



**E-Auction Sale Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of 2002 read with proviso to Rule 8 (6) read with 9(1) 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 properties mortgaged/ charged to the Bank of Maharashtra, the possession of which have been taken by the Authorized Officer of Bank of Maharashtra, will be sold on As is where is, As is what is and Whatever there is basis on **16.04.2026 between 11.00 am and 3.00 pm**, for recovery of the balance due to the Bank of Maharashtra from the Borrower(s) and Guarantor(s), as mentioned in the table. Details of Borrower(s) and Guarantor(s), amount due, short description of the immovable property and encumbrances known thereon, possession type, reserve price and earnest money deposit are also given as under:

Lot No	Branch	Borrower	Guarantor	Short Description of immovable property with known encumbrances	Type Of Possession	Amount Due as per demand notice	Reserve Price(In Rs)
1	ARB Navi Mumbai	<b>Rahul Ganesh Chavan</b> C-15,602 Raunak City Adharwadi Jail Road,D B Chowk ,Kalyan Thane - Maharashtra .	Na	Flat no 204,2nd floor,A Wing,Sita Heights,Village Katai, Taluka Kalyan District Thane 421204	Physical	Rs.39,43,538.00/- plus unapplied interest thereon apart from penal interest, cost and expenses, w.e.f 03/10/2023	
2	ARB Navi Mumbai	<b>Also at A-403,B J Park CHS Rambaug Lane 4,Chikanghar Kalyan Thane Maharashtra -421304</b>		Flat no 101,1st floor,A Wing,Sita Heights,Village Katai, Taluka Kalyan District Thane 421204	Physical	Rs.34,96,572.00/-plusunapplied interest thereon apart from penal interest, cost and expenses, w.e.f 03/10/2023	
3	ARB Navi Mumbai	<b>Madhuri Shantaram Lawande(Borrower)</b> At G4/204 Arihant Anshula Ghot Gaon,Tajula Phase 2,Nav Mumbai Vashi Panvel Maharashtra-410208. <b>Also at</b> Lawande Wadi 1002,Panmala At Post Khor,Near Khor Gram Panchayat ,Khor,Taluka Daund Pune Maharashtra - 412203.	Na	Flat No 401,4th floor,A Wing,Sita Heights ,Village Katai, Taluka, Kalyan ,District Thane 421204	Physical	Rs.37,44,218.00/- plusunapplied interest thereon apart from penal interest, cost and expenses, w.e.f 01/08/2023	
4	ARB Navi Mumbai	<b>Mr Rupesh Dilip Koli(Co-Borrower)</b> At G4/204 Arihant Anshula Ghot Gaon,Tajula, Phase 2,Nav Mumbai Vashi Panvel Maharashtra-410208		Flat no 102,1st floor,A Wing,Sita Heights,Village Katai, Taluka Kalyan District Thane 421204	Physical	Rs.37,20,142.00/- plus unapplied interest thereon apart from penal interest, cost and expenses, w.e.f 01/08/2023	
5	ARB Navi Mumbai	<b>Kuldeepkumar Ramchabila Yadav</b> Room No 3,A block Road Opp Sai Baba Mandir,Ulhasnagar-1	Na	Flat no 201,2nd floor,A Wing,Sita Heights,Village Katai, Taluka Kalyan District Thane 421204	Physical	Rs. 38,14,590.84 /- plusunapplied interest thereon apart from penal interest, cost and expenses, w.e.f 01/08/2023	
6	ARB Navi Mumbai	<b>Shashank Premshankar Chobey</b> C/404,Shalibhadra Regency ,New Link Road,Opp Saraswat Bank,Nallasopara East,Vasai,Palghar,Maharashtra-401209	Na	Flat no 102,1st floor,B Wing,Sita Heights,Village Katai, Taluka Kalyan District Thane 421204	Physical	Rs 39,63,632.13/- plus unapplied int wef 14.06.2023 till date plus other charges,costs and expenses.	
7	ARB Navi Mumbai	<b>Mr Rakesh Singh</b> Flat No 102,Building no 16, Sonam Paradise,Old Golden Nest Phase -3 Near Navjivan Hospital, Mira Road East,Thane-401107	Na	Flat No 901,9th Floor,A Wing Kavya Hill View CHSL,Anand Nagar,Borivade Ghodbunder Road Thane 400615	Symbolic	Rs 64,32,432/- plus unapplied interest plus legal charges ,expenses incurred till date less recovery if any	
