यूको बैंक (भारत सरकार का उपक्रम) UCO BANK (A Govt. of India Undertaking)

Zonal Office Surat, Riddhi Shopper, Opp. Star Bazar Adajan Hazira Road, Surat.
PH.No. : 0261 - 2797700, 9525444438. E-mail : zosurat.rec@uco.bank.in

E-AUCTION SALE NOTICE For Sr. No. 01 & 02 Dt. 10.02.2026 & For Sr. No. 03 to 08 Dt. 24.02.2026

Whereas, the authorized officer of UCO BANK has taken possession of the following properties pursuant to the notice issued under section 13(2) of SARFAESI Act in the following loan accounts with right to sell the same strictly on "As is what is basis" & "Whatever there is basis" & "Without recourse Basis" for realization of Bank & dues plus interest as detailed hereunder and whereas consequent upon failure to repay the dues by the borrower(s)/ guarantor(s), the undersigned in Exercise of power conferred under section 13 (4) of the SARFAESI Act propose to realize the Bank & dues by sale of the said property. The Sale will be done by the undersigned through e-auction platform provided at the website -**https://baanknet.com**

Sr. No.	Name of Borrower & Guarantor	Description of Property	Amount Outstanding Rs. Possession Type	Reserve Price Rs. EMD	Branch Name IFSc code & Account No. Contact No
01.	M/S HINDVA FASHION (Prop. Mr. Dashangkumar Babubhai Mavani) Gurantor - Mrs. Labhuben Babubhai Mavani	Flat No. 102, 1st Floor, Building No. 'C', Kanha Rasvalley, Moje village Mota Varachha, Surat, Old Taluka Surat City (Choryasi) and New Taluka Adajan, Dist. Surat. Carpet Area about 51.28 sq. Meters and built up area 55.82 sq. Meters in the name of Mrs. Labhuben Babubhai Mavani.	Rs. 49,31,482.10 + interest & Other charges Physical	Rs. 29,00,000/- Rs. 2,90,000/-	MID CORPORATE SURAT UCBA0002079 20791015020019 Mo. 7710800102
02.	Nisha Navin Tiwari Navin Laltaprasad Tiwari	All the piece or parcel of Property in the name of Mrs Nisha Navin Tiwari & Mr Navin Laltaprasad Tiwari bearing block/survey No. 344/1/paikee1/83 after promulgation khatta No. 5890 block survey No. 4913 Plot No. 142/C which adm 87.78 sq mtrs Plot No. 142-C,R M Shrusti, Opp. Water Tank, Near Sai park, Village Abrama, Valsad, Gujarat - 396002 in the name of Mrs Nisha Navin Tiwari & Mr Navin Laltaprasad Tiwari.	Rs. 35,08,477.63 + interest & Other charges Physical	Rs. 35,00,000/- Rs. 3,50,000/-	HALAR ROAD UCBA0000617 06171015020019 Mo. 8153805710
03.	Dandu Rangaia Gudduppa Dandu Lalita Rangaia	Flat No.104, First Floor, "Vrajbhumi Residency", Behind Parvati Motors,Near Gundlav Chokdi,Village Vejalpore,Valsad,Tal & Dist. Valsad	Rs. 6,85,734.90 + interest & Other charges Physical	Rs. 6,00,000/- Rs. 60,000/-	
04.	Pravinbhai Savjibhai Gothadiya Bhavnaben Pravinbhai Gothadiya	Plot No. 52 admeasuring built up area 40.19 sq. meters together with undivided proportionate share admeasuring 13.26 sq mtrs in the common roads and COP (aggregating Adm 53.45 sq mtrs) in the society named as "DIVYALOK RESIDENCY" situated on the land bearing revenue block No. 328 (old survey no. 390 & 390/1) of Moje Village - Kathor, Taluka - Kamrej, Dist. Surat.	Rs. 13,15,577.62 + interest & Other charges Physical	Rs. 9,60,000/- Rs. 96,000/-	VESU UCBA0003333 33331015020019 Mo. 8094774400
05.	Prakash Babulal Kalal Rukma Prakash Kalal	Plot No. 158 admeasuring 44.04 sq.mt. and undivided land for common road & plot admeasuring 20.79 sq.mt totalling to 64.83 sq.mtr.paikee with construction of GF+FF (85.13 Sq.Mt. i.e.916 sq.feet) bearing R.S.N: 63,124,126,127,128,129, T.P.NO. 6, F. P. No. 101/1,101/2,103/1 & 103/2, Paikee F.P.No.103/1 Developed by Sai Shraddha Duplex situated at Sayajipura,Vadodara, registered in District and sub district Vadodara, within SRO Vadodara-2 (Danteshwar)	Rs. 17,19,384.50 + interest & Other charges Physical	Rs. 30,15,000/- Rs. 3,01,500/-	AJWA ROAD VADODARA UCBA0000618 06891015020019 Mo. 9642738744
06.	Nikunj Jayantilal Barot Dhruvi Nikunj Barot	Tower-A, Flat No. A-505, Hari Sai Sharnam, Opposite Vallabh Homes, Umeshwar Mahadev Road, Gajarawadi, Waghodia-dabhoi Road, Danteshwar, Vadodara, Gujrat - 390025.	Rs. 13,81,877.28 + interest & Other charges Physical	Rs. 13,00,000/- Rs. 1,30,000/-	
07.	Laxmiben Bhanubhai Harijan Anil kumar Bhanubhai Harijan	R.S/Block No. 884, Plot No. 12, "Sant Plaza" Beside Hotel Ranchhod and Guest House," Near Anupam Industries, Dakor Nadiad Road, at Salun, Ta. Nadiad, Dist. Kheda - 387001.	Rs. 20,30,968.53 + interest & Other charges Physical	Rs. 13,60,000/- Rs. 1,36,000/-	NADIAD UCBA0000156 01561015020019 Mo. 8755400702
08.	Borrower - Umangbhai Pravinbhai Patel, Chintankumar P Patel, Bhartiben P Patel, Gurantor - Niraj Chandrakant Patel	Open land admeasuring 2327 sq.mtr or 25047.83 sq. feet at Block No.620 P, behind narayan Avenue, Nadiad-Dakor Raod,Near Adinar Crossing, at Alindra, Tal. Nadiad,Dist-kheda-387360 in the name of Umangbhai Pravinbhai Patel.	Rs. 16,43,662.33 + interest & Other charges Physical	Rs. 75,15,000/- Rs. 7,51,500/-	

