पंजाब नैशनल बैंक
punjab national bank
(Govt. of India Undertaking)

CIRCLE SASTRA CENTRE, MUMBAI CITY
6th Floor, United Bank Of India Tower, Sir P M Road, Fort,
Mumbai-400 001 **E-mail:** cs6041@pnb.co.in

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))	A) Dt. Of Demand Notice u/s 13(2) of SARFAESI ACT 2002 B) Outstanding Amount as on 30.09.2024 C) Possession Date u/s 13(2) of SARFESI ACT 2002 D) Nature of Possession Symbolic/Physical/	A)Reserve Price (Rs. in Lacs) B)EMD C)Bid Increase Amount	Date/ Time of E-Auction	Details of the encumbrances known to the secured creditors Name & Number of the Contact Person
1	**BO: Circle SASTRA Centre, Mumbai City** **Balu Ganpat Bhagat and Malan Balu Bhagat**	Flat No.202, 2nd Floor, Shree Niwas Residency, A Wing, Survey No. 66, Vill-Belavali, Badlapur, Taluka Ambernath, Distt. Thane-421503 **BUA 1056 Sq. Ft.**	**A) 13.07.2022** **B) Rs.37,44,386.50** **C) Dated: 27.12.2022** **D) SYMBOLIC**	**A) Rs.39,35,000.00** **B) Rs.3,93,500.00** **C) Rs.40,000.00**	**DATE: 23.10.2024** **Time: 11:00 AM to 04:00 PM**	**Not known to Authiorzed Officer** **Shankar Das 9324826050**
2	**BO: Circle SASTRA Centre, Mumbai City** **Avinash Gulabrao Walve and Swati Avinash Walve**	Ground Floor of the Building No. F-80, Known as Giri Darshan Co-Op. Housing Society Ldt Situated at 21/22, CBD Belapur, Navi Mumbai-400614 **BUA 1141 Sq. Ft.**	**A) 01.07.2019** **B) Rs. 1,31,56,702.23** **C) Dated: 21.11.2019** **D) SYMBOLIC**	**A) Rs. 83,43,000/-** **B) Rs. 8,34,300/-** **C) Rs. 80,000/-**	**DATE: 23.10.2024** **Time: 11:00 AM to 04:00 PM**	**Not known to Authiorzed Officer** **Shankar Das 9324826050**
3	**BO: Circle SASTRA Centre, Mumbai City** **Mr. Vijay Raju Kamavaram and Mrs. Veeranna Kamavaram**	Flat No. 709, 7th Floor, C-Wing, Siddhivinayak Homes, Plot No. 189, Sector-19, Ulwe, Navi Mumbai-400706 **BUA 806 Sq Ft**	**A) 27.05.2021** **B) Rs. 36,25,255.36** **C) Dated: 26.07.2024** **D) SYMBOLIC**	**A) Rs.50,26,500/-** **B) Rs.5,02,650/-** **C) Rs.50,000/-**	**DATE: 23.10.2024** **Time: 11:00 AM to 04:00 PM**	**Not known to Authiorzed Officer** **Shankar Das 9324826050**
4	**BO: Circle SASTRA Centre, Mumbai City** **Mr. Narendra Naresh Rane**	Flat No. 404, 4th Floor, Building Name Mahashakti CHSL, Survey No.399, Hissa No. 2 & 5, Manvelpada Road, Vill-Virar(East), Taluka Vasai, Distt. Palghar-401303 **BUA 299 Sq. Ft.**	**A) 25.05.2021** **B) Rs. 17,21,747.00** **C) Dated: 04.10.2021** **D) SYMBOLIC**	**A) Rs.15,75,000/-** **B) Rs.1,57,500/-** **C) Rs.15,000/-**	**DATE: 23.10.2024** **Time: 11:00 AM to 04:00 PM**	**Not known to Authiorzed Officer** **Shankar Das 9324826050**
5	**BO: Circle SASTRA Centre, Mumbai City** **Mohd. Yasin Abdul Aziz Shaikh and Hannath Parveen**	Shop No.6,7,8, Ground Floor, Sheetal Tower CHSL, Unique Park, Nayanagar, Mira Road (East), Distt. Thane-401107. **BUA 960 Sq. Ft.**	**A) 01.07.2019** **B) Rs.1,18,71,875.95** **C) Dated: 19.09.2019** **D) SYMBOLIC**	**A) Rs.1,28,30,400/-** **B) Rs.12,83,040/-** **C) Rs. 1,00,000.00**	**DATE: 23.10.2024** **Time: 11:00 AM to 04:00 PM**	**Not known to Authiorzed Officer** **Shankar Das 9324826050**