8	ARB Navi Mumbai	<b>Mr. Arun Mohan Sikarwar Mrs. Meena Arun Sikarwar</b> Flat No. 602, Ravi Kiran Co-op, Housing Society, MHADA, Malvani, Malad West, Mumbai- 400095	Mr. Mohan Tejsingh Siakrwar 260, B-VP, North Pitamp New Delhi- 110085	All the piece and Parcel of Flat No. 602, Ravi Kiran Co-op, Housing Society, MHADA, Malvani, Malad West, Mumbai-400095 adm. 445.00 Sq. Ft. built up	Symbolic	On 01.11.2019 Rs32,09,026/- plus unapplied interest @ 8.50% & 10.25% thereon with monthly rests,w.e.f. 01.11.2019 loan, plus all costs, charges & expenses or other incidental chargesincurred thereof.	
9	ARB Navi Mumbai	<b>MANISH DUBEY</b> 1101,A Wing Fontana Building Phase II Sector -05,Taloja MIDC Road,Palava City ,Dombivali East Dist Thane 421204		Flat No B-7,3rd floor,B Wing,Koyana CHSL,Situated at Plot No RX-7 of Village Dombivali East ,Taluka - Kalyan ,Dist -Thane 421201 area admeasuring about 774 sq ft(Build up)	Physical	Rs.55,71,199/- (Rupees Fifty five lakhs seventy one thousand one hundred and ninety nine Only )plus unapplied interest Rs 1,45,887/- Total Rs 57,17,086/- (Rupees Fifty seven lakhs seventeen thousand & eighty six only as on 26.12.2023 plus interest rate @ 9.30% per annum with monthly rests plus 2%penal interest from 26.12.2023	
10	ARB Navi Mumbai	<b>M/s Paan Group through its partners Deepen Manubhai Parekh,Nilesh Manubhai Parekh and . Mr. Niraj Kumar Patira</b>		Industrial Gala No 1384/3/ Part A, Kammurthy Compound, Behind Hotel Sai Pooja, Bhiwandi, Dist. Thane	Symbolic	Rs. 31714891/- plus unapplied interestthereon expenses w.,e.f., 09.01.2024	
11	ARB Navi Mumbai	<b>M/s Paan Group through its partners Deepen Manubhai Parekh, Nilesh Manubhai Parekh and . Mr. Niraj Kumar Patira</b>		Industrial Gala No 1384/3/ Part B, Kammurthy Compound, Behind Hotel Sai Pooja, Bhiwandi, Dist. Thane	Symbolic	Rs. 31714891/- plus unapplied interest thereon expenses w.,e.f., 09.01.2024	
12	ARB Navi Mumbai	<b>M/s GRACE (Borrower)</b> Unit No-124, 1st Floor, Jay Gopal Industrial Estate,Bhavani Shankar Road, Dadar West, Mumbai- 400014	<b>Mr. Bhavik Rajnikanth Parekh</b> B-203, 2nd Floor, Manish Market CHSL, Senapati Bapat Marg,Tulsi Pipe Link Road, Dadar West, Mumbai- 400028	Flat No. 201, 2nd Floor, Hemu Arcade CHSL, Final Plot No-14A,TPS III, CTS No.- 1250, 1250/1 to12 of Vile Parle Division, Vallabhbbhai Patel Road, Vile Parle(West), Mumbai- 400056	Symbolic	Rs 2,96,15,241.00/- as on 01.10.2024 plus unapplied int thereon apart from penal int plus legal expenses ,charges incurred less recovery if any	
13	KHAMB	<b>Mr. Dinesh Pandurang Kadu (Borrower)</b> At Gophan post Shedsai Taluka Roha, District Raigad-402109 Also at: Flat no.206, Geeta Homes, at Survey no.38, Plot no.15 & 16.Bhuvneshwar Tal Roha Dist Raigad 402116	1. Mr. Mahesh Laxman Thakur At Roha Khurd, Post Dhamansai, Tal. Roha Dist. Raigad. 2. Mr. Liladhar ramchandra Warange At Roth Budruk, Post Varse, District Raigad-402109	Residential Flat no.206, Geeta Homes at Bhuvneshwar Tal Roha Dist Raigad 402116 at S No. 38, Plot No.15 & 16 admeasuring 551 sq ft. built up area.	Physical	Rs.13,11,667.50 plus unapplied interest from 02.11.2020 and expenses incurred for recovery	