Contact Details and website address of service provider any other property related query may Contact Zonal Office: Contact No. 0261-2797700, E-mail ID : zosurat.rec@uco.bank.in, during the working hours (10:00 AM to 05:00 PM) from Monday to Saturday except Bank Holidays.

Terms and Conditions of E-Auction Sale : 1. Bidders are advised to go through the website - **https://baanknet.com** (Also on for detailed terms and conditions of auction sale before submitting their bids and taking part on e-auction sale proceeding. 2. Intending Bidder shall hold a valid active E-mail ID and PAN. 3. The undersigned has the absolute right and discretion to accept or reject any bid or adjourn/postpone/cancel the sale/modify any terms and conditions of the sale without any prior notice and assigning any reasons 4.The sale is subject to conditions prescribed in the SARFAESI Act/ Rules 2002 and conditions 5.The successful bidder shall have to pay 25% of the purchase amount (including earnest money already paid) immediately on closure of the E-auction Sale Proceedings on the same day of the sale. The Balance 75% of the purchase price shall have to be paid within 15 Days of acceptance/ confirmation of sale conveyed to them. In case of default of payment within prescribed period, the deposit shall be forfeited and the defaulting purchase shall be forfeit all claims to the property or to any part of the sum for which it may be subsequently sold mentioned above. 6.The EMD of the unsuccessful bidder will be returned on the closure of the e-auction sale proceedings.7.The sale is subject to confirmation by the Bank, if the borrower(s)/ guarantor(s) pays the Bank in full before sale, no sale will be conducted. 8.This is also a notice to the Borrower(s)/ Guarantor(s) of the above said Loan about holding of auction sale on the above mentioned date, if their outstanding dues are not repaid in full before auction date. 9.Last date of submission of online bids is **For Sr. No. 01 & 02 Dt. 10.02.2026 & For Sr. No. 03 to 08 Dt. 24.02.2026 at 5:00 PM.** 10.The bid price to be submitted shall be above the Reserve Price and Bidders shall improve Rs.10,000/- respectively or it's multiple.11.TDS if any applicable will be born by bidder.

Date - 19.01.2026
Place - Surat

Sd/- Authorized Officer,
UCO Bank

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