

Public Notice For E-Auction Cum Sale (Appendix - IV A) (Rule 8(i))

Sale Of Immovable Property Mortgaged To IIFL Home Finance Limited (formerly Known As Indira Housing Finance Ltd.) (IIFL-HFL) Corporate Office At Plot No.98 udgar Vihar, Phase-V/gurdonr-122015 (haryana) And Branch Office At: Gyrasi Prasad Plot No.222, Second Floor In Above Of G P Parashik Sahakari Bank (West) -401501, Dist - Palghar, IIFL House Sun Infotech Park Road No.16V Plot No.8-23, Thane Industrial Area Wagle Estate Thane -400604, 3rd Floor Oberoi Chambers, Opposite Emerald Milk Scheme, Andheri West, Mumbai -400058, CTS No.4278 (to-7) Tarnaji Nagar Near Kalka Mata Mandir 2nd Floor Chitwardi Pune-411033, -3 Survey No. 31A, Plot No. 1+2+3+4, S-14 and B-14, Aadish Plaza, Nagar-Mannam Road, Opp. Dawle Hospital, Savedi, Ahmednagar-414003, G Floor, Sat Anand Pride-B, Duber Naka Ghiohi Sinner Road, Sinnar,Nashik-416520 Under The Securitisation And Reconstruction Of Financial Assets And Enforcement of Security Interest Act, 2002 (hereinafter "act"), Whereas The Authorised Officer ("ao") Of IIFL-HFL Has Taken The Possession Of The Following Properties Pursuant To The Notice Issued In S(12) Of The Act In The Following Loan Accounts/prospect nos. With A Right To Sell The Same On "as is Where is Basis, As is What is Basis And Without Recourse To The Assets" For Realization Of It's Dues, The Sale Will Be Done By The Undersigned Through E-Auction Platform Provided At The Website: www.iiflhome.com