14	BHIRA	<b>YATIN NAVNIT MEHTA(Borrower)</b> Flat No A 03 Bldg R1 Amit Complex, At Utkehol Tal Mangaon Dist Raigad 402104	NA	Residential Flat No A 03,Bldg R1, Survey No. 71,Hissa No. 4 A,B,C,D, Ground Floor AmitComplexAtUtkehol, Tal Mangaon Tal Mangaon, Raigad Admeasuring 540 Sq Ft	Symbolic	Rs.14,88,327.20 plus unapplied interest @ 8.50% from 30.10.2023 for Housing Loan facility	
15	SHRIWARDHAN	<b>1. Mrs. Priyanka Sushant Sawant Borrower)</b> <b>2.Mr. Sushant Dajirao Sawant (Co-Borrower)</b> <b>Bothe Resides at-</b> Flat No.301, 3rd Floor, Sakshi Apartment, Navenagar,Mahad, Raigad, Maharashtra-402301	NA	Flat No. 301,admeasuring 28.06 sq. mtr. Carpet, Sakshi Apartment, Navenagar, City Survey No. 2139 B, Mouje Mahad, Tal. Mahad, Dist-Raigadh.	Symbolic	Rs.19,61,578/- plus unapplied interest @ 9.05% (RLLR -0.25% I.E. 9.30 - 0.25= 9.05%) from 10.05.2024 towards housing loan facility	
16	SRIWARDHAN	<b>Mr. Dhiraj Dipak Kardekar, Miss. Kaveri Dipak Kardekar</b> Both Resides at:-House No.1893, Danda, Tari Bandar Road, Shriwardhan, Raigad, Maharashtra - 402110	NA	Residential Flat No. 4, Kohinoor Plaza, Arathi, Shriwardhan, Raigad admeasuring 500 sq.ft. Built up area.	Symbolic	Rs.5,71,171.90 plus unapplied interest @ 9.30% from 25.09.2023 towards housing loan facilities	
17	ALIBAG	<b>Mr. Tulsi Sura Rathod &amp; Mrs. Hansa Tulsi Rathod</b> At Flat 401, 4th Floor, Deep Chhaya CHS, Behind Achole Talav, Village Achole, Nallasopara E, Dist- Palghar. <b>Also at</b> Adarsh Seva Sangha Shauchalay, Chunabhathi Road, S.N. Dubey Road, Near Yadav Nagar,Dahisar East, Mumbai-400068. also at Veer Sambhaji Nagar, New Loink Road,Opp Saint Mary School,Anand Nagar, Dahisar (E), Mumbai-40068.	<b>Mr. Sapan Ajit Karan ,</b> Salve Nagar, Gala No 2, Bottom Part Road No. 19, MIDC, Andheri East,Mumbai ,400093	Flat No. 401,4th Floor, Deep Chhaya CHS, Achole Village, Nallasopara E, Dist. Thane- 401209. Admeasuring 42.74 sq. mtrs i.e. 460 sq. ft built up.	Symbolic	Rs.12,88,056/- plus unapplied interest @9.70% w.e.f. 01.06.2017 within 60 days from the date of receipt of the said notice.	
18	ALIBAG	<b>Mr. Navinchand L Mishra (Borrower) &amp; Mrs. Hema Navin Mishra (Borrower)</b> 411 4th Floor, Gangaram Niwas, Balulpada, Done Lane, Achole Road, Nallasopara East , Dist - Palghar- 401209 Also at Flat No. 103, First Floor, "Deep - Chhya" Apartment, Village. Achole, Nallasopara, Tal. Vasai, Dist . Thane - 401107 , admeasuring 39.84 Sq. mtrs.	<b>2) Mr. Mangesh Dilip Raul (Guarantor)</b> Room No. 3, 1st Floor, Maternity Home, Akurli Rd, Opp. Dena Bank, Kandivali East, Mumbai , Maharashtra - 400101	Flat No. 03, First Floor, "Deep - Chhya" Apartment, Village. Achole, Nallasopara, Tal. Vasai, Dist . Thane - 401107 , admeasuring 452 sq ft built up	Symbolic	Rs. 10,52,676.00/-Rupees Ten lakhs Fifty Two Thousand Six Hundred Seventy Six only), plus unapplied interest w.e.f.24/07/2023 at 9.40%@ p.a towards towards Housing loan account other charges and expences if any for both facilities within 60 days from the date of receipt of thisnotice	
