



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 provision 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" basis.

Lot No.	Borrowers / Guarantors / Name & Address :	Short description of the immovable property (Possession type)	Reserve Price (R. P.)
			Earnest Money Deposit (EMD) Bid Increment Date & time of E-auction
1.	Borrower :- M/s. Shalimar Crackers, Prop. Mr. Haresh Bakshomal Kundnani R/at : Makhija Corner, Nehru Chowk, Ulhasnagar-2. Guarantor :- i) Mr. Jagdish Bakshomal Kundnani, R/at : Flat No. 501, Fifth floor, Kopaleshwar Palace, Near Kalani Mahal, Ulhasnagar-2. ii) Mr. Rajesh Bansilal Sharma, R/at : BK No. 716, Room / Plot No. 261, Mukesh Niwas, Hospital Area, Ulhasnagar-3	Shop No. 1, 2, 3 & 4, Ground, Mezzanine and First floor in building known as Gajanan Market, constructed on land bearing CTS No. 29404 & 29405, Barrack No. 2002, Sheet No. 76, Ward No. 56, Ulhasnagar 5, Tal. Ulhasnagar, Dist. Thane. Area admeasuring 520 sq. ft. each (built up) Total 2080 sq. ft. built up. (PHYSICAL POSSESSION)	₹ 85,50,000/- ₹ 8,50,000/- ₹ 50,000/- Date : 20.08.2021 Time : 12.30 p. m. to 1.30 p. m. with unlimited extension of 5 minutes each
			Outstanding Amount :- ₹ 1,94,67,406/- plus unapplied interest thereon @ 13.25% plus penal interest 2% w. e. f. 14.07.2015, incidental expenses, costs, charges incurred / to be incurred. Date & Time for submission of request letter of participation / KYC Documents / Proof of EMD etc. up to 17.08.2021 before 3:00 p. m. Date & Time of inspection on 10.08.2021 at 11:00 a. m. to 3:00 p. m. (On Prior Appointment)
2.	Borrower :- M/s. ASK Group (India), Prop. : Aman Puneet Singh Kohli, R/at : Flat No. 701, 7 th Floor, "Le Orchid" Road, No. 15, Opp. Khar Gymkhana Ground, Khar (W), Mumbai. Also at : Bunglow No. 6B, Aman Villa, Anand Vihar CHSL, 20 th Road, Khar (W), Mumbai-400 052 Partner & Guarantor :- i) Shri. Gurmeet Singh Kohli 2) Smt. Tejinder Kaur Kohli	All that Piece and parcel of Flat No. 9, Ground Floor, Rajshree Co-operative Housing Society Limited, CTS No. G/30/12, Village Bandra G, Taluka Andheri, 3/6, Dattatraya Road, Santacruz (West), Mumbai-400 054. Admeasuring 450 sq. ft. carpet area (PHYSICAL POSSESSION)	₹ 99,36,000/- ₹ 9,93,600/- ₹ 50,000/- Date : 20.08.2021 Time : 1.00 p. m. to 3.00 p. m. with unlimited extension of 5 minutes each
			Outstanding Amount :- ₹ 2,90,35,948/- plus interest from 01.03.2016 recovery if any plus all costs, charges and expenses or other incidental charges thereof. Date & Time for submission of request letter of participation / KYC Documents / Proof of EMD etc. up to 17.08.2021 before 3:00 p. m. Date & Time of inspection on 12.08.2021 at 11:00 a. m. to 3:00 p. m.
3.	Borrower :- M/s. Kuldeep Infrastructure Pvt. Ltd. Address : 281-282, Sunder Transport Lane, Kolsa Bunder, Darukhana, Mumbai-400 010. Guarantor :- i. Mr. Jayshankar R. Mishra ii. Mr. Gyanshankar R. Mishra iii. Mr. Shekhar A. Jadhav iv. Mr. Amit Bipin Shah	All that piece and parcel of Row House No. 4, Ganesh Villa, Plot No. 27, Sector No. 26, Parsik Hill, Near Mayor's Bunglow, C. B. D. Belapur, Navi Mumbai-400 614 admeasuring 2405 sq. ft. (Built up) (PHYSICAL POSSESSION)	₹ 99,20,625/- ₹ 9,92,100/- ₹ 50,000/- Date : 20.08.2021 Time : 12.30 p. m. to 1.30 p. m. with unlimited extension of 5 minutes each
			Outstanding Amount :- ₹ 1,48,36,173/- plus unapplied interest from 15.05.2014 minus recovery if any plus all costs, charges and expenses or other incidental charges thereof. Date & Time for submission of request letter of participation / KYC Documents / Proof of EMD etc. up to 17.08.2021 before 3:00 p. m. Date & Time of inspection on 13.08.2021 at 11:00 a. m. to 3:00 p. m.
