bramhan Ali, Near Vishnu Temple, Rajgurunagar, Pune-410505	Rs. 1819127.00 (Rupees Eighteen Lakhs Nineteen Thousand One Hundred Tenty Seven Only) plus further Interest as applicable w.e.f. 13.02.2026 and other cost & expenses.	Registered Mortgage of residential Flat No. 106, 1 st Floor, Building B-4 of the project “Triveni Trikaya Phase-I” admeasuring 338.63 Sq. Ft. carpet area with dry balcony of 20.77 Sq. Ft., together with Open Terrace bearing area 48.65 Sq. Ft., constructed on land bearing Gat. No. 513, 515, 516, 517 & 525, situated Near Shivank Hotel, Village-Tulapur, Alandi-Markal Road, Taluka-Haveli, Pune. CERSAI Asset ID: 200059796302 Possession Type: Symbolic Encumbrances known to Bank: NIL	1965118.31
				196511.831
				30000.00
2	Lavale Branch Borrower 1. Mr. Viyush Vinod Sakarkar 2. Mrs. Nisha Viyush Sakarkar Flat No. 106, B Wing, 1 st Floor, Windows Co-operative Housing Society Ltd., Village Sus, Tal. Mulshi, Dist Pune	Rs. 7197026.63 (Rupees Seventy-One Lakhs Ninety Seven Thousand Twenty Six and Sixty Three Paise Only) plus further Interest as applicable w.e.f. 13.02.2026 and other cost & expenses.	Flat No. 106, B Wing, 1 st Floor, carpet area 94.42 sq. mtr.s, terrace area 16.73 sq. mtr.s, Total 111.14 sq. mtr.,s, in “Windows Co-operative Housing Society Ltd.”, constructed on land bearing CTS No. 132/3 and 132/4, situate at Village Sus, Tal. Mulshi, Dist. Pune, owned by Mr. Viyush Vinod Sakarkar and Mrs. Nisha Viyush Sakarkar. Possession Type: Symbolic Encumbrances known to Bank: NIL	8643825.00
				864382.50
				100000.00

