



**Zen Life**  
Making Life Simpler  
Bank of Maharashtra



**Bank of Maharashtra**

अंचल कार्यालय पुणे शहर  
Zonal Office PUNE CITY  
टेलीफोन/TELE: 020-2557 3409  
ई-मेल/e-mail: legal\_pcr@mahabank.co.in  
"यशोमंगल" 1183-ए, एफ. सी. रोड, शिवाजीनगर, पुणे 5  
"Yashomangal" 1183-A, F.C. Road, Shivajinagar, Pune 5

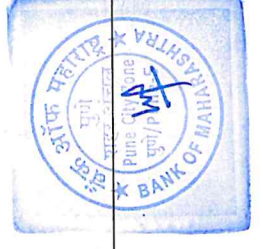
YEAR OF **DEPOSITS**  
FY 2026-27

**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 8(6) and 9(1) of the Security Interest (Enforcement) Rules, 2002.**

Notice is hereby given to the public in general and in particular to the Borrower and Guarantors that the below described immovable property mortgaged/ charged to the Secured Creditor i.e. Bank of Maharashtra, the **Symbolic and/or Physical** possession of which has been taken by the Authorized Officer of Bank of Maharashtra, will be sold on "As is where is", "As is what is", and "Whatever there is" for recovery of the balance due to the Bank of Maharashtra (Secured Creditor) from the Borrower and Guarantors, as mentioned in the table. Details of the Borrower and Guarantors, amount due, Short Description of the immovable property and encumbrances known thereon, possession type, reserve price and earnest money deposit & increment are also given as under:

| Sr. No. | Name of Borrower and Guarantors                                                | Amount Due                                                                                                                                                                                                                                                                                                         | Short description of the immovable property and type of possession                                                                                                                                                                                                                                                                                                                                                                                                    | Reserve Price / Earnest Money Deposit / Bid Increment                                                                                                                                                                                                           |
|---------|--------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1       | <b>Borrower:</b><br>Prasad Uddhav Shirsat<br><br><b>Branch: Navipeth, Pune</b> | Rs. 34,50,511.67 (In words - Rupees Thirty Four Lakh Fifty Thousand Five Hundred Eleven and Paise Sixty Seven Only) plus interest and penal interest at applicable interest stated above p.a. with monthly rest w.e.f. 11.03.2025 apart from interest, cost, charges and expenses minus recovery effected (if any) | <b>PROPERTY Lot No.1</b><br>Flat no.4, admeasuring about 70.61 sq. meter (i.e:760 Sq. ft.) built up on 1st floor, Amey Residency, CTS No. 381/3, Near Shivaji Putla, Kothrud, Pune 411038<br><br>Boundary of the above property:<br><br>On or toward the North : Side Margin<br>On or towards the East : Flat No. 03<br>On or towards the West : Side Margin<br>On or towards the South : Flat No. 05<br><br><b>Owner of the Property - Mr. Prasad Uddhav Shirsat</b> | <b>Reserve Price -</b><br>Rs.74,10,000/- (Rupees Seventy four Lakhs Ten Thousand Only)<br><br><b>EMD : Rs. 7,41,000 /- (Rupees Seven Lakhs Forty One Thousand Only)</b><br><br><b>Bid increment Amount</b><br>Rs 25,000/-<br>(Rupees Twenty-Five Thousand Only) |