4.	Borrower :- M/s. Surya Traders, Address :- Flat No. 1202, 12 th Floor, Building No. 4/C, Whispering Palm Building No. 4 CHSL, Lokhandwala Township, Akurli Road, Kandivali (East), Mumbai-400101. Late Subbaya E. Gambhir Proprietor of M/s. Surya Traders through his legal heir Mr. Ravindra Subbaya Gambhir (As per knowledge of the Bank) Guarantor :- Mr. Ravindra Subbaya Gambhir	Unit No. S-202, 2 nd floor, Raghuleela Mall, Off S. V. Road, Near Poisar Bus Depot, Kandivali (West), Mumbai-400 067. Area admeasuring 368 sq. ft. carpet. (PHYSICAL POSSESSION)	₹ 67,95,54/- ₹ 6,79,600/- ₹ 50,000/- Date : 20.08.2021 Time : 12.30 p. m. to 1.30 p. m. with unlimited extension of 5 minutes each
			Outstanding Amount :- ₹ 3,52,27,175 plus interest thereon w. e. f. 21.01.2017, incidental expenses, costs, charges incurred / to be incurred minus recovery thereafter. Date & Time for submission of request letter of participation / KYC Documents / Proof of EMD etc. up to 17.08.2021 before 3:00 p. m. Date & Time of inspection on 10.08.2021 at 11:00 a. m. to 3:00 p. m.
5.	Borrower :- i) M/s. Archdeep Interior Infra Pvt. Ltd. ii) Mr. Archie Abraham Address : C-93 Bldg. No. 5 Mittal Industrial Estate Andheri Kurla Road Marol Naka Andheri East Mumbai 400 053. Guarantors :- M/s. Archdeep Interior Infra Pvt. Ltd. [1] Mr. Kaniyarkuzhivilu Luka Abraham (Director / Guarantor) [2] Mrs. Lizy Kaniyarkuzhivilu Abraham (Director / Guarantor) [3] Mr. Archie Abraham (Guarantor) [4] Mrs. Esther Abraham (Guarantor) Mr. Archie Abraham] Borrower in Housing loan Mrs. Esther Abraham] Co-borrower in Housing loan.	Flat No. 601 & 602, 6 th floor, Green Acres C. H. S. Ltd., Building No. 1/A, Plot No. 325, Lokhandwala Complex, Village Oshiwara, Andheri (W), Mumbai-400 053. Area adm. 1875 sq. ft. built up. (PHYSICAL POSSESSION)	₹ 4,42,96,875/- ₹ 44,29,700/- ₹ 50,000/- Date : 20.08.2021 Time : 12.30 p. m. to 1.30 p. m. with unlimited extension of 5 minutes each
			Outstanding Amount :- M/s. Archdeep Interior Infra Pvt. Ltd. On 24.06.2016 for ₹ 5,59,52,039/- plus future interest applicable thereon from 25.06.2020 + all costs, charges & expenses or other incidental charges thereof. Mr. Archie Abraham On 24.06.2016 for ₹ 1,47,88,321/- + future interest applicable thereon from 25.06.2020, plus all costs, charges & expenses or other incidental charges thereof. Date & Time for submission of request letter of participation / KYC Documents / Proof of EMD etc. up to 17.08.2021 before 3:00 p. m. Date & Time of inspection on 11.08.2021 at 11:00 a. m. to 3:00 p. m.