Restricted



3	Lavale Branch Borrower 1. Mr. Nilesh Diwakar Khole S/o Diwakar Khole, Near Grampanchayat, At Maan, Post Hinjewadi, Taluka Mulshi, Dist Pune-411057 Also at Flat no. 1 on 1 st Floor, in Project "Anubandh Residency", Village Pirangut, Tal. Mulshi, Dist. Pune	Rs. 3877991.00 (Rupees Thirty Eight Lakhs Seventy Seven Thousand Nine Hundred Ninety One Only) plus further Interest as applicable w.e.f. 13.02.2026 and other cost & expenses.	Flat no. 1 on 1 st Floor, in Project Known as "Anubandh Residency", Carpet Area 706 sq. ft. and terrace area 46 sq. ft, tital saleable area 978 sq. ft, with one car parking No. 1, Wing C, constructed on land bearing Gat No. 394, (Old Gat No. 1613) including Pot Kharaba, area 00H 12R, situated at Village Pirangut, Tal. Mulshi, Dist. Pune Possession Type: Symbolic Encumbrances known to Bank: NIL	4282867.80
				428286.78
				50000.00
4	Lavale Borrower 1. Mr. Amol Uttam Kudale At Taljai Wasti, Post Lavale, Tal. Mulshi, Dist. Pune- 412115	Rs. 311737.00 (Rupees Three Lakhs Eleven Thousand Seven Hundred Thirty Seven Only) plus further Interest as applicable w.e.f. 13.02.2026 and other cost & expenses.	Equitable Mortgage of Shop No. G- 101, Ground Floor, area 370 sq. ft., constructed on land bearing Gat No. 259, 269, 270, Oxford Avenue, situated at Pirangut, Tal. Mulshi, Dist. Pune-412115. Possession Type: Symbolic Encumbrances known to Bank: NIL	3163500.00
				316350.00
				50000.00
5	Lavale branch Borrower 1. Mr. Samadhan Kautik Mahakal Flat No. 302, Shantai Residency, Maharshi Karvenagar, Hingane Bk., S. No. 14/1A/3/1, Pune City, Pune-411058 2. Mrs. Priti Samadhan Mahakal House No. 3940, S. No. 18/2, Ingale Nagar, Warje, Jakat Naka, Pune City, Pune- 411058	Rs. 602142.00 (Rupees Six Lakhs Two Thousand One Hundred Forty Two Only) plus further Interest as applicable w.e.f. 13.02.2026 and other cost & expenses.	Equitable mortgage of Flat No. 302, 2 nd Floor, on building named "Shantai Residency", admeasuring 215 sq. ft. i.e. 20 sq. mtr.s, constructed on land bearing S. No. 14/1A/3/1, admeasuring 34.50 R, situated at, Hingane Bk., Maharshi Karvenagar, Pune City, Pune- 411058 Possession Type: Symbolic Encumbrances known to Bank: NIL	1722842.10
				172284.21
				30000.00
6	Akurdi Branch 1. Ms. Gauri Uday Kale, 2. Mr. Uday Dattatrya Kale and 3. Mrs. Pooja Uday Kale R/o Flat no. 202, 2 nd Floor, 'Blue Stone Residency', Plot No. 461, Near Mhalsa Chowk, Sec 27, Akurdi,	Rs. 9544634.00 (Rupees Ninety Five Lakhs Forty Four Thousand Six Hundred Thirty Four Only) plus further Interest as applicable w.e.f.	Flat no. 202, 2 nd Floor, 'Blue Stone Residency', Plot No. 461, Near Mhalsa Chowk, Sec 27, Akurdi, Pune- 411035, admeasuring 73.10 sq. mtr.s (carpet area) + 3.20 sq. mtr.s attached terrace Possession Type: Symbolic Encumbrances known to Bank: NIL	8619300.00
				861930.00
				50000.00



	Pune- 411035	13.02.2026 and other cost & expenses.		
7	Chakan Branch Borrower 1. M/s Vishal Tyres, a Partnership Firm, having its registered address at Pardeshi Building, Market Yard, Chakan through its Partners & Guarantors 2. Mrs. Sangeeta Chandrakant Pardeshi, 3. Mr. Vishal Chandrakant Pardeshi, 4. Chandrakant Mayaram Pardeshi, 5. Mr. Pawan Chandrakant Pardeshi, All R/o Parshuram Smruti, Bazarpeth, Chakan and	Rs. 27055413.00 (Rupees Two Crores Seventy Lakhs Fifty Five Thousand Four Hundred Thirteen Only) plus further Interest as applicable w.e.f. 13.02.2026 and other cost & expenses.	Shop No. 2, area 600 sq. ft., Nagar Parishad Property No. 5, building name "Parashram Smruti" constructed on ground floor of the all that piece and parcel of land bearing CTS No. 1633, Area 61.7 Sq. Mtr., CTS No. 1634, Area 17.9 Sq. Mtr., CTS No. 1636, Area 611.6 Sq. Mtr., CTS No. 1637, Area 19.6 Sq. Mtr., situated and lying and being at Village Chakan in Registration Khed and Dist. Pune Tal. Khed and within the limits of Nagarparishad Chakan. Possession Type: Symbolic Encumbrances known to Bank: NIL	5130000.00 513000.00 100000.00
8	Guarantors 6. Mr. Rajendra Mayaram Pardeshi, 7. Mrs. Anita Vijay Pardeshi, , 8. Mrs. Pooja Rajendra Pardeshi, 9. Mr. Mahendra Mayaram Pardeshi, 10. Mrs. Pramila Mayaram Pardeshi and 11. Mr. Vijay Mayaram Pardeshi, All R/o Parshuram Smruti, Bazarpeth, Chakan		Shop No. 5, area 240 Sq. ft. its Nagar parishad Property No. 5/1, building name "Parashram Smruti" constructed on ground floor of the all that piece and parcel of land bearing CTS No. 1633, Area 61.7 Sq. Mtr., CTS No. 1634, Area 17.9 Sq. Mtr., CTS No. 1636, Area 611.6 Sq. Mtr., CTS No. 1637, Area 19.6 Sq. Mtr., situated and lying and being at Village Chakan in Registration Khed and Dist. Pune Tal. Khed and within the limits of Nagarparishad Chakan. Possession Type: Symbolic Encumbrances known to Bank: NIL	2052000.00 205200.00 50000.00
9			Shop No. 6, area 240 Sq. ft. its Nagar parishad Property No. 5/2, building name "Parashram Smruti" constructed on ground floor of the all that piece and parcel of land bearing CTS No. 1633, Area 61.7 Sq. Mtr., CTS No. 1634, Area 17.9 Sq. Mtr., CTS No. 1636, Area 611.6 Sq. Mtr., CTS No. 1637, Area 19.6 Sq. Mtr., situated and lying and being at Village Chakan in Registration Khed and Dist. Pune Tal. Khed and within the limits of Nagarparishad Chakan. Possession Type: Symbolic Encumbrances known to Bank: NIL	2052000.00 205200.00 50000.00
10			Shop No. 7, area 240 Sq. ft. its Nagar parishad Property No. 5/3, building name "Parashram Smruti"	2052000.00 205200.00



