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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 mortgaged/charged to the Secured Creditor, the constructive / physical / symbolic possession of which has been taken by the Authorised Officer of the Bank/ Secured Creditor, will be sold on **"As is where is"**, **"As is what is"**, and **"Whatever there is"** on the date as mentioned in the table herein below, for recovery of its dues due to the Bank/ Secured Creditor from the respective borrower (s) and guarantor (s). The reserve price and the earnest money deposit will be as mentioned in the table below against the respective properties.

SCHEDULE OF THE SECURED ASSETS

Lot No.	Name of the Branch / Name of the Account / Name & Addresses of the Borrower / Guarantors Account	Description of the Immovable Properties Mortgaged / Owner's Name (Mortgagers of property(ies)) & Details of the encumbrances known to the secured creditors	A) Dt. Of Demand Notice u/s 13(2) of SARFESI ACT 2002 / B) Outstanding Amount as on 30/09/2026 / C) Possession Date u/s 13(4) of SARFESI ACT 2002 / D) Nature of Possession Symbolic / Physical / Constructive	Reserve Price / EMD / Bid Increase Amount	Date / Time of E-Auction
1	**Branch : Deccan Gymkhana Pune (094110)** **Mr. Anna B Mahadik & Mrs. Manisha Anna Mahadik** **Mr. Anna B Mahadik & Mrs. Manisha Anna Mahadik,** Flat No. 1604, Sector R-2,Sy No. 138,Tower No. 7 16th Floor "Amanora Park Town", Sadesataranali Hadapsar Pune 411028	All that part and parcel of unit No.0071604 i.e. Flat No. 1604 (Built Up area-154.275Sqm. Carpet Area-118.773 Sqm.) Sector R-2, Sy No. 138+139+173+177+181+182+184+185+187 to 201,202,244,Tower No. 7 16th Floor "Amanora Park Town", Sadesataranali Hadapsar Pune 411028. **PROPERTY ID-PUNB8762202428** **Encumbrances : Not known**	A) 07/10/2019 B) Rs. 181.92 Lakhs + further interest w.e.f 01/10/2026 C) 19/07/2022 D) Symbolic Possession	Rs. 180.73 Lacs Rs. 18.073 Lac Rs. 1.00 Lacs.	Dt. 03/12/2026 at 11.00 Hrs to 15.00 Hrs (with extension of 10 minutes if necessary)
2	**Branch : Deccan Gymkhana (094110)** **M/s Mahalaxmi Earthmovers** **M/s Mahalaxmi Earthmovers, Prop: Anna B Mahadik,** At Gandhi Complex office no. 05, Bhukhand 186 Market Yard Pune 411003. **Mr. Anna B Mahadik,** Sector R-2, Tower No. 7, Flat No. 1604, 16th Floor "Amanora Park Town", Hadapsar, Pune 411028. **M/s Mahalaxmi Earthmovers, Prop: Anna B. Mahadik,** Commercial & residential building Gat No.1001, "Shree Mahalaxmi Heights" at Village Urli Kanchan, Tal-Haveli, Pune-412202.	All that part and parcel of property situated at Gat No.1001, admeasuring about 59 Are out of which 02 Are situated at "Shri Mahalaxmi Heights" at Village Urali Kanchan, Tal-Haveli, Pune-412202. **Boundaries: East:** Internal Road, **West:** Remaining Land, **North:** Land of Mr. Mulani, **South:** Solapur Road. **Property ID-PUNB8762202412O** **Encumbrances : Not Known**	A) 26/11/2018 B) Rs. 249.65 Lakhs + further interest w.e.f 01/10/2026 C) 30/03/2019 D) Symbolic Possession	Rs. 248.44 Lakh Rs. 24,844 Lakh Rs. 1.00 Lakh	Dt. 03/12/2026 at 11.00 Hrs to 15.00 Hrs (with extension of 10 minutes if necessary)