Borrower(s)/Co-Borrower(s)/Guarantor(s)	Demand Notice Date and Amount	Description of the Immovable property/ Secured Asset	Date of Symbolic Possession	Reserve Price
1. Mr. Shrikumar Rameshwar Tukar 2. Mrs. Priyanka Shrikumar Tukar 3. MIS Mahavir Fruits Center and Suppliers Prospect No IL10145772	23-Nov-2022 Rs. 7,88,735.00/- (Rupees Seven Lakh Eighty Eight Thousand Seven Hundred Thirty Five Only)	One Hundred and Twenty Two Sq. Ft. Plot No. B26, Nil Nagar, Kh No.63, Tandi Kh, Taluka Kamptee, Near Kymbos University, Nagpur-440035	13-Mar-2023	Rs. 8,12,000/- (Rupees Eight Lakh Twelve Thousand Only)
1. Mr. Niles Nandani Nikam 2. Mrs. Pooja (Prospect No IL10233478)	25-Nov-2022 Rs. 15,44,033/- (Rupees Fifteen Lakh Forty Four Thousand Three Hundred Only)	All that part and parcel of the property bearing Flat No. 506, Admesuring plot No. 12 of PONTADA, TADA, PMAY, S. No. 56, 57, 58, 61, 62, 63 Plot No. A1, A2, A3, A4, B1, B2, B3, B4 Sector No. 12 at Bhosari, Pune, 411026. AREA ADMEASURING (IN SQ. FT.): Property Type: Saleable Area, Carpet, Area Property Area: 429.00, 318.00	04-Oct-2023	Rs. 16,12,000/- (Rupees Sixteen Lakh Twenty Two Thousand Only)
1. Mr. Dhiraj Janardhan Kamble 2. Mrs. Sultha Dhiraj Kamble (Prospect No IL10260553)	23-May-2023 Rs. 7,51,698.00/- (Rupees Seven Lakh Fifty One Thousand Six Hundred Ninety Eight Only)	All that part and parcel of the property bearing Flat No. 1305, Floor No. 13, Carpet Area 321 sq. ft., Super Built-Up Area 321 sq. ft., L14, L, Sector No.40, Kharghar, Navi Mumbai, Maharashtra-410206 (Area admesuring 482 sq. ft.)	09-Aug-2023	Rs. 25,07,000/- (Rupees Twenty Five Lakh Seven Thousand Only)
1. Mr. Sandip Namdeo Khandale 2. Mrs. Puspsha Sandeep Khandale (Prospect No IL10223263)	16-Mar-2024 Rs. 83,101.00/- (Rupees Eighty Three Thousand One Hundred and One Only)	All that part and parcel of the property bearing Flat No. 311, Floor No. 3, Building B13, Affordable Housing Scheme EWSLIG along with convenient shopping center 12 by PONTADA, TADA, PMAY, S. No. 56, 57, 58, 61, 62, 63 Plot No. A1, A2, A3, A4, B1, B2, B3, B4 Sector No. 12 at Bhosari, Pune, 411026. AREA ADMEASURING (IN SQ. FT.): Property Type: Saleable Area, Carpet, Area Property Area: 429.00, 318.00	06-Nov-2024	Rs. 6,18,000/- (Rupees Six Lakh Eighteen Thousand Only)
1. Mr. Babasaheb Pundlik Jondhale 2. Mrs. Mahina Babasaheb Jondhale (Prospect No IL10111713)	10-May-2024 Rs. 17,194,59.00/- (Rupees Seventeen Lakh Nineteen Thousand Four Hundred and Fifty Nine Only)	All that part and parcel of the property bearing Flat No. 305, Floor No. 3, Wing B, Building No. 5, Gut No.403, Jambhul, Taluka Maval, Pune, Maharashtra, India, 412106 AREA ADMEASURING (IN SQ. FT.): Property Type: Saleable Area, Carpet, Area Property Area: 531.00, 340.00	11-Nov-2024	Rs. 14,51,000/- (Rupees Fourteen Lakh Fifty One Thousand Only)
1. Mr. Devidas Namdev Salve 2. Mrs. Vishal Devidas Salve 3. Mrs. Mira Devidas Salve (Prospect No IL10276415)	11-May-2024 Rs. 18,34,771/- (Rupees Eighteen Lakh Thirty Four Thousand Seven Hundred and Seventy One Only)	All that part and parcel of the property bearing Row House No. 9, First Floor, Situated at Survey No. 252A, Plot No. 2027, Village Nigardewadi, Taluka & District Ahmednagar, Maharashtra, India, 414001 AREA ADMEASURING (IN SQ. FT.): Property Type: Land, Area, Carpet, Area Property Area: 581.00, 600.00, 629.00, 484.00	14-Aug-2024	Rs. 14,40,000/- (Rupees Fourteen Lakh Forty Thousand Only)
