

 बैंक ऑफ महाराष्ट्र Bank of Maharashtra भारत सरकार का उद्यम <i>एक परिवार एक बैंक</i> 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 31.07.2026

To

1. **Mrs. Ritu Jigar Parekh** (Borrower)
Flat no. 101 1st Floor Perlo Building
Ovo Lush Life Kad Nagar Undri
Mohamadwadi Pune 411060

2. **Mr. Jigar Devendra Parekh** (Co-Applicant)
Flat no. 101 1st Floor Perlo Building
Ovo Lush Life Kad Nagar Undri
Mohamadwadi Pune 411060

3. **M/s Krishna Traders through its proprietor** (Borrower)
Mrs. Ritu Jigar Parekh
Shop No. 4, 1st Floor, Gali No. 4,
Market Yard, Gultekdi, Pune-411037

4. **Mrs. Ritu Jigar Parekh** (Guarantor)
Flat no. 101 1st Floor Perlo Building
Ovo Lush Life Kad Nagar Undri
Mohamadwadi Pune 411060

5. **Mr. Jigar Devendra Parekh** (Guarantor)
Flat no. 101 1st Floor Perlo Building
Ovo Lush Life Kad Nagar Undri
Mohamadwadi Pune 411060

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.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) 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
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.	Reserve Price – Rs.1,16,85,000/- (Rupees One Crore Sixteen Lakhs Eighty Five Thousand Only)
Owner of the Property – Mrs. Ritu Jigar Parekh & Mr. Jigar Devendra Parekh	EMD : Rs. 11,68,500/- (Rupees Eleven Lakhs Sixty Eight Thousand Five Hundred Only)
Encumbrances: Not Known	Bid increment Amount Rs 1,00,000/- (Rupees One Lakh Only)
Type of possession: Symbolic	

* The property is also mortgaged in **M/s Krishna Traders** with outstanding dues of Rs. 89.95 Lakhs as on 16.05.2026 plus interest thereon @ contractual rate plus cost, charges and expenses minus recovery effected (if any)

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 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 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 31.07.2026.

Yours faithfully,



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

