

BANK OF MAHARASHTRA

Zonal Office, Vijayawada

1st Floor, Infinity Plaza, D. No: 59A-21-7/3, High School Road, Patamata, Vijayawada, AP-520007

टेलीफोन/TELE: 0866-2431225

ई-मेल/e-mail: dzmvijayawada@mahabank.co.in

(Appendix IV –A)

[See proviso to rule 8(6) & 9]

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

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) 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 property/ies mortgaged/charged to the Bank of Maharashtra, the physical possession of which has been taken by the Authorised Officer of Bank of Maharashtra, Vijayawada Zone, Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" on **18.08.2026** @ Baanknet Portal (<https://baanknet.com>), for recovery of Rs.2,56,00,782/- (Rupees Two crore fifty six lakhs seven hundred & eighty two rupees only) plus unapplied interest w.e.f 02.03.2024 future interest as per applicable rate w.e.f 02.03.2024 plus post & other expenses, if any due to the Bank of Maharashtra from:

1. M/s Visishta Shanmukeswara Brights Kakateeya Industries Pvt Ltd (Borrower)

Regd office: Door No.11-37/1A, Janapadu, Revenue ward-11, Piduguralla, Andhra Pradesh-522413

2. Mr. Vunnam Srinivasa Rao (Borrower, Guarantor & Director)

LIG-152, Housing board colony, 5/1 lane, sai baba temple, Nallapadu road, Ankireddypalem, Guntur, Andhra Pradesh-522004

3. Mr. Vunnam Mahesh Kumar (Borrower, Guarantor & Director)

LIG-152, Housing board colony, 5/1 lane, sai baba temple, Nallapadu road, Ankireddypalem, Guntur, Andhra Pradesh-522004

4. Mr. Vunnam Satyanarayana (Guarantor)

Door No.5-21 Janda chettu Bazar Janapadu, Andhra Pradesh 522413

5. Mr. Vunnam Satish (Guarantor)

Sivalayam street, Piduguralla, Janapadu, Andhra Pradesh-522413

6. Mr. Vunnam Vijay Kumar (Guarantor)

H No.5-21, Janda chettu Bazar Janapadu, Andhra Pradesh 522413

Properties for auction:

PROPERTY NO. 1

Description: An extent of 2710.40 sq yds of site situated at D.No.272&273 of Piduguralla near Door no.19-36, Near PWD colony extension road & Piduguralla municipality, Piduguralla sub dist, Narsaraopet registration dist, Guntur dist.

Boundaries:

On or towards the North: Property of Mahesh kumar

On or towards the East: Property of kampa surya prakasa rao

On or towards the West: Road & property of Gudhe Krishna, Kakkara bhaskar reddy & others

On or towards the South: Property of vunnam satyanarayana

As per the Document No. 8972/2021 Road Widening is 151.80 Sq Yds. After Deducting the road formation area: 2710.40 Sq Yds - 151.80 Sq Yds = 2558.60 Sq Yds

Reserve Price: **Rs. 9,21,09,60/- (Rupees Ninety Two Lakhs Ten Thousand Nine Hundred and Sixty only)**

EMD: **Rs. 92,109/- (Rupees Ninety Two Thousand One Hundred and Nine only)**

PROPERTY NO. 2

Description: An extent of 1167.65 sq.yds situated at D.No.272&273 of Piduguralla near Door no.19-36, Near PWD colony extension road & Piduguralla municipality, Piduguralla sub dist, Narsaraopet registration dist, Guntur dist.

Boundaries:

On or towards the North: Property of Vunnam Srinivasa rao

On or towards the East: Property of kampa surya prakasa rao

On or towards the West: Kaluva & Road

On or towards the South: Property of Vunnam Apparao

As per the Document No. 8974/2021 Road Widening is 71.25 Sq Yds. After Deducting the road formation area: 1167.65 Sq Yds - 71.25 Sq Yds = 1096.40 Sq Yds

Reserve Price: **Rs. 39,47,040/- (Rupees Thirty Nine Lakhs Forty Seven Thousand and Forty only)**

EMD: **Rs. 3,94,704/- (Rupees Three Lakhs Ninety Four Thousand Seven Hundred and Four only)**

PROPERTY NO. 3

Description: An extent of 2710.40 sq.yds situated at D.No.272&273 of Piduguralla Near Door no.19-36, Near PWD colony extension road & Piduguralla municipality, Piduguralla sub dist, Narsaraopet registration dist, Guntur dist.

Boundaries:

On or towards the North: Property of Chandra sekhar reddy

On or towards the East: Property of kampa surya prakasa rao

On or towards the West: Road & property of Gudhe Krishna, Kakkara bhaskar reddy & others

On or towards the South: Property of Vunnam srinivasa rao

As per the Document No. 8973/2021 Road Widening is 146.25 Sq Yds. After Deducting the road formation area: 2710.40 Sq Yds - 146.25 Sq Yds = 2564.15 Sq Yds

Reserve Price: **Rs. 92,30,400/- (Rupees Ninety Two Lakhs Thirty Thousand Four Hundred only)**

EMD: **Rs. 9,23,040/- (Rupees Nine Lakhs Twenty Three Thousand and Forty only)**

PROPERTY NO. 4

Description: An extent of AC. 1.00 cents or 4840.00 sq.yds of site situated at D.No.348-C & 349-A of Julakallu adjacent to Julakallu to Piduguralla road & Julakallu village, Piduguralla mandal, Piduguralla sub dist, Narsaraopet registration dist, Guntur dist.

Boundaries:

On or towards the North: Land of Madineedi Peramma

On or towards the East: Land of Nelluri subba rao

On or towards the West: Julakkallu-Piduguralla BT Road

On or towards the South: Land of Chimalamarri seshi reddy (Vendor)

Reserve Price: **Rs. 28,80,000/- (Rupees Twenty Eight Lakhs Eighty Thousand only)**

EMD: **Rs. 2,88,000/- (Rupees Two Lakhs Eighty Eight Thousand only)**

Possession Type: Physical

Bid Increment Amount: **Rs. 25,000/- (Rupees Twenty Five Thousand Only)**

Important Dates:

- E-auction date: 18.08.2026 between 1:00 PM to 5:00 PM with auto extension for 5 minutes in case bid is placed within last 5 minutes

- Property Inspection: 02.08.2026 to 10.08.2026 between 10:00 AM to 5:00 PM

- Last Date for submission of Bid application/KYC Documents/Proof of EMD etc.: As per baanknet.com norms

E-Auction Service Provider: PSB Alliance (baanknet.com)

Portal /website: <https://baanknet.com>

For support:

Email: support.BAANKNET@psballiance.com

Ph. No.: 8291220220

For detailed terms and conditions of the sale, please refer to the link "<https://www.bankofmaharashtra.in/propsale.asp>" provided in the Bank's website and also on BAANKNET portal (<https://baanknet.com>). Contact Authorised officer: 9573711249.

Date: 31.07.2026

Place: Vijayawada

(Tulsi ram Sahoo)
Authorised Officer
Bank of Maharashtra