			constructed on ground floor of the all that piece and parcel of land bearing CTS No. 1633, Area 61.7 Sq. Mtr., CTS No. 1634, Area 17.9 Sq. Mtr., CTS No. 1636, Area 611.6 Sq. Mtr., CTS No. 1637, Area 19.6 Sq. Mtr., situated and lying and being at Village Chakan in Registration Khed and Dist. Pune Tal. Khed and within the limits of Nagarparishad Chakan.	50000.00
11			Possession Type: Symbolic Encumbrances known to Bank: NIL	
			Flat No. 1, area 1357 Sq. ft., its Nagar Parishad Property No. 5/12, building name "Parashram Smruti"	4060822.50
			constructed on Ground Floor of all that piece and parcel of land bearing CTS No. 1633, Area 61.7 Sq. Mtr., CTS No. 1634, Area 17.9 Sq. Mtr., CTS No. 1636, Area 611.6 Sq. Mtr., CTS No. 1637, Area 19.6 Sq. Mtr., situated and lying and being at Village Chakan in Registration Khed and Dist. Pune Tal. Khed and within the limits of Nagarparishad Chakan.	406082.25
			Possession Type: Symbolic Encumbrances known to Bank: NIL	100000.00
12	Chakan Branch Borrower and co-borrower 1. Mr. Ajay Duwardhan Gunjal and 2. Mrs. Vasudha Ajay Gunjal At. Ekta – D Housing Society Flat No 4, Near Sambhaji Nagar Busstop, G Block, MIDC, Chinchwad, Pune – 411019	Rs. 2468837.00 (Rupees Twenty Four Lakhs Sixty Eight Thousand Eight Hundred Thirty Seven Only) plus further Interest as applicable w.e.f. 13.02.2026 and other cost & expenses.	Flat No 303, 3 rd Floor, Wing B, "Nexus Kinara", Situated at Gat No 79, Chikhali, Tal -Haveli, Dist, Pune – 412114, having area 36.00sq mt.	2763122.40
			Possession Type: Symbolic Encumbrances known to Bank: NIL	276312.24
				50000.00
13	Chakan Branch Borrower and co-borrower 1. Mr. Anant Ashokrao Deshmukh and 2. Charudatta Haribhau Gore Flat No 103 (Flat Area 629 Sq feet and terrace 130 Sq feet) Gat No 1123 (old Gat No 1099) Plot No 2 Chakan Shikrapur Road Chakan Taluka Khed District Pune	Rs. 862895.00 (Rupees Eight Lakhs Sixty-Two Thousand Eight Hundred Ninety-Five Only) plus further Interest as applicable w.e.f. 13.02.2026 and other cost & expenses.	Résidentiel Niranjana Manor Apartment Flat No 103 (Flat Area 629 Sq feet and terrace 130 Sq feet) Gat No 1123 (old Gat No 1099) Plot No 2 Chakan Shikrapur Road Chakan Taluka Khed District Pune	1936062.00
			Possession Type: Symbolic Encumbrances known to Bank: NIL	193606.20
				30000.00
14	Vadgaon Maval branch Borrower:	Rs. 1857097.00 (Rupees Eighteen Lakhs	Flat No. 103, First floor, Roshan Manzil, constructed on land bearing Survey No. 225 + 226 + 2 + 2/1/1, Plot	1670400.00
				167040.00