3	**Branch : Pune Camp-038600** **Swaraj Education Socity** **M/s Swaraj Education Society Add:** "Saideep", Vinayak Colony, Agashivnagar, Malkapur, Taluka- Karad, District - Satara- 415 539. **Also : M/s Swaraj Education Society's Swaraj Institute of Management, Add :** NH-4, Vanvasmachi, Taluka Karad, District Satara- 415 105. **Also : Mr, Ajit Dinkarrao Thorat, Mr, Deepak Dinkarrao Thorat, Mr, Dinkarrao Shankar Thorat Add:** "Saideep", Vinayak Colony,Agashivnagar, Malkapur, Taluka- Karad-Satara- 415 539. **Also : Mr Balajiraje Prithviraj Naik Nimbalkar Add :** 870/A, Satyaki Bungalow, Kasba Bawda Road, Kolhapur- 416 006. **Also : Mr Sharadchandra Vishnu Desai Add :** 10, ZP Colony, Agashivnagar, Karad , District Satara- 415 539. **Also : Mr Ajit Kakaso Pawar Add :** At & Post Chitali, Taluka Khatav, Dist. Satara- 415 102. **Also : Mr Deepak Keshav Nagane Add :** Shreyas Bungalow ,Karamveer Nagar, M G Vidyalaya Parisar , Ashta, Taluka- Valava, Sangli- 416 301	1. Residential Bunglow "Sai Deep", Gr Floor + Ist Floor, S.No. 146/1, Near Krishna Medical Girls Hostel, Karad. Area: 315.24 Sq.Mtr and along with R.C.C Building admeasuring 954 Sq.ft. **PROPERTY ID: PUNB87622024148** **Encumbrances : Not Known**	A 03/11/2018 B. Rs. 674.68 Lakh + further interest w.e.f 01/10/2026 C 13/03/2019 D Symbolic Possession	Rs. 104.90 Lakh Rs. 10.49 Lakh Rs. 1.00 Lakh	Dt. 03/12/2026 at 11.00 Hrs to 15.00 Hrs (with extension of 10 minutes if necessary)
4	**Branch : Kondhwa Kh.-112810** **MR. Shambhuraje Mahipatrao Pawar** **Mr. Shambhuraje Mahipatrao Pawar, Add:** Flat No.B-304, Shree Siddhivinayak Sankalp, Phase-II, Undri, Pune, Maharashtra-411060. **Also at:** Shetkari Shop no.05, KAYPEE 14 Plus, S.No.39, Hissa No.01, Pune, Maharashtra-411060. **Also at:** Flat No.304, B wing, Aero Life Space, Phase II, Undri, Pune, Maharashtra-411060. **Also at:** At Ghamiki, Atpadi, District Sangali, Maharashtra-415308.	Flat/Apartment No.B-304 on the 3rd floor admeasuring about 49.75 Sq.mtrs. Carpet, balcony admeasuring about 8.85 Sq.mtrs. (as defined in RERA) in the building /wing no.B in the scheme known as "AERO LIFESPACE" Phase-II S. No.41, Hissa No 1A/2/1 (b) & Hissa no.1A/2/2 situated at Vill. Undri, Taluka Haveli Dist. Pune. **Boundaries:** On or towards the **East :** By Flat No. B-301, On or towards the **South:** By Flat No. B-303, On or towards the **West:** Open to Sky, On or towards the **North:** Open to Sky. **Property ID: PUNBQM262357215** **Encumbrances : Not Known**	A 29/05/2026 B. Rs. 35.90 Lakh + Interest w.e.f 20/09/2026 + Other charges C 07/08/2026 D Symbolic Possession	Rs. 39.66 Lakh Rs. 3.966 Lakh Rs. 0.21 Lakh	Dt. 18/12/2026 at 11.00 Hrs to 15.00 Hrs (with extension of 10 minutes if necessary)
