Bank of Maharashtra
आस्ति वसूली शाखा
यशोमंगल" 1183-ए, दूसरी मंजिल, एफ. सी. रोड, शिवाजीनगर, पुणे 5
BANK OF MAHARASHTRA
Asset Recovery Branch
"Yashomangal" 1183-A, 2nd Floor, F.C. Road, Shivajinagar, Pune 5



AE59/ARB/E-auction/Dadasaheb Kalbhor/2026-27 **Date: 23.11.2026**

To

1. **Mr. Dadasaheb Baban Kalbhor** **(Borrower)**
   Address:
   Raiwadi, Loni Kalbhor,
   New Old Canal Raywadi,
   Tal. Haveli, Distt. Pune 412201

2. **Mrs Varsha Dadasaheb Kalbhor** **(Guarantor)**
   Address:
   Raiwadi, Loni Kalbhor,
   New Old Canal Raywadi,
   Tal. Haveli, Distt. Pune 412201

Dear Sir / Madam,

Sub: Notice for sale of immovable properties (Appendix - IV –A) Under the Securitization & 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 Authorized 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. 2,16,86,599.00/- (Rs. Two Crore Sixteen Lakhs Eighty-Six Thousand Five Hundred Ninety-Nine Only) plus interest at Contractual rate with monthly rest w.e.f. 04.12.2018 apart from cost and expenses thereon, minus recovery 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**
1.All the Pieces & Parcels of Flat No.204 on the 2nd Floor of in B-building of Polaris Project Carpet Area Collectively admeasuring 56.66 Sq Mts adjacent enclosed balcony area collectively admeasuring 8.34 Sq Mts and adjacent terrace area collectively admeasuring 9.55 Sq Mts & adjacent dry balcony area collectively admeasuring 4.10 Sq Mts with exclusive one covered Car Parking, constructed on S. No.40/1C/1, 40/1C/2 and 40/1C/4 at Keshav Nagar, Village Mundhawa, Taluka Haveli District Pune within the local limits of Pune Municipal Corporation & also within the Jurisdiction of Sub registrar Haveli Pune.	**Reserve Price:** **Rs.58,21,000.00/-** (Rupees Fifty Eight Lakhs Twenty One Thousand Only) **EMD:** **Rs.5,82,100.00/-** (Rupees Five Lakhs Eighty Two Thousand One Hundred Only) **Bid Increment amount**: **Rs.25,000.00/-**

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Encumbrances: Not Known **Possession: Physical**	(Rupees Twenty Five Thousand Only)
2.All the Pieces & Parcels of Flat No. 205 on the 2nd Floor in B-building of Polaris Project Carpet Area Collectively admeasuring 67.25 Sq Mts adjacent enclosed balcony area collectively admeasuring 7.74 Sq Mts and adjacent terrace area collectively admeasuring 14.51 Sq Mts & adjacent dry balcony area collectively admeasuring 3.41 Sq Mts with exclusive one covered Car Parking constructed on S. No.40/1C/1, 40/1C/2 and 40/1C/4 at Keshav Nagar, Village Mundhawa, Taluka Haveli District Pune within the local limits of Pune Municipal Corporation & also within the Jurisdiction of Sub registrar Haveli Pune. **Encumbrances: Not Known** **Possession: Physical**	**Reserve Price:** **Rs..68,80,000,00/-** (Rupees Sixty Eight Lakhs Eighty Thousand Only) **EMD:** **Rs. 6,88,000.00/-** (Rupees Six Lakhs Eighty Eight Thousand Only) **Bid Increment amount:** **Rs.25,000.00/-** (Rupees Twenty Five Thousand Only)
3.All the Pieces & Parcels of Flat No.207 on the 2nd Floor in B-building of Polaris Project, Carpet Area admeasuring 56.66 Sq Mts adjacent enclosed balcony area admeasuring 8.34 Sq Mts and adjacent terrace area admeasuring 9.55 Sq Mts & adjacent dry balcony area admeasuring 4.10 Sq Mts with exclusive One covered Car Parking constructed on S. No.40/1C/1, 40/1C/2 and 40/1C/4 at Keshav Nagar, Village Mundhawa, Taluka Haveli District Pune within the local limits of Pune Municipal Corporation & also within the Jurisdiction of Sub registrar Haveli Pune. **Encumbrances: Not Known** **Possession: Physical**	**Reserve Price:** **Rs.58,21,000.00/-** (Rupees Fifty Eight Lakhs Twenty One Thousand Only) **EMD:** **Rs.5,82,100.00/-** (Rupees Five Lakhs Eighty Two Thousand One Hundred Only) **Bid Increment amount**: **Rs.25,000.00/-** (Rupees Twenty Five Thousand Only)

Date of E-auction: 15.12.2026

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 15 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.

Yours faithfully,

ARB PUNE 1453 BANK OF MAHARASHTRA

(Sudhir Kulkarni)
Assistant General Manager & Authorized Officer
Asset Recovery Branch, Pune