

 बैंक ऑफ महाराष्ट्र Bank of Maharashtra भारत सरकार का उद्यम एक परिवार एक बैंक प्रधान कार्यालय : 'लोकमंगल', 1501, शिवाजीनगर, पुणे - 411005. H. O.: 'Lokmangal', 1501, Shivajinagar, Pune - 411005.	अंचल कार्यालय: "यशोमंगल" 1183-ए, एफ. सी. रोड, शिवाजीनगर, पुणे 5 Zonal office: "Yashomangal" 1183-A, F.C. Road, Shivajinagar, Pune 5 टेलीफोन/TELE: 020-2557 3347 ई-मेल/e-mail : legal_pcr@mahabank.co.in	
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AX6/Legal/EAUCTION//2026-27/

Date 17.06.2026

To

1. M/s Hotel Aditya Garden & Bar Prop. Mr. Sanjay Sarjerao Pawar Gat No. 411, Milkat No. 327, Khed Shivapur, Satara Road, Tal-Haveli, Pune-412205	1. M/s Hotel Aditya Garden & Bar Prop. Mr. Sanjay Sarjerao Pawar Shriram Nagar, Shiwapur Khed, Shivapur Baug, Haveli, Pune-412205
1. M/s Hotel Aditya Garden & Bar Prop. Mr. Sanjay Sarjerao Pawar G/P+1 Floor bearing Gat no. 406 & 411(P), Beside Rajshri Shahu Bank, Khedshivapur, Tal-Haveli, Pune-411205	2. Mr. Sarjerao Shankar Pawar Shriram Nagar, Shiwapur Khed, Shivapur Baug, Haveli, Pune-412205
2. Mr. Sarjerao Shankar Pawar Gat no. 406 & 411(P), Beside Rajshri Shahu Bank, Khedshivapur, Tal-Haveli, Pune-411205	3. Mr. Rajendra Sarjerao Pawar Near Shriram Mandir, Shriram Nagar, Shiwapur Khed, Shivapur Baug, Haveli, Pune-412205

Dear Sir / Madam,

Sub: Notice for sale of immovable properties (Appendix - IV -A) Under the Securitisation & Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002

Please take a note that:

In terms of the powers vested in the undersigned as the Authorised Officer of Bank of Maharashtra under the Securitization and Reconstruction of Financial Assets Act, 2002 (SARFAESI Act) and the Rules, the Authorized Officer of the Bank has taken possession of the assets mentioned below for taking action under the SARFAESI Act and to sell the said assets for recovery of **Rs. 36,69,952/- (Rupees Thirty-Six Lakhs Sixty Nine Thousand Nine Hundred Fifty Two Only) plus unapplied interest w.e.f. 05.12.2024 apart from further interest, cost, charges and expenses less recovery if any since 05.12.2024 due to Bank of Maharashtra.**

The details of the property, reserve price and earnest money is as under

Short description of the immovable property and type of possession	Reserve Price / Earnest Money Deposit /Bid Increment
Land and Building in the name of Hotel Aditya Garden & Bar situated at Milkat no. 327, Gat No. 406 & 411 at Khed Shivapur, Tal Haveli, Pune having 12 rooms admeasuring area 420.12 sqr mtrs, (Carpet area) & 525.15 sqr mtrs. (Built-up Area) Boundaries of mortgaged property are as below:	Reserve Price - Rs.6,28,18,000/- (Rupees Six Crore Twenty Eight Lakhs Eighteen Thousand Only) EMD : Rs. 62,81,800/- (Rupees Sixty Two Lakhs Eighty One Thousand Eight Hundred Only)



Short description of the immovable property and type of possession	Reserve Price / Earnest Money Deposit / Bid Increment
North: By Property of Shamrao Waman Bande Hawaldar South: By Property of Mahadev Namdeo Pawar East: By National Highway No. 4 West: By Property of Popat Kaluram Pawar Owner of the Property – Mr. Sarjerao Shankar Pawar Encumbrances: Not Known Type of possession: Physical	Bid increment Amount Rs 1,00,000/- (Rupees One Lakh Only)

Date of E-auction: 27.07.2026

It is observed that the amount due to the Bank is not yet paid by you. Please note that the Authorized Officer of the Bank under the powers vested in him under the SARFAESI Act and Rules, shall be selling the said properties or any part of it by any mode prescribed by the Act to any purchaser/s on the terms and conditions as may be determined by the Bank in its sole discretion, after expiry of a period of 30 days from the date of publication of Public Notice for Sale if the entire amount due to the Bank together with up to date interest, costs and charges are not paid by you during this period.

The borrower's attention is invited to the provisions of sub-section 8 of Sec 13 of the Act, in respect of time available, to redeem the secured assets.

Please refer to the enclosed Public Notice for Sale through E-auction under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act (SARFAESI Act), 2002 published in Financial Express and Loksatta on 17.06.2026.

Yours faithfully,


(Shrikant Shekhar)
Chief Manager & Authorized Officer
Bank of Maharashtra
Pune City Zone