6.	Borrower :- M/s. Shree Lakshmi Enterprises, Address : W 360 BTTC MIDC Rabale Ind Estate, Rabale, Thane Belapur Road, Thane. Partners / Guarantors :- i. Shri. Babu Shivasubramanian ii. Mrs. Vennila Shivasubramanian.	Flat No. 6, 1 st floor, Shiv Kripa CHSL., Opp. St. Mary's Convent, Nahur Road, Mulund (West), Mumbai-400 080. Area adm. 630 sq. ft. carpet. (PHYSICAL POSSESSION)	₹ 1,17,18,000/- ₹ 11,71,800/- ₹ 50,000/- Date : 20.08.2021 Time : 12.30 p. m. to 1.30 p. m. with unlimited extension of 5 minutes each
			Outstanding Amount :- ₹ 1,65,32,489.45 plus unapplied interest from 15.11.2018 minus recovery if any plus all costs, charges and expenses or other incidental charges thereof. Date & Time for submission of request letter of participation / KYC Documents / Proof of EMD etc. up to 17.08.2021 before 3:00 p. m. Date & Time of inspection on 09.08.2021 at 11:00 a. m. to 3:00 p. m.
7.	SEAWOODS BRANCH Borrower :- M/s. V. P. Engineering, Address : Plot No. 977, Kedupada Kalamboli, Navi Mumbai-410 218. Mr. Thaloniakra Lonappan Paul (Partner) & Mr. Xavier Joseph Mullor (Partner), Address : Flat No. 701, Sakhu CHS., Plot No. 22, Sec 44A, Nerul, Navi Mumbai 400 706. Partners / Guarantors :- Mr. Thaloniakra Lonappan Paul (Partner) & Mr. Xavier Joseph Mullor (Partner), Address : Flat No. 701, Sakhu CHS., Plot No. 22, Sec 44A, Nerul, Navi Mumbai 400 706.	Flat No. 405, 4 th Floor, 'C' Wing, "Eden Estate CHS Ltd.", Plot No. 45, Sector 10, Kamothe, Navi Mumbai Tal Panvel District Raigad admeasuring built up area 826 sq ft. Society Maintenance Charges : ₹ 2,06,379/- as on 01.07.2021 (PHYSICAL POSSESSION)	₹ 70,55,000/- ₹ 7,05,500/- ₹ 50,000/- Date : 20.08.2021 Time : 11.00 a. m. to 1.00 p. m. with unlimited extension of 5 minutes each
			Outstanding Amount :- ₹ 4,92,22,774.01 (Rs. Four Crores Ninety Two Lakhs Twenty Two Thousand Seven Hundred Seventy Four) plus unapplied interest @17.65% w. e. f. 01.04.2014

Date & Time for submission of request letter of participation / KYC Documents / Proof of EMD etc. up to 18.08.2021 before 3:00 p. m.	Date & Time of inspection on 09.08.2021 at 11:00 a. m. to 3:00 p. m. • For further details of the property, contact Mr. Omkar Shinde, Branch Manager, Mob. No. 9773397448 or Mr Rajendra Borse Deputy Zonal Manager Mob. No. 9730005522.	₹ 12,65,000/- ₹ 1,26,500/- ₹ 50,000/- Date : 20.08.2021 Time : 11.00 a. m. to 1.00 p. m. with unlimited extension of 5 minutes each
KARANJA BRANCH Borrower :- Mr. Raju Raghunath Valekar (Borrower) & Mrs. Rupa Raju Valekar (Guarantor) Address : Flat No. 101, Ground Floor, Moreswar Apartment, Opp. Sai Sanman Lodge, Karjat Kalyan Highway Post Neral, Tal. Karjat, Dist. Raigad, Maharashtra Also At : Flat No. 03, 1 st Floor, Sangeeta Apt. Near Shubham Group, Neral, Karjat Kalyan Road, Karjat-410 201. Partners / Guarantors :- Mr. Raju Raghunath Valekar (Borrower) & Mrs. Rupa Raju Valekar (Guarantor) Address : Flat No. 101, Ground Floor, Moreswar Apartment, Opp. Sai Sanman Lodge, Karjat Kalyan Highway, Post Neral, Tal. Karjat, Dist. Raigad, Maharashtra	Flat No. 101, Ground Floor, Moreswar Apartment, Opp Sai Sanman Lodge, Karjat Kalyan Highway, Post Neral, Tal. Karjat Dist. Raigad, Maharashtra Admeasuring 402 sq. ft. (PHYSICAL POSSESSION)	₹ 14,19,074/- (Rs. Fourteen Lakhs Nineteen Thousand Seventy Four Only) plus unapplied interest from 16.08.2019 and expenses incurred for recovery Date & Time for submission of request letter of participation / KYC Documents / Proof of EMD etc. up to 18.08.2021 before 3:00 p. m. Date & Time of inspection on 09.08.2021 at 11:00 a. m. to 3:00 p. m. • For further details of the property, Contact Mr. Digvijay Singh, Branch Manager Mob. No. 8698915659 or Mr Rajendra Borse, Deputy Zonal Manager 9730005522
