

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: zmvijayawada@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, will be sold on "As is where is", "As is what is", and "Whatever there is" on **18.08.2026**, for recovery of Rs. 5,50,23,463.94/- (Rupees Five Crore Fifty Lakh Twenty Three Thousand Four Hundred Sixty Three and Ninety Four Paisa Only) plus Unapplied interest/future interest as per applicable rate plus penal interest w.e.f. 01/07/2024 plus expenses and other charges etc. due to the Bank of Maharashtra from:

1. M/s Mahadeva Infra Projects through its Prop. Mrs. Pavuluri Prasanthi

Flat no 308, Vasanth Residency, Lakshmi Narasimha Colony, Mangalagiri, Guntur dist, AP 522508

2. Mrs. Pavuluri Prasanthi (Prop.)

D.no. Maple-0121, Rain Tree Park, Dwaraka Krishna Township, Nambur, Guntur Dist., Andhra Pradesh-522510

3. Mr. Pavuluri Subramanya Swamy (Mortgagor/Guarantor)

D.no. Maple-0121, Rain Tree Park, Dwaraka Krishna Township, Nambur, Guntur Dist., Andhra Pradesh-522510

Properties for auction:

Property 1:

Reserve Price: **Reserve Price: Rs. 20,40,000/- (Rupees Twenty Lakhs Forty Thousand Only)**

EMD Rs. 2,04,000/- (Rupees Two Lakhs Four Thousand Only)

Bid Increment Amount: Rs. 1,00,000/- (Rupees One Lakh Only) for properties

Description: Land situated at Plot No.12 admeasuring 266.66 Sq.Yrds of vacant site in a total extent of Ac.32.11cents of NA Land in BMM's SIRI SAMPADA at Padamati Kandriga Village, Sullurpet Municipality and Revenue Mandal, Tirupathi District bounded by North: Plot No. 13, East: Plot No. 3, West: 40 ft. width of Road, South: 60 ft. width of Road

Property 2:

Reserve Price: **Rs. 1,40,86,710/- (Rupees One Crore Forty Lakhs Eighty Six Thousand Seven Hundred Ten Only)**

EMD: **Rs. 14,08,671/- (Rupees Fourteen Lakhs Eight Thousand Six Hundred Seventy One Only)**

Bid Increment Amount: Rs. 1,00,000/- (Rupees One Lakh Only) for properties

Description: Land situated at three plots at Plot No 1 (712 Sq.yrds), Plot No 2 (777.55 Sq.yrds) and Plot No 3 (351.88 Sq.yrds) admeasuring total land area of 1841.44 Sq.Yrds at BMM's SIRI SAMPADA at Padamati Kandriga Village, Sullurpet Municipality and Revenue Mandal, Tirupathi District with specified boundaries for each plot.

Property 3:

Reserve Price: **s. 76,41,500/- (Rupees Seventy Six Lakhs Forty One Thousand Five Hundred Only)**

EMD: **Rs. 7,64,150/- (Rupees Seven Lakhs Sixty Four Thousand One Hundred Fifty Only)**

Bid Increment Amount: Rs. 1,00,000/- (Rupees One Lakh Only) for properties

Description: Land situated at four plots at Plot No 13 (266.66 Sq.yrds), Plot No 14 (266.66 Sq.yrds), Plot No 15 (233.33 Sq.yrds) and Plot No 16 (233.33 Sq.Yrds) admeasuring total land area of 1000 Sq.Yrds at BMM's SIRI SAMPADA at Padamati Kandriga Village, Sullurpet Municipality and Revenue Mandal, Tirupathi District with specified boundaries for each plot.

Bid Increment Amount: Rs. 1,00,000/- (Rupees One Lakh Only) for properties

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