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	आस्ति वसुली शाखा दुसरी मंजिल, आगरकर हाईस्कूल बिल्डिंग, सोमवार पेठ, पुणे- 11 Asset Recovery Branch. 2nd Floor, Agarkar High School Bldg, Somwar Peth, Pune- 11 टेली/Tel : (020) 26130029/ 26130030 ई-मेल/E-mail: _____	
	प्रधान कार्यालय: लोकमंगल, 1501, शिवाजीनगर, पुणे- 5 Head Office: Lokmangal, 1501, Shivajinagar, Pune- 5	

AE59/Legal/EAuction/RC Laser /2026-27

Date 29.07.2026

To,

M/s R C Laser
 Proprietor: Mr. Rupesh Arvind Choudhari
 Sector No. 7, Plot No. 196
 MIDC Road, Indrayaninagar
 Bhosari MIDC
 Pune-411026

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 notice 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. 3,27,40,500/- (Rupees Three Crores Twenty Seven Lakhs Forty Thousand Five Hundred only) plus unapplied interest thereon as mentioned in the demand notice dated 30.05.2023, apart from penal interest, cost and expenses, minus recoveries if any due to Bank of Maharashtra.**

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

Sr. No.	Short description of the immovable property and type of possession	Reserve Price / Earnest Money Deposit /Bid Increment
1	Flat No 102, First Floor, "Prayeja City Buiding No. D, S.No.71/6A/3 & others Besides Warje Hinjewadi Highway, Near Dhayari Phata Chowk, Wadgaon Bk. Pune On or towards the North: Flat no 103 On or towards the East: By Passage Duct & Flat no 104 On or towards the West: By open Space On or towards the South: By duct & Flat No. 101. Owner of the Property – Mr. Rupesh Arvind Choudhari Encumbrances: Not Known Type of possession: Physical	Reserve Price – Rs. 59,17,000/- (Rupees Fifty Nine Lakhs Seventeen Thousand Only) EMD - Rs.5,91,700/- (Rupees Five Lakhs Ninety One Thousand Seven Hundred Only) Bid increment Amount- Rs 25,000/- (Rupees Twenty-Five Thousand Only)



Sr. No.	Short description of the immovable property and type of possession	Reserve Price / Earnest Money Deposit / Bid Increment
2	Flat No 103, First Floor, "Prayeja City Buiding No. D, S.No.71/6A/3 & others Besides Warje Hinjewadi Highway, Near Dhayari Phata Chowk, Wadgaon Bk. Pune On or towards the North: Flat no 104 On or towards the East: By open space On or towards the West: By duct On or towards the South: Flat No. 102 Owner of the Property – <i>Mr. Rupesh Arvind Choudhari</i> Encumbrances: Not Known Type of possession: Physical	Reserve Price – Rs. 58,17,000/- (Rupees Fifty Eight Lakhs Seventeen Thousand Only) EMD - Rs.5,81,700/- (Rupees Five Lakhs Eighty One Thousand Seven Only) Bid increment Amount- Rs 25,000/- (Rupees Twenty-Five Thousand Only)
3	Flat No 304, Third Floor, "Prayeja City Buiding No. D, S.No.71/6A/3 & others Besides Warje Hinjewadi Highway, Near Dhayari Phata Chowk, Wadgaon Bk. Pune On or towards the North: By open space On or towards the East: By duct On or towards the West: By staircase On or towards the South: Flat No. 303. Owner of the Property – <i>Mr. Rupesh Arvind Choudhari</i> Encumbrances: Not Known Type of possession: Symbolic	Reserve Price – Rs. 57,50,000/- (Rupees Fifty Seven Lakhs Fifty Thousand Only) EMD - Rs.5,75,000/- (Rupees Five Lakhs Seventy Five Thousand Only) Bid increment Amount- Rs 25,000/- (Rupees Twenty-Five Thousand Only)
4	Flat No 305, Third Floor, "Prayeja City Buiding No. D, S.No.71/6A/3 & others Besides Warje Hinjewadi Highway, Near Dhayari Phata Chowk, Wadgaon Bk. Pune On or towards the North: By open space On or towards the East: By staircase On or towards the West: By duct On or towards the South: Flat No. 306. Owner of the Property – <i>Mr. Rupesh Arvind Choudhari</i> Encumbrances: Not Known Type of possession: Physical	Reserve Price – Rs. 57,50,000/- (Rupees Fifty Seven Lakhs Fifty Thousand Only) EMD - Rs.5,75,000/- (Rupees Five Lakhs Seventy Five Thousand Only) Bid increment Amount- Rs 25,000/- (Rupees Twenty-Five Thousand Only)



Date of E-auction: 18.08.2026

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 15 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.

Yours faithfully,

(Sudhir Kulkarni)

Assistant General Manager & Authorized Officer
Asset Recovery Branch, Pune.