5	**Branch : Pune Main (450800)** **M/s Rutu Enterprises** **Mr. Tushar Ashok Munoat (Proprietor in M/s Rutu Enterprises)** Shop no 2, Wing A, Mani Bandh Complex, Opp Nityanand Hall, Sinhgad Road, Hingne Khurd, Pune 411051. **Also at:** Flat No.1104, 11th floor, building E, Shanti nagar Co-op Hsg, near Jain Temple, Upper Indira Nagar, Kondha Bk, Pune -411048. **Also at:** 1228/B, Ground Floor, B-1, The Green Apartment, Deccan Gymkhana, Shivajinagar, Pune 411005. **Also at:** Flat No 12, 3rd floor, A wing, Vaijnatah Residency, Narhe, Pune 411041. **Pragati Tusshar Munoat, (Guarantor in M/s Rutu Enterprises)** Flat No.1104, 11th floor, building E, Shanti nagar Co-op Hsg, near Jain Temple, Upper Indira Nagar, Kondha Bk, Pune -411048.	Commercial Shop No. 30 at ground floor admeasuring Carpet area 54.44 Sq Mtrs + Loft area 26.84 Sq Mtrs along with 1 under stilt car parking space + 1 open parking space. **AND** Showroom No. 13 at Ground Floor, admeasuring Carpet area 53.42 Sq Mtrs + Loft Area 26.75 Sq Mtrs along with 1 under stilt car parking + 1 open car parking space at Bizz Bay Mall, opp. HDFC Bank, Near Dorabjee Mall, NIBM Road, Kondhwa Khurd, Pune in the name of Mr. Tushar Ashok Munoat. **Property ID: PUNB87622024137** This sale is subject to outcome of SA- 173/2021 filed at DRT **Encumbrances** : 1. Outstanding Property tax amount Rs.12, 77,795/- as on 31/03/2026. 2.Outstanding Maintenance charges of Bizz Bay Society Rs.64,22,495/- as on 30/06/206 Pune	A) 04/02/2021 B) Rs. 2340.00 Lacs + further interest + Charges w.e.f. 01/11/2026 C) 16/06/2021 D) Physical Possession	Rs. 337.50 Lacs Rs. 33.75 Lacs Rs. 21000/-	Dt. 03/12/2026 at 11.00 Hrs to 15.00 Hrs (with extension of 10 minutes if necessary)
6	**Branch : Pune Camp 038600** **Rekha Gopal Sharma** **Rekha Gopal Sharma,** Flat No.-501, Floor 5th Wing B "sai Sankul Buldling Shree Nagar, Kalewadi Road, Rahatani Tal-Haveli Dist-pune-411017. **Also :** Sr No 79/11/3 Azhad Colony, Nadhe Nagar Kalewadi. **Also :** B-21, Vijay Nagar, Kalewadi oppSeva Vikas Bank Haveli Pune -411017	Flat No.-501, Floor 5th , Wing B "Sai Sankul Buldling Shree Nagar, Kalewadi Road, Rahatani Tal-Haveli Dist-Pune-411017. Area:-58.17 Sq.Mtr. **Property ID:-PUNB8762202525** **Encumbrances : Not known**	A) Dt. 02/12/2024 B) Rs. 61.49 Lakh as on 31/10/2026 + further interest w.e.f 01/11/2026 + Other Charges C) Dt. 07/02/2025 D) Symbolic Possession	Rs. 51.25 Lakh Rs. 5.13 Lakh Rs. 21000/-	Dt. 03/12/2026 at 11.00 Hrs to 15.00 Hrs (with extension of 10 minutes if necessary)
7	**Branch : Viman Nagar (114210)** **Rakesh Kumar Maurya and Mrs. Jayshree Rakesh Maurya** **Rakesh Kumar Maurya and Mrs. Jayshree Rakesh Maurya** Add:- Flat No 201, 2nd Floor, Cozy Homes Apartment Condominium, Situated at Survey No. 19, Hissa No. 3/1/1/1, Vill-Dhanori, Tal-Haveli, Pune-411015.	Flat No 201, 2nd Floor, Cozy Homes Apartment Condominium, Situated at Survey No. 19, Hissa No. 3/1/1/1, Vill- Dhanori, Tal- Haveli, Pune- 411015 **in the name of Mr, Rakesh Kumar Maurya and Mrs, Jayshree Rakesh Maurya,** Area: 125.65 Sq.mtr. **Property ID: PUNB8762202516** **Encumbrances : Not Known**	A) 12/12/2024 B) Rs. 52.74 Lac + further interest w.e.f 01/11/2026 + Charges C) 13/02/2025 D) Symbolic Possession	Rs. 62.08 Lacs Rs. 6.21 Lacs Rs. 21000/-	Dt. 03/12/2026 at 11.00 Hrs to 15.00 Hrs (with extension of 10 minutes if necessary)