19	ALIBAG	<b>Mr. Jagdish Purshottam Waghela (Borrower) &amp; Mrs. Kanchan Purshottam Waghela (Borrower)</b> Room No. 1022, Bldg No. 30,C.G.S. Colony,Sector No. 7, Antop Hill, Mumbai - 400037 <b>Also at</b> Flat No. 103, First Floor, "Deep - Chhya" Apartment, Village. Achole, Nallasopara, Tal. Vasai,Dist .Thane-401107 , admeasuring 39.84 Sq. mtrs.	<b>Mr. Nagin Antor Solanki (Guarantor)</b> Room No. 1022, Bldg No. 30, C.G.S. Colony, Sector No. 7, Antop Hill, Mumbai - 400037.	Equitable Mortgage of Residential Property , Flat No. 103, Ground Floor, "Deep - Chhya" Apartment, Village. Achole, Nallasopara, Tal. Vasai, Dist . Thane - 401107 , admeasuring 429 Sq. ft built up	Symbolic	Rs. 9,26,764.00/-Rupees Nine lakhs Twenty Six Thousand Seven Hundred Sixty Four only), plus unapplied interest w.e.f.05/08/2023 at 9.40%@ p.a towards towards Housing loan account other charges and expences if any for both facilities within 60 days from the date of receipt of thisnotice	
20	BAGMAND LE	<b>1. Mr. Harishchandra Janya Angre (Borrower)</b> <b>2. Mrs. Kusum Harischandra Angre (Co-Borrower)</b> Both resides at:-AT Koliwada, Village Bagmandle, Tal Shrivardhan,Dist Raigad-402114 also at House No 135,Village - BagmandleTal- Shrivardhan Dist - Raigad 402114	<b>3. Mr. Pandurang Yadneshwar Jumma (Guarantor)</b> <b>4. Mr. Iqbal S. Mahamad Sawartkar (Guarantor)</b> Both resides at At Village Bagmandle, Tal Shrivardhan, Dist Raigad-402114	House No 135,Village - Bagmandle Tal- Shrivardhan Dist - Raigad Admeasuring 234 Sq. Feet	Symbolic	Rs.1,56,393.59 plus unapplied interest from 18.04.2024 @ 9.40% within 60 days from the date of receipt of this notice	
21	KHOPOLI	<b>Mr Mahendra Shamrao Arak &amp; Mrs Maya Mahendra Arak,</b> Flat No. 14, 3rd floor, Building No. -B, Balaji Homes, Bhanvaj, Khopoli,Taluka-Khalapur, Dist- Raigad,Maharashtra. 410203	NA	Flat No. 14,3rd floor, Building No. -B, Balaji Homes, Bhanvaj, Khopoli, Taluka- Khalapur, Dist-Raigad, Maharashtra. Carpet 653 Sq. ft, suoper built up area 900 sq. ft	Physical	Rs. 22,49,811/- plus unapplied interst from 17.04.2024 towards Housing Loan Facility and expended incurred for recovery	
22	THANE C.B.D. BELAPUR	<b>Mr. Mir Munawar Husain:-</b> Address: B 603 Swarna Premises, Plot no 13 & 14Above Canara Bank, Sector 7, Kharghar, Panvel 4102102. <b>Mrs. Alia Zehra Mir Munawar Husain</b> Address: B 603 Swarna Premises, Plot no 13 & 14Above Canara Bank, Sector 7,Kharghar, Panvel 4102103. <b>Mrs. Fateema Zehra Mirshaber Ali</b> Address: B 603 Swarna Premises, Plot no 13 & 14Above Canara Bank, Sector 7, Kharghar, Panvel 4102104. <b>Mr. Mirshaber Ali Sadik Hussain</b> Address: S/o Sadik Hussain, Room no 2, Santosh Nagar, Paili Pada, Near Amboli ground, Azad Nagar, Trombay Mumbai 400 088	NA	Flat no 701 (admeasuring 459 sq. ft. carpet + 402 sq. ft. Terrace) along with car parking Space no 1, 7th Floor, Cottage Villa CHSL, Plot no 89, Sector 10, Taloja Pachnand, Taluka Panvel, District Raigad	Symbolic	Rs. 49,52,052/- Forty Nine Lacs Fifty Two Thousand Fifty Two Only plus interest @ 9.15 % p.a. along with Expenses and other charges thereon (as applicable) w.e.f. 12.04.2024	
23	Washi	<b>Mr. Vasant Chaturbhai Patel (Borrower)</b> Address : Flat No. 104 Building A10 Prajakta Shanti Nagar Sector 7, Mira Road East, Thane, Maharashtra - Pin Code -401107 <b>Also At:-</b> Address : Flat No. 102 Building A10 Prajakta Shanti Nagar Sector 7, Mira Road East, Thane, Maharashtra - Pin Code -401107 <b>2. Mrs. Kokila Vasant Patel (Borrower)</b> Address : Flat No. 104 Building A10 Prajakta Shanti Nagar Sector 7, Mira Road East, Thane, Maharashtra - Pin Code -401107 <b>Also at</b> Address : Flat No. 102 Building A10 Prajakta Shanti Nagar Sector 7, Mira Road East, Thane, Maharashtra - Pin Code -401107	Mr. Vasant Chaturbhai Patel and Mrs. Kokila Vasant Patel	All that piece and parcel of the Flat located at Survey No. 45, Sector 7, Shanti Nagar, Mira Road East bearing Flat No. 102, Wing A-10, 1ND Floor, in the building namely PRAJAKTA SHANTI NAGAR CHSL, having built up area 63.66 Sq. Mtr and Carpet area 53.05 Sq.mtr, within the local limits of Mira Bhayander Municipal Corporation Village Penkarpada Tal- Thane and falls within the jurisdiction of Dist.