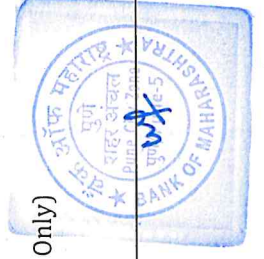


Restricted

| Sr. No. | Name of Borrower and Guarantors                                                                                                                 | Amount Due                                                                                                                                                                                                                                 | Short description of the immovable property and type of possession                                                                                                                                                                                                                                                                                                                                                                                                                                        | Reserve Price / Earnest Money Deposit / Bid Increment                                                                                                                                                                                                                                                                                                                                                                                  |
|---------|-------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 2       | <p><b>Borrower(s):</b></p> <p>1. Mr. Santosh Motilal Bhansali</p> <p>2. Mrs. Sangita Santosh Bhansali</p> <p><b>Branch: Erandwana, Pune</b></p> | Rs. 60,78,472/- (Rupees Sixty Lakhs Seventy Eight Thousand Four Hundred and Seventy Two only) plus interest applicable thereon w.e.f. 12.03.2024, apart from interest, cost, charges and expenses minus recovery effected (if any)         | <p><b>PROPERTY Lot No 2</b></p> <p>Flat No 701 on 7<sup>th</sup> Floor, Building no A-1 'XRBIA EIFEL CITY Phase I' Gat no 1527/2, Village Chakan, Tal. Khed, Dist. Pune.</p> <p><b>Owner of the Property</b> – Mr. Santosh Motilal Bhansali through POA Vinayak Shankar Sadre</p> <p><b>Encumbrances: Not Known</b></p> <p><b>Type of possession: Symbolic</b></p>                                                                                                                                        | <p><b>Reserve Price –</b><br/>Rs.19,02,000/- (Rupees Nineteen Lakhs Two Thousand Only)</p> <p><b>EMD : Rs. 1,90,200/-</b> (Rupees One Lakh Ninety Thousand Two hundred only)</p> <p><b>Bid increment Amount</b><br/>Rs 25,000/-<br/>(Rupees Twenty-Five Thousand Only)</p>                                                                                                                                                             |
| 3       | <p><b>Borrower(s):</b></p> <p>1. Mr. Sujit Santosh Bhansali</p> <p>2. Mrs. Sidhata Sujit Bhansali</p> <p><b>Branch: Erandwana, Pune</b></p>     | Rs. 1,20,81,956/- (Rupees One Crore Twenty Lakhs Eighty One Thousand Nine Hundred and Fifty Six only) plus interest applicable thereon w.e.f. 10.01.2024, apart from interest, cost, charges and expenses minus recovery effected (if any) | <p><b>PROPERTY Lot No 3</b></p> <p>Flat No-906, 9<sup>th</sup> Floor, Bldg. No. A-2, XRBIA EIFEL CITY, Phase-I, Village Chakan, Tal. Khed, Dist. Pune.</p> <p><b>Owner of the Property</b> – Mr. Sujit Santosh Bhansali through POA Vinayak Shankar Sadre</p> <p><b>Encumbrances: Not Known</b></p> <p><b>Type of possession: Symbolic</b></p> <p><b>PROPERTY Lot No 4</b></p> <p>Flat No-407, 4<sup>th</sup> Floor, Bldg. No. A-2, XRBIA EIFEL CITY, Phase-I, Village Chakan, Tal. Khed, Dist. Pune.</p> | <p><b>PROPERTY Lot No 3</b></p> <p><b>Reserve Price –</b><br/>Rs.19,02,000/- (Rupees Nineteen Lakhs Two Thousand Only)</p> <p><b>EMD : Rs. 1,90,200/-</b> (Rupees One Lakh Ninety Thousand Two hundred only)</p> <p><b>Bid increment Amount</b><br/>Rs 25,000/-<br/>(Rupees Twenty-Five Thousand Only)</p> <p><b>PROPERTY Lot No 4</b></p> <p><b>Reserve Price –</b><br/>Rs.19,05,000/- (Rupees Nineteen Lakhs Five Thousand Only)</p> |