1. Mr. Sanjay Gulab Garandavali 2. Mrs. Nandana Sanjay Garandavali 3. Om Sai Ram Fabrication (Prospect No IL101745959)	21-Aug-2024 Rs. 18,00,768/- (Rupees Eighteen Lakh Seven Hundred and Sixty Eight Only)	All That Part And Parcel Of The Property Bearing Flat No. E-12, Floor No. 3, Building No. 1, Sector No. 1, Plot No. 1-a & 1-b Gut No. 102 Part Nakshtravadi At Aurangabad (m Corp.), Aurangabad, Maharashtra, India, 431001 Area Admesuring in Sq. Ft. Property Type: Saleable Area, Carpet Area, Built up Area Property Area: 549.00, 410.00, 452.00	07-Nov-2024	Rs. 12,38,000/- (Rupees Twelve Lakh Thirty Eight Thousand Only)
1. Mr. Anand Ashok Thakur 2. Mrs. Pavitra Anand Thakur (Prospect No IL10199298)	18-Sep-2024 Rs. 13,913,35.00/- (Rupees Thirteen Lakh Ninety One Thousand Three Hundred and Thirty Five Only)	All that part and parcel of the property bearing Flat No. 65, Prem Narayan Residency, S.No.58/22, AL, Atagon Village tal. Shajapur Thane, Maharashtra, India, 421301 AREA ADMEASURING (IN SQ. FT.): Property Type: Saleable Area, Carpet, Area Property Area: 295.00, 180.00 (Area admesuring 261 sq. ft.)	22-Nov-2024	Rs. 9,99,000/- (Rupees Nine Lakh Ninety Nine Thousand Only)
1. Mr. Sanjay Hirajani 2. Mrs. Sunita Sanjay 3. Snow Byte The Family Restaurant (Prospect No IL10243504)	14-Nov-2024 Rs. 14,910,75.00/- (Rupees Fourteen Lakh Ninety One Thousand Three Hundred and Seventy Five Only)	All that part and parcel of the property bearing Flat No. 334, Building known as SHRI DURGA APARTMENT, Constructed on Survey No. 3 A4, Plot No. 08, Village Devdoli, Shirur, Tal. Shirur, Dist. Chitaval, Maharashtra, India, 422101 AREA ADMEASURING (IN SQ. FT.): Property Type: Built Up Area, Carpet, Area Property Area: 550.00, 458.00	10-Feb-2025	Rs. 17,13,000/- (Rupees Seventeen Lakh Thirty Three Thousand Only)
1. Miss. Pomima Arun Dangore 2. Mr. Arun Ramraoji Dangore (Prospect No IL10225686)	13-Nov-2024 Rs. 8,684,77.00/- (Rupees Eight Lakh Sixty Eight Thousand Four Hundred and Seventy Seven Only)	All that part and parcel of the property bearing Flat No. 203, 2ND Floor, Wing 2A, Building No. 2, Sector No. 1, Condominium Plot R1 to R5 of Kh. No. 52 and PH No. 38, at Mouza Belatoli, Tah. Nagpur/Karjat, Nagpur, 441108 AREA ADMEASURING (IN SQ. FT.): Property Type: Saleable Area, Carpet, Area Property Area: 450.00, 292.00	12-Feb-2025	Rs. 14,03,000/- (Rupees Fourteen Lakh Three Thousand Only)
1. Mr. Mohd Israr Mohd Sarif Shah 2. Mr. Gul Bano (Prospect No IL1013392)	24-Jul-2024 Rs. 17,79,391/- (Rupees Seventeen Lakh Seventy Nine Thousand Three Hundred Eighty One Only)	All that part and parcel of the property bearing Flat No. 201, Northward, Second Floor, Building Plot No. 44, Project known as Kotak Sone, Constructed on S.No. 621, Saitaji Road, Churnali, Village Sirgion, Taluka and District Palghar, Maharashtra, India, 401407. AREA ADMEASURING (IN SQ. FT.): Property Type: Built Up Area, Carpet, Area Property Area: 591.00, 362.00 (Area admesuring 507 Sq Ft.)	18-Dec-2024	Rs. 7,00,000/- (Rupees Seven Lakh Only)
1. Mr. Mukut Kant Rambadan Yadav 2. Mrs. Sunita Rambadan Yadav 3. Mukutkant Yadav (Prospect No IL10106834)	23-Dec-2022 Rs. 21,47,339/- (Rupees Twenty One Lakh Forty Seven Thousand Three Hundred and Thirty Nine Only)	All that part and parcel of the property bearing Flat No. 202, Carpet Area 516 sq. ft., Floor No. 2, 3rd No. 3 Wing D, Shalimar Township Sarada Genesis MIDC Road Padgahe Umroli E Dist. Palghar, Maharashtra-401404 (Super Built Up Area Admesuring 751 Sq Ft.)	25-Aug-2023	Rs. 7,00,000/- (Rupees Seven Lakh Only)