6	**BO: Circle SASTRA Centre, Mumbai City** **Lokesh Kishanlal Jaiswal and Preeti Lokesh Jaiswal**	Flat No. 105, 1st Floor, B Wing, D-Building, Golden Isle CHSL, Vill- Maroshi, Aarey Milk Colony, Goregaon(East), Mumbai -400065 **BUA 308 Sq. Ft.**	**A) 10.06.2019** **B) Rs.1,84,28,192.36** **C) Dated: 08.01.2021** **D) SYMBOLIC**	**A) Rs.39,37,000/-** **B) Rs.3,93,700/-** **C) Rs. 40,000/-**	**DATE: 23.10.2024** **Time: 11:00 AM to 04:00 PM**	**Not known to Authiorzed Officer** **Shankar Das 9324826050**
7	**BO: Circle SASTRA Centre, Mumbai City** **Lokesh Kishanlal Jaiswal and Preeti Lokesh Jaiswal**	Flat No. 106, 1st Floor, B Wing, D-Building, Golden Isle CHSL, Vill- Maroshi, Aarey Milk Colony, Goregaon(East), Mumbai -400065 **BUA 396 Sq. Ft.**	**A) 10.06.2019** **B) Rs.1,84,28,192.36** **C) Dated: 08.01.2021** **D) SYMBOLIC**	**A) Rs.44,98,000/-** **B) Rs.4,49,800/-** **C) Rs.45,000/-**	**DATE: 23.10.2024** **Time: 11:00 AM to 04:00 PM**	**Not known to Authiorzed Officer** **Shankar Das 9324826050**
8	**BO: Circle SASTRA Centre, Mumbai City** **Mr. Kaluram Darhaji Sutar**	Flat No. 202, 2nd, Floor, Shreepal Nagar CHSL 'D', Vill- Khari, Navghar Road, Near Siddhivinayak Hospital, Bhayander(East), Distt-Thane-401105 **BUA 400.85 Sq. Ft.**	**A) 02.04.2016** **B) Rs.1,34,79,071.28** **C) Dated: 07.07.2016** **D) SYMBOLIC**	**A) Rs.25,97,400/-** **B) Rs.2,59,740/-** **C) Rs.25,000/-**	**DATE: 23.10.2024** **Time: 11:00 AM to 04:00 PM**	**Not known to Authiorzed Officer** **Shankar Das 9324826050**
9	**BO: Circle SASTRA Centre, Mumbai City** **Mr. Imran Umar Khan and Lalit Chunnilal Jain**	Flat No.304, 3rd Floor, A- Wing, Ramsha Apartment CHSL, Gaondevi Road, New Colony, Vill- Kohoj, Khuntavali, Ambernath (West), Distt. Thane-421505 **BUA 829.00 Sq. Ft.**	**A) 01.07.2019** **B) Rs.39,18,544.44** **C) Dated: 11.02.2020** **D) SYMBOLIC**	**A) Rs.31,70,925/-** **B) Rs.3,17,093/-** **C) Rs.30,000/-**	**DATE: 23.10.2024** **Time: 11:00 AM to 04:00 PM**	**Not known to Authiorzed Officer** **Shankar Das 9324826050**
10	**BO: Circle SASTRA Centre, Mumbai City** **M/S Chinmay Real Estate Consultants, Mr. Paresh Bhikaji Patil and Mrs, Prach Paresh Patil**	A-0003, EC-65, Manngal Dhara Building, Mangal Charan CHSL, Evershine City, Vill-Manupur, Vasai(East), Distt- Palghar-401208 **BUA 486.00 Sq. Ft.**	**A) 17.05.2019** **B) Rs.35,73,240.36** **C) Dated: 22.12.2020** **D) SYMBOLIC**	**A) Rs.25,58,790/-** **B) Rs.2,55,879/-** **C) Rs.25,000/-**	**DATE: 23.10.2024** **Time: 11:00 AM to 04:00 PM**	**Not known to Authiorzed Officer** **Shankar Das 9324826050**

TERMS AND CONDITIONS OF E-AUCTION SALE

The sale shall be subject to the Terms & Conditions prescribed in the Security Interest (Enforcement) Rules 2002 and tothe following further conditions:

1. The properties are being sold on **"AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" and "WHATEVER THERE IS BASIS"**

2. The particulars of Secured Assets specified in the Schedule hereinabove have been stated to the best of the information of the Authorised Officer, but the Authorised Officer shall not be answerable for any error, misstatement or omission in this proclamation.

3. The Sale will be done by the undersigned through e-auction platform provided at the Website https://ebkray.in on **23.10.2024 @ 11.00 A.M. to 4.00 P.M.**

4. For detailed term and conditions of the sale, please refer **https://ebkray.in & www.pnbindia.in.**

Date : 07.10.2024
Place : Mumbai

Sd/-
Authorized Officer, Punjab National BanK