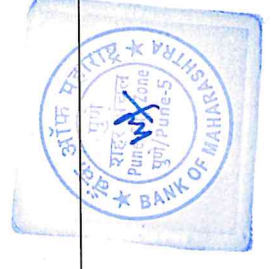
| Sr. No. | Name of Borrower and Guarantors                                                                                                          | Amount Due                                                                                                                                                                                                                                                                        | Short description of the immovable property and type of possession                                                                                                                                                                                                                                                                                                                                                               | Reserve Price / Earnest Money Deposit / Bid Increment                                                                                                                                                                                                                                       |
|---------|------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|         |                                                                                                                                          |                                                                                                                                                                                                                                                                                   | <p><b>Owner of the Property</b> - Mr. Sujit Santosh Bhansali through POA Vinayak Shankar Sadre</p> <p><b>Encumbrances:</b> Not Known</p> <p><b>Type of possession:</b> Symbolic</p>                                                                                                                                                                                                                                              | <p><b>EMD</b> : Rs. 1,90,500/- (Rupees One Lakh Ninety Thousand Five hundred only)</p> <p><b>Bid increment Amount</b><br/>Rs 25,000/-<br/>(Rupees Twenty-Five Thousand Only)</p>                                                                                                            |
| 4       | <p><b>Borrower(s):</b></p> <p>1. Mrs. Sangita Santosh Bhansali</p> <p>2. Mr. Santosh Motilal Bhansali</p> <p>Branch: Erandwana, Pune</p> | Rs. 60,80,365/- (Rupees Sixty Lakhs Eighty Thousand Three Hundred and Sixty Five only) plus interest applicable thereon w.e.f. 12.03.2024, apart from interest, cost, charges and expenses minus recovery effected (if any)                                                       | <p><b>PROPERTY Lot No 5</b></p> <p>Flat No-404, 4th Floor, Bldg. No. A-4, XRBIA EIFEL CITY, Phase-I, Gat no 1527/2, Mouje Chakan, Tal. Khed, Dist. Pune</p> <p><b>Owner of the Property</b> - Mrs. Sangita Santosh Bhansali through POA Vinayak Shankar Sadre</p> <p><b>Encumbrances:</b> Not Known</p> <p><b>Type of possession:</b> Symbolic</p>                                                                               | <p><b>Reserve Price</b> -<br/>Rs.19,05,000/- (Rupees Nineteen Lakhs Five Thousand Only)</p> <p><b>EMD</b> : Rs. 1,90,500/- (Rupees One Lakh Ninety Thousand Five hundred only)</p> <p><b>Bid increment Amount</b><br/>Rs 25,000/-<br/>(Rupees Twenty-Five Thousand Only)</p>                |
| 5       | <p><b>Borrower(s):</b></p> <p>1. Mr. Rahul Shantilal Muttha</p> <p>2. Mrs. Rakhi Rahul Muttha</p> <p>Branch: Shankar Shet Road, Pune</p> | Rs. 87,82,050/- (Rupees Eighty Seven Lakhs Eighty Two Thousand and Fifty Only) + further interest from 24.09.2025 onwards @ (ROI as mentioned above for each account) p.a + cost, charges & expenses incurred since date of NPA i.e., 23.09.2025 minus recovery effected (if any) | <p><b>PROPERTY Lot No 6</b></p> <p>Flat 704, 7<sup>th</sup> Floor being totally admeasuring <b>113.19 Sq Mt.</b> in City Survey No.58/2/1/A (PART) and 58/1 Kharadi, situated at Cheryl Apartments , Kharadi , registered in the name of <b>Mr. Rahul Shantilal Muttha and Mrs. Rakhi Rahul Muttha</b> in the Registration Sub - District <b>Haveli</b> and Registration District - <b>Pune</b>, Maharashtra</p> <p>Bounded:</p> | <p><b>Reserve Price</b> -<br/>Rs.141,17,000/- (rupees One Crore Forty One Lakhs Seventeen Thousand Only)</p> <p><b>EMD</b> : Rs. 14,11,700/- (Rupees Fourteen Lakhs Eleven Thousand Seven Hundred Only)</p> <p><b>Bid increment Amount</b><br/>Rs 1,00,000/-<br/>(Rupees One Lakh Only)</p> |



| Sr. No. | Name of Borrower and Guarantors                                                                                                                                                                           | Amount Due                                                                                                                                                                                                                                                                                                   | Short description of the immovable property and type of possession                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  | Reserve Price / Earnest Money Deposit / Bid Increment                                                                                                                                                                                                                   |
|---------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 6       | <p><b>Borrower(s):</b><br/> <b>1. M/s SHRUSHTI CONSTRUCTION</b><br/> <b>Prop. Mr. Rahul Shantilal Muttha</b></p> <p><b>2. Mrs. Gulab Shantilal Muttha</b><br/> <b>Branch: Shankar Shet Road, Pune</b></p> | Rs. 2,07,32,383/- (Rupees Two Crores Seven Lakhs Thirty Two Thousand Three Hundred and Eighty Three Only) + further interest from 24.09.2025 onwards @ (ROI as mentioned above for each account) p.a + cost, charges & expenses incurred since date of NPA i.e., 23.09.2025 minus recovery effected (if any) | <p>On the North: Open to Space<br/> On the South: Lift There after Flat No. 703<br/> On the East: Open to Space<br/> On the West: Flat No. 701</p> <p>Owner of the Property - Mr. Rahul Shantilal Muttha and Mrs. Rakhi Rahul Muttha</p> <p>Encumbrances: Not Known</p> <p>Type of possession: Symbolic</p> <p><b>PROPERTY Lot No 7</b></p> <p><b>Flat No. 7, 2<sup>nd</sup> Floor</b> being totally admeasuring 62.98 Sq. Mt. feet in City Survey No. 541/A-Bfinal, CTS No. 8/19, Plot No. 700 to 703, Sub Plot no. 19, S No. 541/A-B situate at Bhagyashree Apartment, Mukund Nagar, Gultekdi, Pune 411037, and registered in the name of <b>Mr. Rahul Shantilal Muttha</b> And <b>Mrs. Gulab Shantilal Muttha</b> in the Registration Sub - District Haveli and Registration District - Pune.</p> <p>Bounded:<br/> <b>On the North:</b> Open Space and staircase<br/> <b>On the South:</b> Open Space<br/> <b>On the East:</b> Wall of Apartment No. R/5<br/> <b>On the West:</b> Open Space</p> | <p><b>Reserve Price -</b><br/> Rs. 67,80,000/- (Rupees Sixty Seven Lakhs Eighty Thousand Only)</p> <p><b>EMD :</b> Rs. 6,78,000/- (Rupees Six Lakhs Seventy Eight Only)</p> <p><b>Bid increment Amount</b><br/> Rs 25,000/-<br/> (Rupees Twenty-Five Thousand Only)</p> |