	1. Nazir Ismail shaikh 2. Mrs. Shabnam Nazir Shaikh Both R/o Dhore Wada, Dandle Chawl, Vadgaon Maval, Pune-412106 3. Shri Sanjay Bhim Mane Near Exide Battery Company, Vishnu Provision Stores, Dutt Nagri, Chinchwad, Pune-411019 4. Mahesh Sadanand Patil Dhore Wada, Dandle Chawl, Vadgaon Maval, Pune-412106	Fifty-Seven Thousand and Ninety Seven Only) plus further Interest as applicable w.e.f. 13.02.2026 and other cost & expenses.	No. 38, Maval Tehsil Primary Teacher Co- Operative Society Malinagar, situated at Vadgaon Maval, Taluka-Maval. Dist. Pune Possession Type: Symbolic Encumbrances known to Bank: NIL	30000.00
15	Vadgaon Maval branch branch Borrower: 1. Mr. Ajinkya Prakash Nakhate, R/o Flat no 104. 1st floor, Roshan Manzil, Vadgaon, Pune- 410106, and Guarantors 2. Mr. Sagar Dilip Pawar, R/o Gopinath Dnyanoba Kalokhe, Mumbal Pune Road Near Kalokhe Poultry, Takle Vasti Talegaon Dabhade, Pune 410506 and 3. Mr. Vishal Chandrakant Nakhate, R/o Chandrakant Nakhate, Near Railway Bridge, Mangalwar Peth Nakhate Chawl, Talegaon Dabhade Pune 410507	Rs. 1157798.00 (Rupees Eleven Lakhs Fifty-Seven Thousand Seven Hundred Ninety-Eight Only) plus further Interest as applicable w.e.f. 13.02.2026 and other cost & expenses.	Flat No. 104, First floor, Roshan Manzil, constructed on land bearing Survey No. 225 + 226 + 2 + 2/1/1, Plot No. 38, Maval Tehsil Primary Teacher Co- Operative Society Malinagar, situated at Vadgaon Maval, Taluka-Maval. Dist. Pune. Possession Type: Physical Encumbrances known to Bank: NIL	1670400.00 167040.00 30000.00
16	Vadgaon Maval branch branch Borrower: 1. Mrs. Rama Birju Mathur 2. Mr. Birju Ramvilas Mathur, R/o Bungalow No12 Sanskruti Society, Near New English School, Vadgaon Maval, Dist. Pune – 412106 Guarantors 3. Mr. Somnath Khandu Agale, Plot No 50, Sr no 145, Deccan Hill, Vadgaon Maval, Dist Pune – 412106, 4. Mr. Navnath Pandharinath Bhilare	Rs. 1956371.60 (Rupees Nineteen Lakhs Fifty-Six Thousand Three Hundred Seventy-One and Sixty Paise Only) plus further Interest as applicable w.e.f. 13.02.2026 and other cost & expenses	residential Flat No. 106, bearing carpet area of 534 Sq. ft. i.e. saleable built-up area of 747.60 sq. Ft. i.e. 1 BHK flat situated on 2nd Floor in the building constructed on plot to which Gram Panchayat House Property No. 2265 along with right to use common parking of the said building and the said building is Roshan Manzil situated at Vadgaon Maval, Taluka Maval, Dist. Pune Possession Type: Symbolic Encumbrances known to Bank: NIL	1609200.00 160920.00 30000.00