1. Mr. Uday Singh 2. Mr. Dewangan Lalpat Singh 3. Mrs. Manju Dewangan Singh 4. Baba Enterprises (Prospect No IL10166020)	18-Sep-2023 Rs. 18,69,673/- (Rupees Eighteen Lakh Sixty Nine Thousand Six Hundred and Seventy Three Only)	All That Part And Parcel Of The Property Bearing Flat No. 104, Floor No. 1, Wing B, Type C1, Building No. 1, Sector No. 1, Survey No. 10237 / Old Survey No. 10231+1224, Village Mahini, Station Rd, P. International School, haranwadi Naka, Palghar, Maharashtra - 401404, Maharashtra AREA ADMEASURING (IN SQ. FT.): Property Type: Saleable Area, Area, Admesasuring Carpet, Area Property Area: 458.00, 279.79, 254.00 (Super Built Up Area ad Mesasuring 406 Sq. Ft.)	28-Mar-2024	Rs. 7,00,000/- (Rupees Seven Lakh Only)
1. Mr. Vias Ganpat Pawar 2. Mrs. Veena Vias Pawar (Prospect Nos 788847 and 8115543)	11-Jan-2022 Rs. 10,79,420/- (Rupees Ten Lakh Seventy Nine Thousand Four Hundred and Twenty Eight Only)	All that part and parcel of the property bearing Flat No. B0001, Ground floor, Carpet Area Admesuring 24.18 Sq. M., Situated at Survey No. 10231+1225, Mahim, Palghar, Maharashtra, India, 401404 AREA ADMEASURING (IN SQ. FT.): Property Type: Carpet, Area, Carpet Area Property Area: 655.00, 234.00 (Area admesuring 378 sq. ft.)	29-Jan-2025	Rs. 7,00,000/- (Rupees Seven Lakh Only)
1. Mr. Arvind Kumar Jeelani Singh 2. Mrs. Visha Arvind Singh 3. Balaji Plumbing (Prospect No IL10191972)	17-Sep-2024 Rs. 14,01,538.00/- (Rupees Fourteen Lakh One Thousand Five Hundred and Thirty Eight Only)	All that part and parcel of the property bearing Flat No. 104, Floor No. 1, Wing B, Building No. 1, Survey No. 10231+1225, Mahim, Palghar, Maharashtra, India, 401404 AREA ADMEASURING (IN SQ. FT.): Property Type: Carpet, Area, Carpet Area Property Area: 655.00, 234.00 (Area admesuring 378 sq. ft.)	27-Jan-2025	Rs. 7,00,000/- (Rupees Seven Lakh Only)
1. Mr. Vishal Sunil Bhavsar 2. Mrs. Jayashri Sunil Bhavsar 3. Mrs. Sunil Vasant Bhavsar (Prospect No 937299)	12-Apr-2023 Rs. 15,07,401/- (Rupees Fifteen Lakh Seven Thousand Four Hundred One Only)	All that part and parcel of the property bearing Flat No. H-04, Carpet Area 399 sq. ft., Built-Up Area 422 sq. ft., Super Built-Up Area 339 sq. ft., 1st Floor, Building Type H & I, Shree Datta Meher Hospital, Galt no. 99, Pisavadi Abad, Aurangabad, Maharashtra, India-431001	16-Jan-2025	Rs. 13,34,000/- (Rupees Thirteen Lakh Thirty Four Thousand Only)
1. Mr. Shubham Gautam Salve 2. Mr. Gautam Sandeep Salve 3. Mrs. Karuna Gautam Salve (Prospect No IL10131534)	08-Aug-2023 Rs. 14,97,840/- (Rupees Fourteen Lakh Ninety Seven Thousand Eight Hundred and Forty Only)	All that part and parcel of the property bearing Flat No. 65, Carpet area Ad-Measuring: 499 Sq.ft., Balcony area Ad-Measuring: 27 Sq. ft., Terrace area Ad-Measuring: 48 Sq.ft., Saleable area Ad-Measuring: 698 Sq.ft., Built up area 627 Sq. Ft., Floor No. 1, Wing I, A4 Type Building, Near Swapnagan, Phase Sara Swapnagan A4, A5, Abiding situated at Galt No.93P And 95P, Village Gangapur Jahgir, Near Shendra MIDC, Taluka Aurangabad - 431001, (Area Admesuring: 698 Sq. ft.)	19-Sep-2024	Rs. 8,32,000/- (Rupees Eight Lakh Thirty Two Thousand Only)