| Sr. No. | Name of Borrower and Guarantors                                                                                                                | Amount Due                                                                                                                                                                                                                                                         | Short description of the immovable property and type of possession                                                                                                                                                                                                                                                                                                                                                                                                  | Reserve Price / Earnest Money Deposit / Bid Increment                                                                                                                                                                                                                                      |
|---------|------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|         |                                                                                                                                                |                                                                                                                                                                                                                                                                    | <p><b>Owner of the Property - Mr. Rahul Shantilal Muttha and Mrs. Gulab Shantilal Muttha</b></p> <p><b>Encumbrances: Not Known</b></p> <p><b>Type of possession: Symbolic</b></p>                                                                                                                                                                                                                                                                                   |                                                                                                                                                                                                                                                                                            |
| 7       | <p><b>Borrower:</b><br/>Santosh Popat Gawade and Mrs. Dipali Santosh Gawade</p> <p><b>Branch: Paud Phata Branch Pune</b></p>                   | Rs. 41,36,067.38 plus interest for respective accounts with monthly rests w.e.f. 01.02.2024 apart from penal interest, cost and expenses minus recovery effected (if any)                                                                                          | <p><b>PROPERTY Lot No 8</b><br/>All that piece and parcel of Flat No. 307, 3<sup>rd</sup> Floor, admeasuring 1008 sqr. ft. in building 'Shubham Residency' on CTS No. 244, Village: Nanded, Pune-411041</p> <p><b>Owner of the Property - Mr. Santosh Popat Gawade and Mrs. Dipali Santosh Gawade</b></p> <p><b>Encumbrances: Not Known</b></p> <p><b>Type of possession: Physical</b></p>                                                                          | <p><b>Reserve Price -</b><br/>Rs.31,61,000/- (Rupees Thirty One Lakhs Sixty One Thousand Only)</p> <p><b>EMD : Rs. 3,16,100/- (Rupees three Lakhs Sixteen Thousand and One Hundred only)</b></p> <p><b>Bid increment Amount</b><br/>Rs 25,000/-<br/>(Rupees Twenty-Five Thousand Only)</p> |
| 8       | <p><b>Borrower:</b><br/>Mr. Prabhuling Sadashiv Galave and Mrs. Sujata Prabhuling Galave</p> <p><b>Branch: Housing Finance Branch Pune</b></p> | Rs. 37,94,710/- (Rupees Thirty Seven Lakhs Ninety Four Thousand Seven Hundred Ten only) plus interest @8.9% p.a. with monthly rests upto 02.09.2024 plus un-applied interest, penal interest, cost and expenses w.e.f. 03.09.2024 minus recovery effected (if any) | <p><b>PROPERTY Lot No 9</b><br/>All that piece and parcel of property bearing Flat No. A 304 having area adm 382 sqr ft carpet area + terrace adm 102 sqr. Ft. situated on Third Floor in a building " Pride Homes", Sr No 67, Hissa No 1+5/A/1 Rahatani, Pune 411017</p> <p>Property bounded as:<br/><br/>On or towards North: Open Space<br/>On or towards East: Flat no. 303<br/>On or towards West: Flat no. 305<br/>On or towards South: Entrance, Passage</p> | <p><b>Reserve Price -</b><br/>Rs.31,95,000/- (Rupees Thirty One Lakhs Ninety Five Thousand Only)</p> <p><b>EMD : Rs. 3,19,500/- (Rupees Three Laksh Nineteen Thousand Five hundred only)</b></p> <p><b>Bid increment Amount</b><br/>Rs 25,000/-<br/>(Rupees Twenty-Five Thousand Only)</p> |



