बैंक ऑफ़ बड़ौदा Bank of Baroda
SUKHLIYA INDORE Branch, INDORE Region
3, Mangal Nagar, Sukhliya Indore, MP – 452010.
Mob No. - 97524 10695, E-mail: sukhal@bankofbaroda.co.in

By Speed/Regd. Post

BOB/BR/SUKHAL/SALE/2026-27/002 **Date. 22-10-2026**

To

M/S Unitrim Salon (Prop. Mr Harsh Kumar Shriwas)	**Mr. Harsh Kumar Shriwas S/o Sunil Shriwas (Prop. of M/s Unitrim Salon)**	**Mr. Sunil Shriwas S/o Manyaram Shriwas (Guarantor: M/s Unitrim Salon)**	**Mrs Anju Shriwas W/o Sunil Shriwas (Guarantor: M/s Unitrim Salon)**
Address : AM IInd 240, Maruti Nagar, Sukhaliya, Indore (M.P.) 452010	Address : AM IInd 240, Maruti Nagar, Sukhaliya, Indore (M.P.) 452010	Address : AM IInd 240, Maruti Nagar, Sukhaliya, Indore (M.P.) 452010	Address : AM IInd 240, Maruti Nagar, Sukhaliya, Indore (M.P.) 452010

Dear Sir/Madam,

Re: Notice under Rule 8(6) and Rule 9(1) of the Security Interest (Enforcement) Rules, 2002 of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (SARFAESI Act, 2002)

Whereas the undersigned being the Authorized Officer of the Bank of Baroda **u/s 13(2)** of the above said SARFAESI Act, 2002 and in exercise of the powers conferred u/s 13(2) of the said Act read with Rule 3 issued a Demand Notice on **11.12.2023** calling upon the Borrower(s) **M/s Unitrim Salon and its Proprietor Mr Harsh Shriwas S/o Sunil Shriwas** and Guarantors **Mr. Sunil Shriwas S/o Manyaram Shriwas and Mrs Anju Shriwas W/o Sunil Shriwas** to repay the amount in terms of the said notice within 60 days from the date of the said notice.

And whereas the Borrower(s) / Guarantor(s) having failed to repay the amount and hence, the undersigned, in exercise of the powers conferred **u/s 13(4)** of the said Act read with Rule 8 of the Security Enforcement Rules, 2002 has taken over the possession of the property/properties (hereinafter referred as the said properties) on **20.04.2024** more particularly described herein below.

And whereas the undersigned in exercise of the powers conferred u/s 13(4)(a) of the SARFAESI Act, 2002 proposes to realize the bank's dues by Sale of the said properties.

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And whereas the Sale of the said properties will be done on "as is where is basis and whatever is basis" through E-Auction conducted on-line through "e-bikray" portal and the date of Sale has been fixed on **16.11.2026** from **2:00 P.M. to 6:00 P.M.** wherein the Reserve Price and EMD Amount as mentioned below has been fixed in respect of the immovable/movable property and as per other terms and conditions as stipulated under the said Act/Rules.

Notice of 15 days in terms of the provisions under SARFAESI Act, 2002 read with Rule 9(1) of Security Interest (Enforcement) (Amendment) Rules, 2002 is hereby given to the Borrower(s)/Guarantor(s) for auction sale of the said property/ies as the auction sale was failed earlier which was conducted on **13-11-2024**.

The amount due from the Borrower(s)/Guarantor(s) as above to the bank as on the scheduled date of Sale will be **Rs.16,77,491.48 + unapplied interest (since 10.07.2023) and charges** which has to be realized by the Sale of the said properties, which please note.

Details of Secured Assets/Mortgaged Property

S.No.	Description of Secured Assets with Boundaries	Reserve Price	EMD
1	**RESIDENTIAL PLOT SITUATED AT LIG GE-10, "SINGAPORE BRITISH PARK" Colony, GRAM DHABLI, TEHSIL SANWER & DIST INDORE (MP) HAVING PLOT AREA 600 SQ FT IN THE NAME OF MR. SUNIL KUMAR SHRIWAS S/O MANYRAM SHRIWAS AND MRS. ANJU SHRIWAS W/O SUNIL SHRIWAS** **BOUNDRIES:** **EAST-COLONY ROAD** **WEST - PLOT NO GW-12 AND GW-13** **NORTH - PLOT NO GE-09** **SOUTH - PLOT NO GE-11**	**Rs.17,10,000/-**	**Rs.1,71,000/-**

For detailed terms & conditions of sale , please refer to the link provided in www.bankofbaroda.in/eauction.html , www.baanknet.com and e-bikray. Also, prospective bidders may contact the authorized officer on Mobile 9752410695 / 9752410653

Yours faithfully,

Chief Manager & Authorized Officer
Bank of Baroda