Important Information: This auction is published based possession vide Sec 13 (4) of SARFAESI Act. Physical possession will be offered post receiving of Section-14 order as per process laid down under SARFAESI Act and as when physical possession will be taken. Bidder shall do necessary due-diligence in respect of documents and legalities in connection with the property.

Mode Of Payment: EMD payments are to be made vide online mode only. To make payments you have to visit <https://www.iiflhome.com> and pay through link available for the property/ Secured Asset only. Note: Payment link for each property/ Secured Asset is different. Ensure you are using link of the property/ Secured Asset you intend to buy vide public auction.

For Balance Payment: Login <https://www.iiflhome.com> on "My Bid" Pay Balance Amount.

Terms and Conditions:

- For participating in e-auction, intending bidders required to register their details with the Service Provider <https://www.iiflhome.com>, well in advance and has to create the login account, login ID and password. Intending bidders have to submit / send their "Tender FORM" along with the payment details towards EMD, copy of the KYC and PAN card at the above mentioned Branch Office.
- The bidders shall improve their offer in multiple of amount mentioned under the column "Bid Increase Amount". In case bid is placed in the last 5 minutes of the closing time of the auction, the closing time will automatically get extended for 5 minutes.
- The successful bidder should deposit 25% of the bid amount (after adjusting EMD) within 24 hours of the acceptance of bid price by the AO and the balance 75% of the bid amount within 15 days from the date of confirmation of sale by the secured creditor. All deposit and payment shall be in the prescribed mode of payment.
- The purchaser has to bear the costs, applicable stamp duty, fees, and any other statutory duties or other dues like municipal tax, electricity charges, land and all other incidental costs, charges including all taxes and rates outgoings relating to the property.
- The purchaser has to pay TDS applicable to the transaction/payment of sale amount and submit the TDS certificate with IIFL-HFL.
- Bidders are advised to check the website <https://www.iiflhome.com> and <https://www.iifl.com> for details of the auction for detailed terms and conditions of auction sale & auction application form before submitting their Bids for taking part in the e-auction sale proceedings.
- For details, help procedure and online training on e-auction prospective bidders may contact the service provider E-mail ID: care@iiflhome.com, Support Helpline no. 1800 2672 499.
- For any query related to Property details, Inspection of Property and Online bid etc. call IIFL-HFL toll free no. 1800 2672 499 from 09:30 hrs to 18:00 hrs between Monday to Friday or write to email: care@iiflhome.com.
- Notice is hereby given to above said borrowers to collect the household articles, which were lying in the secured asset at the time of taking physical possession within 7 days, otherwise IIFL-HFL shall not be responsible for any loss of property under the circumstances.
- Further notice is hereby given to the Borrowers, that in case they fail to collect the above said articles same shall be sold in accordance with Law.
- In case of default in payment at any stage by the successful bidder/ auction purchaser within the above stipulated time, the sale will be cancelled and the amount already paid will be forfeited (including EMD) and the property will be again put to sale.
- AO reserves the rights to postpone/cancel or vary the terms and condition of tender/bid without assigning any reason thereof. In case of any dispute in tender/Auction, the decision of AO/IIFL-HFL will be final.

15 DAYS SALE NOTICE UNDER THE RULE 9 SUB RULE (1) OF SARFAESI ACT, 2002

The Borrower are hereby notified to pay the sum as mentioned above along with upto dated interest and ancillary expenses before the date of Tender/Auction, failing which the property will be auctioned/sold and balance dues if any will be recovered with interest and cost.

Place: Maharashtra **Date:** 03.05.2025

Sd/-
Authorized Officer, IIFL Home Finance Limited

pnb Housing Finance Limited

Regd. Office:- 9th Floor, Antriksh Bhavan, 22, K G Marg, New Delhi-110001. (East) Mumbai, Maharashtra-400066. Panel Branch:- Office No.6-B, First Floor, Neel Empress CHSL, Plot No. 82-93, Sector-15, Near HDFC Circle, New Panel, Maharashtra-410206

POSSESSION NOTICE (FOR IMMovable PROPERTIES)

Whereas the undersigned being the Authorised Officer of the PNB Housing Finance Ltd. under the Securitisation and Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002, and in exercise of powers conferred under section 13(12) read with Rule 3 of the said Act (Enforcement) Rules 2002, issued demand notices on the date mentioned against each account calling upon the respective borrowers to repay the amount as mentioned against each account within 60 days from the date of notice(s)/date of receipt of the said notices. The borrower/s having failed to repay the amount, notice is hereby given to the borrower/s and the public in general that the undersigned has taken possession of the property/ies described herein below in exercise powers conferred on him/her under Section 13(4) of the said Act read with Rule 8 of the said Rules on the dates mentioned against each account.

The borrower/s in particular and the public in general is hereby cautioned not to deal with the property/ies and any dealing with the property/ies will be subject to the charge of PNB Housing Finance Ltd. for the amount and interest thereon as per loan agreement.

The borrower's attention is invited to provisions of Sub-section (8) of Section 13 of the Act, in respect of time available, to redeem the secured assets.