| Sr. No. | Name of Borrower and Guarantors                                                                           | Amount Due                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       | Short description of the immovable property and type of possession                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | Reserve Price / Earnest Money Deposit / Bid Increment                                                                                                                                                                                                                             |
|---------|-----------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 9       | <b>Borrower:</b><br>Ritu Jigar Parekh and Mr. Jigar Devendra Parekh<br><br><b>Branch: Navipeth Branch</b> | Rs.1,80,23,511.00 (Rupees One Crore Eighty Lakh Twenty Three Thousand Five Hundred Eleven Only) plus further interest & charges @ 10.75% p.a with monthly rest w.e.f. 09.10.2025 apart from penal charges, cost and expenses minus recovery effected (if any)<br><br>The property is also mortgaged in <b>M/s Krishna Traders</b> with outstanding dues of Rs. 89.95 Lakhs as on 16.05.2026 plus un-applied interest thereon @ contractual rate plus cost, charges and expenses minus recovery effected (if any) | <b>Owner of the Property</b> - Mr. Prabhuling Sadashiv Galave and Mrs. Sujata Prabhuling Galave<br><b>Encumbrances: Not Known</b><br><b>Type of possession: Physical</b><br><br><b>PROPERTY Lot No 10</b><br>Flat/house No. 101 Building- Perlo Wing, Building No.3, S no. 19/3/1/2, Floor- 1st Floor, Ovo Lush Life Scheme Near Ganga Sparsh in the Area Undri Tal/Tehsil Pune.<br><br><b>Owner of the Property</b> - Mrs. Ritu Jigar Parekh & Mr. Jigar Devendra Parekh<br><b>Encumbrances: Not Known</b><br><b>Type of possession: Symbolic</b> | <b>Reserve Price -</b><br>Rs.1,16,85,000/- (Rupees One Crore Sixteen Lakhs Eighty Five Thousand Only)<br><br><b>EMD :</b> Rs. 11,68,500/- (Rupees Eleven Lakhs Sixty Eight Thousand Five Hundred Only)<br><br><b>Bid increment Amount</b><br>Rs 1,00,000/- (Rupees One Lakh Only) |

| Sr. No. | Particulars                                                                              | Date & Time of Auction                                        |
|---------|------------------------------------------------------------------------------------------|---------------------------------------------------------------|
| 1.      | <b>Date and time of E- Auction</b><br>For Lot No.1 to 10, 15 days' sale notice is given. | 27.07.2026 between 11.00 a.m. and 4.00 P M                    |
| 2.      | <b>Last Date of Submission of Bid with EMD</b>                                           | Before commencement of E-auction (as per PSBA e-bikray rules) |



|    |                                             |                                         |                                                      |
|----|---------------------------------------------|-----------------------------------------|------------------------------------------------------|
| 3. | Inspection Date & Time                      | For Lot No. 1 to 10                     | 06.07.2026 to 09.07.2026 between 11:00 am.to 5:00 pm |
| 4  | Authorised Officer for all above properties | Mr. Shrikant Shekhar<br>Mob: 7588843809 |                                                      |

**Note:** There may be some dues of respective society claiming maintenance charges etc. Bidders are therefore advised to confirm any dues from respective society for property put on auction or any Govt. due from Govt. Authorities or any unpaid dues of the builder. Charges if any due on the respective property shall be borne by the bidder.

1. E-auction shall be conducted through the PSBA E-Bikray. Bidders have to log in on the website [https:// banknet.com](https://banknet.com) and register themselves. **In this regard, please note that verification of KYC documents takes 2-3 days' time.**
2. For detailed terms and conditions of the sale, please refer to the link <https://bankofmaharashtra.in/asset-for-sales-search> provided in the Bank's website and also on <https://banknet.com> (PSBA eBKray Portal)
3. For detailed information in respect of above properties, you may contact also- Mr. Shrikant Shekhar( Chief Manager Recovery incharge PCZ) M.no. 7588843809

Date: 03.07.2026

Place: Pune



*(Signature)*

Chief Manager & Authorized Officer  
Bank of Maharashtra