Borrower :- 1) M/s. Khatu Rent a Car Pvt. Ltd. Address :- 1 & 2, Damodar Building, T H K Marg Opp Ajay Shopping Centre, Matunga West Mumbai 400 016 Directors / Guarantors :- Mrs. Bhagyashree Bhalchandra Khatu, Address: 1 & 2, Damodar Building, T H K Marg Opp Ajay Shopping Centre, Matunga West Mumbai-400 016. Mr. Bhalchandra Shriram Khatu, Address : 1 & 2, Damodar Building, T H K Marg Opp Ajay Shopping Centre, Matunga West Mumbai 400 016	Flat No 8, Second Floor, in Laxmikant Co-operative Housing Society Ltd., Off T. H. Kataria Marg, Mahim, Mumbai-400 016 bearing Final Plot No. 214 A of TOP III Cadastral Survey No. 2/635 of Mahim Division on the Registration District and Sub District Mumbai, Mumbai-400 016 admeasuring 480 sq ft built up area. (PHYSICAL POSSESSION)	₹ 1,10,00,000/- ₹ 11,00,000/- ₹ 50,000/- Date : 20.08.2021 Time : 11.30 a. m. to 12.30 p. m. with auto extension for 5 minutes in case bid is placed within last 5 minutes.
Outstanding Amount :- ₹ 1,01,00,481/- (Rs One Crore One Lakh Four Hundred Eighty One Only) plus unapplied interest from 28.07.2016 and expenses incurred for recovery Date & Time for submission of request letter of participation / KYC Documents / Proof of EMD etc. up to 18.08.2021 before 3:00 p. m. Date & Time of inspection on 13.08.2021 between 11:00 a. m. to 05:00 p. m., • For further details of the property, Contact Mrs. Meeknakshi Gavasane Branch Manager, THK Branch Mobile No. 7506385936 / Mr. Manvendra Patel 8860831975.		
Borrower :- 1) M/s. Shree Distributors, Address : 12, M. D. Building, 1 st floor, Dr. M. C. Jawale Marg, Near Kabutar Khana, Dadar (West), Mumbai-400 028 Proprietor :- Mr. Premal V. Mehta (Proprietor), Address : 12, M. D. Building, 1 st floor, Dr. M. C. Jawale Marg, Near Kabutar Khana, Dadar (West), Mumbai-400 028. Guarantor :- Mrs Laksha Premal Mehta, Address : 12, M. D. Building, 1 st floor, Dr. M. C. Jawale Marg, Near Kabutar Khana, Dadar (West), Mumbai-400 028.	Flat No. C-311, C Wing, Jain Apartment, Jain Darshan Co-op. Hsg Soc. Ltd., 60 ft. Road, Bhayandar West Dist. Thane 401 101 (Built up area : 240 sq ft. and Carpet Area : 203 sq. ft.) (PHYSICAL POSSESSION)	₹ 15,60,000/- ₹ 1,56,000/- ₹ 50,000/- Date : 20.08.2021 Time : 11.30 a. m. to 12.30 p. m. with auto extension for 5 minutes in case bid is placed within last 5 minutes.
Outstanding Amount :- ₹ 98,94,265.31 plus unapplied interest from 29.05.2015. Date & Time for submission of request letter of participation / KYC Documents / Proof of EMD etc. up to 18.08.2021 before 5:00 p. m. Date & Time of inspection on 13.08.2021 between 11:00 a. m. to 05:00 p. m. • For further details of the property, Paras Behl, Branch Manager, Girgaum Branch, Mobile No. 9654929797, Landline No. 022-23867095		
Borrower :- Mrs. Nutan Kalpesh Shah & Mr. Kalpesh P Shah, Address : 6/405, Sarvodya Garden CHS, Near Bhanusagar Cinema, Kalyan West	Flat No. 603, C Wing, Kaveri Building, Kailash Nagar, Next to cancer Hospital, Vaivali Road, Badlapur(W) Dist. Thane 421503 (PHYSICAL POSSESSION)	₹ 18,00,000/- ₹ 1,80,000/- ₹ 1,00,000/- Date : 20.08.2021 Time : 11.30 a. m. to 12.30 p. m. with auto Ext. for 5 minutes in case bid is placed within last 5 minutes.