Sr. No.	Loan Account Number	Name of the Borrower/Co-Borrower/Guarantor	Date of Demand Notice	Amount Outstanding	Date of Possession Taken	Description of the Property/ies Mortgaged
1.	HOU/BRVU/11/17451123, B.O.: Borivali	Deepal Dilip Pawar	05-04-2024	Rs. 82,57,951.86/- (Rupees Eighty Two Lakh Fifty Seven Thousand Nine Hundred Fifty One and Eighty Six Paise only) as on 05-04-2024	29-04-2025 (Physical Possession)	B 101 1st Floor, B Wing, Hiranandani Estate Complex, Princeton CHSL, Thane West, Near Hiranandani CIR, Off G.B. Road, Thane, Maharashtra-400601.
2.	HOU/PNV/1/218/621645, B.O.: Panvel	Meera K Fatehpakar	15-04-2021	Rs. 56,81,098.2/- (Rupees Fifty Six Lakh Eighty One Thousand Ninety Eight and Two Paise only) as on 31-03-2021	29-04-2025 (Physical Possession)	Room No.C 23, Plot No.218, R Ward, Gorai Sahyog CHS, Road No.RSC 32, Gorai Borivali, Mumbai, Maharashtra-400091, India

Place: Mumbai, **Dated:** 29.04.2025

Authorized Officer, (M/s PNB Housing Finance Ltd.)

MUMBAI SLUM IMPROVEMENT BOARD

A REGIONAL UNIT OF (MAHARASHTRA HOUSING AND AREA DEVELOPMENT AUTHORITY)

Tel. No. 022-66405432, E-mail - eeewest.msib@mhada.gov.in

Ref. no. EE/West/MSIB/e-Tender/57/2025-26

e-TENDER NOTICE No. 57

Executive Engineer (West) Division, Mumbai Slum Improvement Board, (Unit of MHADA) Room No. 537, 4th floor, Griha Nirman Bhavan, Bandra (East), Mumbai-400051 Phone Number (022) 66405432 is inviting Open Tender/Regular e-Tender for the 37 number of work in the form of B1 (Percentage Rate) from the contractors registered with PWD/MHADA/CPWD/CIDCO/MES/MJP/MIDC/Indian Railway/BPS/MCGM in the corresponding appropriate class of contractor or any Govt./Semi Govt. organization, via online e-bidding system. The detailed Tender Documents shall be available & can be downloaded from Government of Maharashtra portal <https://mahatenders.gov.in>. Bidding documents can be loaded on the website The tender schedule as follows.

Sr. No.	Stage Dese.	Date of time period	Sr. No.	Stage Dese.	Date of time period
1	Documents sale start	08/05/2025 10.30 am.	2	Documents sale end	15/05/2025 2.30 pm.
3	Technical bid opening	16/05/2025 3.05 pm. onward	4	Price bid opening	19/05/2025 10.30 am. onward

The Competent Authority reserves the right to reject any or all the tenders without assigning any reason thereof. Conditional offers will not be accepted.

Note: 1 Please refer detailed tender notice on website.

Note: 2 Corrigendum / Amendments if any could be published only on the website.

MHADA - Leading Housing Authority in the Nation **CPRO/43/372**

Sd/-
Executive Engineer (W) M S I B Board, Mumbai

ICICI Home Finance Corporate Office: ICICI Home Finance Company Limited ICICI HFC Tower, Andheri- Kurla Road, Andheri (East), Mumbai-400059, India

Branch Office: 2nd floor, Office No. 202, Kohinor Paradise, Survey No. 284, Shivaji Nagar, Ratnagiri 415612

Branch Office: 2nd floor, Office No. 203, Sai Midas, Opposite Patiyala House, Nagar, Mannam Road, Savedi, Ahmednagar- 414003

Branch Office: City Survey No.1976B/1+2 India Garage, South Western Corner, 1st floor of India Plaza Complex, Jilho Peth Swatantra Chowk, Jalgaon - 425001

Notice for sale of immovable assets

E-Auction Sale Notice for Sale of Immovable Assets under the Securitization 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 Possession of which has been taken by the Authorized Officer of ICICI Home Finance Company Ltd., will be sold on "As is where is", "As is what is" and "Whatever there is", as per the brief particulars given hereunder:

Sr. No.	Name of Borrower(s)/ Co-Borrowers/ Guarantors/ Legal Heirs. Loan Account No.	Details of the Secured asset(s) with known encumbrances, if any	Amount Outstanding	Reserve Price Earnest Money Deposit	Date and Time of Property Inspection	Date & Time of Auction	One Day Before Auction	SARFAESI Stage
(A)	(B)	(D)	(C)	(E)	(F)	(G)	(H)	(I)
1.	Ajit Tarachand Kothari (Borrower) Sarla Ajit Kothari (Co-Borrower) Loan Account No. N-HSHI00001274605	57/61, Shirdi, Tal. Rahata Dist. Ahmednagar, Maharashtra	Rs. 27,34,530/- April 25, 2025	Rs. 31,37,616/- April 25, 2025	May 13, 2025 11:00 AM To 03:00 PM	May 20, 2025 02:00 PM To 03:00 PM	May 19, 2025 Before 05:00 PM	Physical Possession
2.	Mahesh Amrut Sawant (Borrower) Manasi Mahesh Sawant (Co-Borrower) Loan Account No. LHJLN00001303546	303 2nd Flr Wing 2 Sai Darshan Apartment S No. 285 H No. B at Mouje Sawarde Tal Chiplun Dist Ratnagiri- 415606	Rs. 9,63,046/- April 25, 2025	Rs. 8,84,052/- April 25, 2025	May 13, 2025 11:00 AM To 03:00 PM	May 20, 2025 02:00 PM To 03:00 PM	May 19, 2025 Before 05:00 PM	Physical Possession
3.	Shaligram Fakira Mali (Borrower) Ashabai Shaligram Mali (Co-Borrower) Loan Account No. LHJLN00001303546	Northern Side of CTS No. 4228 A situated at Parola Tal. Parola, Dist. Jalgaon.	Rs. 35,01,897/- April 25, 2025	Rs. 21,54,870/- April 25, 2025	May 13, 2025 11:00 AM To 03:00 PM	May 20, 2025 02:00 PM To 03:00 PM	May 19, 2025 Before 05:00 PM	Physical Possession

The online auction will be conducted on website (URL Link- <https://biddeal.in/>) of our auction agency Value Trust Capital Services Private Limited. The Mortgagor/s/ notice are given a last chance to pay the total dues with further interest till May 19, 2025 before 05:00 PM else these secured assets will be sold as per above schedule. The Prospective Bidder(s) must submit the Earnest Money Deposit (EMD) RTGS/ Demand Draft (DD) (Refer Column E) at ICICI Home Finance Company Limited Branch Office Address mentioned on top of the article on or before May 19, 2025 before 05:00 PM. Earnest Money Deposit Demand Draft (DD) should be from a Nationalized/Scheduled Bank in favor of "ICICI Home Finance Company Ltd.- Auction" payable at the branch office address mentioned on top of the article.

For any clarification or clarifications with regards to inspection, terms and conditions of the auction or submission of tenders, kindly contact ICICI Home Finance Company Limited on 9920807300.

The Authorized Officer reserves the right to reject any or all the bids without furnishing any further reasons. For detailed terms and conditions of the sale, please visit <https://www.icicifhc.com>.

Date: May 03, 2025 **Authorized Officer, "ICICI Home Finance Company Limited",** CIN Number- U65922MH1999PLC120106

BASSEIN CATHOLIC CO-OPERATIVE BANK LTD (SCHEDULED BANK)

Catholic Bank Building, Pappy Naka, Pappy, Vasai (West) Dist-Palghar (M.S) 401207

Tel. No. :- 900712200, 7447762211

E-AUCTION SALE NOTICE

(Auction Sale/bidding would be conducted only through website <https://sarfaesi.auctiontiger.net>)

SALE OF IMMOVABLE ASSETS CHARGED TO THE BANK UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST (SARFAESI) ACT, 2002

Pursuant to Demand Notice issued u/s 13(2), the undersigned as Authorised Officer of Bassein Catholic Co-op. Bank Ltd. has taken of possession of the following assets u/s 13 (4) of the SARFAESI Act. Public at large is informed that e-auction (under SARFAESI Act, 2002) of the charged assets is the below mentioned case for realization of Bank's dues will be held on "AS IS WHERE IS BASIS", "AS IS WHAT IS BASIS" and "NO COMPLAIN BASIS" as specified here under :