8	**Branch : Chakan, Pune** **Mr. Ravi Maruti Nivangune** **Mr. Ravi Maruti Nivangune,** Flat No.6,G+1 Floor,Building 'C' Sankalp Nagari, S.No.82/2/2, Dhanori, Pune-411015. **Also at :** Flat No. 10, G+2 Floor, Building 'C', Sankalp Nagari, S.No.82/2/2, Dhanori, Pune-411015	Flat No. 6, G+1 Floor, Building 'C', Sankalp Nagari, S.No.82/2/2, Dhanori, Pune - 411015 **Property id-PUNB8762202483** **Encumbrances : Not Known**	A) 30/09/2016 B) Rs. 124.24 Lacs & further interest + charges w.e.f 01/11/2026 C) 07/01/2017 D) Symbolic Possession	Rs. 21.48 Lacs Rs. 2.15 Lac Rs. 21,000/-	Dt. 03/12/2026 at 11.00 Hrs to 15.00 Hrs (with extension of 10 minutes if necessary)
		Flat No.10, G+2 Floor, Building 'C', Sankalp Nagari, S.No.82/2/2, Dhanori, Pune - 411015 **Property id-PUNB8762202482** **Encumbrances : Not Known**	A) 30/09/2016 B) Rs. 124.24 Lacs & further interest + charges w.e.f 01/11/2026 C) 07/01/2017 D) Symbolic Possession	Rs. 20.22 Lacs Rs. 2.022 Lac Rs. 21000/-	Dt. 03/12/2026 at 11.00 Hrs to 15.00 Hrs (with extension of 10 minutes if necessary)
9	**Branch : KOTHRUD - 397400** **Yashwant Ramchandra Haryan** **Yashwant Ramchandra Haryan, Mrs. Yamini Yashwant Haryan, Both at :** Flat No. 508, 5th Floor, Building No. B-1, Acme Aureli Scheme, Ambegaon Budruk, Pune - 411046	Residential Flat No. 508, 5th Floor, Building No. B-1, Acme Aureli Scheme, S. No. 3/1 to 4/1/1, S. No. 3/1 to 4/1/4/2, S. No. 3/1 to 4/1/4/1, S. No. 4/1 to 4/1/3, 2/5/2/3, 2/5/2, 2/5/2/1, 2/5/2/2, 2/5/2/4, 2/5/2/2/5, 2/5/2/6, Plot No. B, Village: Ambegaon Budruk, Taluka: Haveli, District - Pune, admeasuring 97.55 Sq.Mtr built up area (Carpet 750 Sq.Ft.) along with covered car parking B 1 – 508. **Property ID: PUNB87622024112** **Encumbrances : Not known**	A) 04/01/2018 B) Rs. 96.13 Lacs + further interest w.e.f 01/11/2026 + other charges C) 24/05/2018 D) Symbolic Possession	Rs. 66.15 Lacs Rs. 6.62 Lacs Rs. 21000/-	Dt. 03/12/2026 at 11.00 Hrs to 15.00 Hrs (with extension of 10 minutes if necessary)
10	**Branch : Hadpsar (999600)** **Mahendra Dnynoba Jagtap** **Shri Mahendra Dnynoba Jagtap, Add :** Flat No.3, "Dnyanraj Building", S. No. 19 , Gondhale Nagar Kaman, Hadaspar, Pune - 411 028.**ALSO : M/S HOTEL DYANRAJ ,** Khamgaon Road, Village-Khamgaon, Taluka – Daund, Dist. Pune – 412214	All that piece and parcel of Gat No. 866, Admeasuring 68889.60 sq. ft. along with construction of Hotel Building on the said plot Gram panchayat Milkat No. 1493 Dhanraj Hotel at Khamgaon Tashil –Daund District-Pune-412214. Area:68889.60sqft **Property ID: PUNB87622024160** **Encumbrances : Not Known**	A) 10/01/2020 B) Rs. 360.51 Lacs + further interest and charges w.e.f. 01/11/2026 C) 08/01/2021 D) Symbolic Possession	Rs. 152.70 Lakh Rs.15.27 Lakh Rs. 21000/-	Dt. 03/12/2026 at 11.00 Hrs to 15.00 Hrs (with extension of 10 minutes if necessary)