Outstanding Amount :- ₹ 11,99,931/- plus unapplied interest w. e. f. 30.03.2016 plus other costs, charges and expenses Date & Time for submission of request letter of participation / KYC Documents / Proof of EMD etc. up to 18.08.2021 before 5:00 p. m. Date & Time of inspection on 11.08.2021 between 11:00 a. m. to 04:00 p. m.		
Borrower :- M/s Sunita Fabrics, Address : [1] Shop No. 973, 2 nd floor, Opposite Raja Medical Store, Station Road, Ulhasnagar-3 [2] Gala No. 3, JB Industrial Compound, Opp Bajrangji Ice Factory Khemani, Ulhasnagar-2 And Also : Mrs. Sunita Rajesh Khemani, Address : Row House No. 8, Paranjape Chawl, Behind Shiv Mandir	Flat No. 501, Fifth Floor, Mannat Villa, Block No. C-929, Near Kali Mata Mandir, off Kurla Camp Road, Ravindra Nagar, Kurla Camp, Ulhasnagar, Distt: Thane 421005 (PHYSICAL POSSESSION)	₹ 32,06,400/- ₹ 3,20,640/- ₹ 1,00,000/- Date : 20.08.2021 Time : 11.30 a. m. to 12.30 p. m. with auto extension for 5 minutes in case bid is placed within last 5 minutes.
Outstanding Amount :- ₹ 38,72,693/- plus unapplied interest w. e. f. 30.09.2016 plus other costs, charges and expenses. Date & Time for submission of request letter of participation / KYC Documents / Proof of EMD etc. up to 18.08.2021 before 5:00 p. m. Date & Time of inspection on 11.08.2021 between 11:00 a. m. to 04:00 p. m.		
Borrower :- Mr. Sunil Kisan Kamble, Address : Room No. 2002, Building No. 10, Hawre City, Thane, Maharashtra. Mrs. Archana Sunil Kamble, Address : Room No. 2002, Building No. 10, Hawre City, Thane, Maharashtra & Vartaknagar Naka, Near Shopkeeper Society, Pokharan Road No. 1, Thane (W).	Flat No. 01 & Shop No. 01, Ground Floor, Adiraj Garden, Building No. 2, Behind Adiraj Laxmi Enclave, Nallasopara (W), Village Nilemore, Tal. Vasai, Dist. Palghar, Maharashtra. (PHYSICAL POSSESSION)	₹ 48,20,000/- ₹ 4,82,000/- ₹ 1,00,000/- Date : 20.08.2021 Time : 11.30 a. m. to 12.30 p. m. with auto Ext. for 5 minutes in case bid is placed within last 5 minutes.
Outstanding Amount :- ₹ 51,74,672/- plus unapplied interest w. e. f. 13.10.2018 plus other costs, charges and expenses. Date & Time for submission of request letter of participation / KYC Documents / Proof of EMD etc. up to 18.08.2021 before 5:00 p. m. Date & Time of inspection on 11.08.2021 between 11:00 a. m. to 04:00 p. m.		
Borrower :- Mr. Nikhil Ravindra Malakar and Mrs. Deepali N. Malakar	Flat No 315, 3 rd Floor, Achole Ashok Nagar CHSL., Plot No. 8, Ashok Nagar, Achole Nallasopara (East) Palghar 401 209. Boundaries - East : Flat No. 314; West : Flat No. 316; North : Road and Aadshwar Apartment; South : Shobha Palace. (PHYSICAL POSSESSION)	₹ 22,20,000/- ₹ 2,25,000/- ₹ 50,000/- Date : 20.08.2021 Time : 11.30 a. m. to 12.30 p. m. with auto Ext. for 5 minutes in case bid is placed within last 5 minutes.
Outstanding Amount :- ₹ 27,00,000/- plus unapplied interest. Date & Time for submission of request letter of participation / KYC Documents / Proof of EMD etc. up to 18.08.2021 before 5:00 p. m. Date & Time of inspection on 13.08.2021 between 11:00 a. m. to 05:00 p. m.		

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 E-bikray portal (www.ibapi.in).

Date : 04.08.2021
Place : Mumbai

Sd/
Authorized Officer & Deputy General Manager (MCZ)
Bank of Maharashtra