	Bhilare Vasti Near Maval Hospital, Vaddgaon Maval, Dist Pune - 412106			
17	Alandi Branch Borrower 1. Mr. Manoj Devidas Marathe 2. Mrs. Yogita Manoj Marathe Flat No. 605, 6th Floor, River Residency Phase-3, Building No. N-2, GAT No 90, situated at Chikhali, Tal. Haveli, Dist. Pune-412114	Rs. 2881940.00 (Rupees Twenty-Eight Lakhs Eighty-One Thousand Nine Hundred Forty Only) plus further Interest as applicable w.e.f. 13.02.2026 and other cost & expenses.	Flat No. 605, 6 th Floor, River Residency Phase-3, Building No. N-2, constructed on land bearing GAT No 90, situated at Jadhavwadi, Chikhali, Tal. Haveli, Dist. Pune-412114, carpet area of flat 589 sq. ft. i.e. 54. 789 sq. mtr.s, adjacent terrace area 87.18 sq. ft. i.e. 08.09 sq. mtr.s. Possession Type: Symbolic Encumbrances known to Bank: NIL	4109728.50 410972.85 50000.00
18	Alandi Branch Borrower 1. Vedant Engineering, Proprietor Mr. Manoj Devidas Marathe, Gat No. 78, Sonawane Wasti Road, Jyotiba Nagar, Talwade, Pune-411062, Also at Flat No. 605, 6 th Floor, River Residency Phase-3, Building No. N-2, GAT No 90, situated at Chikhali, Tal. Haveli, Dist. Pune-412114	Rs. 12815605.87 (Rupees One Crore Twenty-Eight Lakhs Fifteen Thousand Six Hundred and Five and Eighty-Seven Paise Only) plus further Interest as applicable w.e.f. 13.02.2026 and other cost & expenses.	Flat No. 13, 4 th Floor, Building No. P-10, constructed on land bearing GAT No./Sr. No. 452/1/1/, Gandharvanagari P-10 Co-operative Housing Society, Near Jay Ganesh Samrajya, Tapkir Nagar, Pune-Nashik Highway, Moshi, Pune, owned by Manoj Devidas Marathe, admeasuring built-up area 805 sq. ft. and adjacent terrace area 84 sq. ft. Possession Type: Symbolic Encumbrances known to Bank: NIL	3441375.00 344137.50 50000.00

Date of E- Auction: 14/05/2026 between 11:00 p.m. to 02:00 p.m.,

Last date of submission of KYC and EMD: 13/05/2026

Inspection Date & Time: 11/05/2026 to 13/05/2026 with prior appointment

Bidders have to log in on the website-<https://baank.net.com>, and get themselves registered, deposit Pre-Bid EMD amount before the close of e-Auction. Credit of Pre-Bid EMD shall be given to the bidder only after receipt of payment and updation of the same in the website. This may take some time as per banking process and hence bidders in their own interest are advised to submit the pre-bid EMD amount well in advance, that is at least 24 hours before the e-Auction date to avoid last minute rush.

Bank reserves the right to postpone/defer/cancel the e-auction without assigning any reason.

For detailed terms and condition of the sale, please refer to the link provided in website of Bank of Maharashtra i.e. <https://bankofmaharashtra.in/propsale.asp> and <https://baank.net.com>. Prospective bidders can contact the Authorized Officer Mr. Sunil Sahu on Mob. No. 9420753667.

This notice is 15 days statutory Notice under the SARFAESI Act, 2002 to the above mentioned Borrowers, Guarantors and Mortgagors.

Date: 24.04.2026

Place: Pune


Authorized Officer
Bank of Maharashtra
Pune West Zone