11	**Branch : Talegaon EOBC** **M/s Aztecs Solutions LLP** **Mr. Snehkumar Haushiram Sonawane**, Flat no 103 Building No H Lake Shore Residancy, Gat No 393/2B2A/1, Old Sr No 393/2A/2 Khalade Mala, Village –Talegaon, Dabhade TI Maval, Dist Pune 410507. **Rutuja Ajay Mahale**, Matoshri Sadan, Nishigandha Colony, Behind Yamaha Showroom, Gulewadi, Tal. Sangamner, Dist. Ahmednagar 422608. **Mrs. Jyoti Snehkumar Sonawane**, Flat no 103 Building No H Lake Shore Residancy, Gat No 393/2B2A/1, Old Sr No 393/2A/2, Khalade Mala, Village –Talegaon, Dabhade TI Maval, Dist. Pune 410507.	Flat no 103 Building No H Lake Shore Residancy, Gat No 393/2B2A/1, Old Sr No 393/2A/2 Khalade Mala, Village –Talegaon Dabhade TI Maval Dist Pune 410507. (Area 712 Sq Ft Carpet including Stilt car Parking No H-7 admeasuring Area 15.71 Sq Mtr And Also Scooter parking no H.S.C-5 admeasuring Area 01.92 Sq mtr) **Property ID-PUNB876202551** **Encumbrances : Not Known**	A) 30/06/2025 B) Rs. 168.72 Lakh + further interest w.e.f 01/11/2026 C) 11/09/2025 D) Symbolic Possession D) Physical	Rs. 36.53 Lakhs Rs. 3.66 Lakhs Rs. 21000/-	Dt. 03/12/2026 at 11.00 Hrs to 15.00 Hrs (with extension of 10 minutes if necessary)
12	**Branch : Kasbapeth 21-8520** **M/S S Datta Mineral Water Pvt. Ltd.** **M/S S Datta Mineral Water Pvt. Ltd.,** Geeta Vilas Row House No.1 Geeta Nagar Dindori Road,Nashik-42200. **Add:-**Flat No. B-707 Nandini Spring Field Society, Manjri BK, Pune 412307. **Also : Sayali Dattatray Aware (Director & Guarantor), Kamini Dattatray Aware (Director & Guarantor), Piyush Dattatray Aware (Director & Guarantor), Add-** Geeta Vilas Row house No .1 Geeta Nagar Dindori Road Nashik **Add-Factory-** At Post Yavati Taluka -Shrogonda, Dist - Ahmednagar, **ALSO :** F-202, Madhav Baug D P Road, Malwadi - Hadpasar, Pune - 411028.**ALSO : M/S S Datta Mineral Water Pvt. Ltd.,** Factory Land and shed of Industrial unit Gat No. 271/1 at Village-Yewati, Tal. Shrigonda, Dist Ahmednagar. (Owned by Ms Datta Minerals Pvt Ltd) **ALSO : M/S S Datta Mineral Water Pvt. Ltd,** NA Land situated at Survey No. 279, Village - Yewati, Taluka - Shrigonda, District Ahmednagar - 414 001)	**1.** Factory Land and shed of Industrial unit Gat No. 271/1 at Village-Yewati, Tal. Shrigonda, Dist Ahmednagar. Property is **Bounded** by **East :** Gat no 271/2, **South:** Gat no 271/1 out of (Mango Drink Plant), **West :** Gat no 271/1 Out of Gavthan, **North :** Gat no 258/2 Odha (water Body) **Property ID PUNB8762202508** **Encumbrances : Not Known** **2.** NA Land situated at Survey No. 279, Village - Yewati, Taluka - Shrigonda, District Ahmednagar. Property is **Bounded** by **East :** Gat no 276/1, **South :** Gat no 301/302 out of, **North :** Gat no 278, **West :** Gavthan **Property ID PUNB8762202549** **Encumbrances : Not Known**	A) 06/07/2015 B) Rs. 954.00 Lakh + further interest w.e.f. 01/11/2026 + other Charges C) 21/07/2016 D) Symbolic Possession	Rs. 48.60 Lakhs Rs. 4.86 Lakhs Rs. 21000/- Rs. 4.23 Lakhs Rs. 0.43 Lakhs Rs. 21000/-	Dt. 03/12/2026 at 11.00 Hrs to 15.00 Hrs (with extension of 10 minutes if necessary)

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