Sr. No.	Name of Borrower (NPA)	Amt. O/S (Rs.) As Per Demand Notice	Description of Property	Reserve Price & EMD	Auction & Inspection Date & Time
1	Mr. Riyaz Mh. Riyaabob Khan SSLN 3363 Nallasopara East Branch	Rs. 16,11,538.00 15.02.2020	Flat No. 102, 1st Floor, Anuradha CHSL., Tulj Road, Nallasopara East. Area Adm. 340 sq.ft. BUA	Reserve Price Rs. 16,00,000/- EMD Rs. 1,60,000/-	Auction on 22nd May 2025 at 10.00 a.m. to 11.00 a.m. Inspection on 09.05.2025 from 11 a.m. to 1.00 p.m.
2	Mr. Habib Suleman Sayyed Prop. Of M/s. H. H. Brothers ODCD 29 PMLN 58 Virar East Branch	Rs. 46,75,582.23 05.01.2022	Flat 301, Third Floor, Surya Palace Building No. 1, Wing A, Near Nageshwar Mahadev Mandir, Nallasopara West, Village Nilmore, Pin-401203 Area Adm. 442 sq.ft. BUA	Reserve Price Rs. 22,00,000/- EMD Rs. 2,20,000/-	Auction on 22nd May 2025 at 11.00 a.m. to 12.00 noon Inspection on 09.05.2025 from 11 a.m. to 1.00 p.m.
3	Mr. Munir Abdul Rehman Shaikh Prop. of M/s. Chistiya Sea Foods	Rs. 2,20,17,704.47 in respect of ODCD 2 AND	Factory and Cold Storage Along with land at New Survey No. 34, Hissa No. 1/B, Village Mori, At post Village Kaman, Vasai East. Land area 10 Gunthas, Construction area 3408 Sq.ft.	Reserve Price Rs. 92,00,000/- EMD Rs. 9,20,000/-	Auction on 22nd May 2025 at 12.00 noon to 1.00 pm Inspection on 09.05.2025 from 11 a.m. to 1.00 p.m.
4	Mrs. Shahnaz Munir Shaikh Proprietor of M/s. Naaz Fish Company Urban Branch	Rs. 44,98,516.00 in respect of SSLN-173 AND	Flat No. 102, 1st Floor, Anuradha CHSL., Tulj Road, Nallasopara East. Area Adm. 340 sq.ft. BUA	Reserve Price Rs. 1,33,400/- (Rupees One Lakh Thirty Three Thousand Four Hundred Only)	Auction on 22nd May 2025 at 12.00 noon to 1.00 pm Inspection on 09.05.2025 from 11 a.m. to 1.00 p.m.
5	Mr. Habib Suleman Sayyed Prop. Of M/s. H. H. Brothers ODCD 29 PMLN 58 Virar East Branch	Rs. 46,75,582.23 05.01.2022	Flat 301, Third Floor, Surya Palace Building No. 1, Wing A, Near Nageshwar Mahadev Mandir, Nallasopara West, Village Nilmore, Pin-401203 Area Adm. 442 sq.ft. BUA	Reserve Price Rs. 22,00,000/- EMD Rs. 2,20,000/-	Auction on 22nd May 2025 at 11.00 a.m. to 12.00 noon Inspection on 09.05.2025 from 11 a.m. to 1.00 p.m.
6	Mr. Munir Abdul Rehman Shaikh Prop. of M/s. Chistiya Sea Foods	Rs. 2,20,17,704.47 in respect of ODCD 2 AND	Factory and Cold Storage Along with land at New Survey No. 34, Hissa No. 1/B, Village Mori, At post Village Kaman, Vasai East. Land area 10 Gunthas, Construction area 3408 Sq.ft.	Reserve Price Rs. 92,00,000/- EMD Rs. 9,20,000/-	Auction on 22nd May 2025 at 12.00 noon to 1.00 pm Inspection on 09.05.2025 from 11 a.m. to 1.00 p.m.
7	Mrs. Shahnaz Munir Shaikh Proprietor of M/s. Naaz Fish Company Urban Branch	Rs. 44,98,516.00 in respect of SSLN-173 AND	Flat No. 102, 1st Floor, Anuradha CHSL., Tulj Road, Nallasopara East. Area Adm. 340 sq.ft. BUA	Reserve Price Rs. 1,33,400/- (Rupees One Lakh Thirty Three Thousand Four Hundred Only)	Auction on 22nd May 2025 at 12.00 noon to 1.00 pm Inspection on 09.05.2025 from 11 a.m. to 1.00 p.m.
8	Mr. Habib Suleman Sayyed Prop. Of M/s. H. H. Brothers ODCD 29 PMLN 58 Virar East Branch	Rs. 46,75,582.23 05.01.2022	Flat 301, Third Floor, Surya Palace Building No. 1, Wing A, Near Nageshwar Mahadev Mandir, Nallasopara West, Village Nilmore, Pin-401203 Area Adm. 442 sq.ft. BUA	Reserve Price Rs. 22,00,000/- EMD Rs. 2,20,0	