-Thane State-Maharashtra - 401107.	Symbolic	Rs 65,64,164/- plus unapplied interest @RLLR 8.80 - 0.80 atpresent 8.00 % w.e.f. 09.06.2025 towards House loan facility	
24	Panvel	<b>Mr. Rajesh Ram Kumar</b> At Flat No. A101, 1st Floor, Rajgriha CHSL Near Four Bungalows Signal, Andheri, Maharashtra 400053 <b>Also at:-</b> Building No.- 5, Flat No.- 004/A Ashmita Mogra Chal, Datta Jaggannath Mandir, Andheri East- 400093 <b>Also at-</b> Flat No.- C-002, Chandivali EKTA Co- Op Housing Society Ltd, Bldg No.- 9, HIG Code No-121, Plot No- 18 to 21 (Part), MHADA Colony, Chandivali, Mumbai Pin Code- 400072	Mr. Rajesh Ram Kumar	All that piece and parcel of the Flat No.- 9- C/002, Building No.- 9C, known as Chandivali Ekta Co Op Hsg Soc Ltd, Ground Floor, Chanvali, Mumbai Vihar Road City- Chembur, District- Mumbai Suburban, State-Maharashtra-400072	Symbolic	Rs. 93,31,925.96 plus unapplied interest @ RLLR(9.30%) + Spread (0.90%) at present w.e.f. 04.02.2025 towards Housing Loan facility	
25	TALOJA MIDC	<b>1. M/s. Gouse and Sons Pvt. Ltd (Borrower) Factory</b> <b>Address:</b> C-18, APMC Masala Market,Vashi, Maharashtra 400703 Factory <b>Address:</b> C-86, Silver Spring Building, Taloja MIDC, Tal - Panvel, Dist. Raigad, Navi Mumbai - 410208	<b>Mr. Gouse Basha Shaik-[Director / Mortgager/ Guarantor]</b> <b>3. Mrs. Mahabubunnessa Gouse Shaik-[Director / Mortgager/ Guarantor] (2 &amp; 3)</b> Both resides at Aasim Unia, Flat No A 907, Gami Amar Harmony, Plot No. 22, Sector -4, Taloja Phase -1, Taloje Majkur, Raigarh, Maharashtra, and Pin: 410208 Also at Flat No. 404, 4th floor, Shree Smaran Apartment CHSL, Plot No.34 & 35, Sector -11, Taloja Panchanand, Taluka Panvel, District Raigarh, and Maharashtra - 410208	All that piece and parcel of the Flat located at Taloja Panchanand, Plot No. 34 and 35, Sector 11, bearing Flat No. 404, 4th Floor, having area built up 79.36 sq. mtr plus 1 open car parking space no. 05 in the building known as Shree Smaran Apartment Co-Operative Housing Society Limited. within the local limits of Taloja Panchanand, Tal Panvel and falls within the jurisdiction of Dist.-Raigadh, State- Maharashtra, owned by Gouse Basha Shaikh and Mahabubunnessa Gouse Shaikh.	Symbolic	Rs 1,57,67,642/- plus unapplied interest @RLLR + BSS (0.50%) + Spread (5.00%) at present 13.80 % w.e.f. 02.07.2025 towards Cash Credit facility	

**EMD 10% of Reserve Price**

**Date of Inspection :-04.04.2026**

**Contact Details: - For Sr. No. 1 to 12, Mr. Man Mohan Murmu, Branch Manager, ARB Branch-9552808185, Miss Sapna Tekwani, Manager ARB, 9898499411.**

**For Sr. No.12 To 25 Mrs. Megha T. Jaulkar, Sr. Manager 8424038477, Mr. Rajeev Ranjan Sr. Manager- 8839383746 Mr. Shashikant Dhengale Chief Manger- 9923004364.**

**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-bkay portal ([www.baanknet.com](http://www.baanknet.com)).**

**Date: 27.03.2026**

**Place: Navi Mumbai**

**Authorised Officer**

**Bank of Maharashtra, Navi Mumbai Zone**