

IDBI BANK LTD., RETAIL RECOVERY
Pride House, Second Floor, University Circle, Ganeshkhind, Pune, Maharashtra 411006

POSSESSION NOTICE

Whereas the undersigned being The Authorized Officer of IDBI Bank Ltd., under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002, (the Act), and in exercise of the powers conferred under Section 13 (2) read with rule 3 of Security Interest (Enforcement) Rules, 2002, (the Rules), issued a demand notice under Section 13 (2) to borrowers, as listed below, calling upon the borrowers to repay the amount mentioned in the notice within 60 days from the date of receipt of the said notice. The borrowers mentioned below having failed to repay the said amount, the notice is hereby given to the borrowers mentioned below and the public in general, that the Authorized Officer has taken Possession of the property mortgaged, in exercise of powers conferred on him under sub-section (4) of section 13 of Act read with rule 8 of the Security Interest (Enforcement) Rules, 2002, on the date of possession against name of borrowers as detailed below. The borrowers in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the IDBI Bank Ltd. for an amount mentioned below and interest and charges thereon. The borrowers 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.	Name of the Borrowers/ Mortgagees/ Property Holders & Loan A/c No	Date of Demand Notice	Date of Possession	Description of immovable property	Outstanding Amount (Rs.) as on date
1	Mr.Yogiraj Vilas Sukale (Borrower) & Mrs.Pallavi Yogiraj Sukale (Co-Borrower) a/c no. 0548675100004299 & 0548675100004305	21/07/2021	August 11, 2025 (Physical Possession)	All that piece and parcel of Flat no.03, 2nd floor, Jiwaamrut Apartment, Near Kellar Chowk, CTS No 57, Pune Municipal Corporation, Narayan Peth, Haveli, Pune 411030, admeasuring 979.42 sq.ft.and one car parking area of 100 sq.ft.	Rs. 80,85,799.32 (Rupees Eighty Lakhs Eighty Five Thousand seven hundred ninety nine and paise thirty two only) plus unapplied interest from 10/03/2021

Date : 13/08/2025
Place : Pune

Sd/-
Authorised Officer
IDBI Bank Ltd.

Appendix No. 16 [Under the Bye-law No. 34]

PUBLIC NOTICE

Mr. Balkrishna Keshav Gholkar Joint member with Mr. Mangesh Balkrishna Gholkar of Amar Srushti Co-operative Housing Society Ltd., having address at S.no.163, 92/1 (Part), Manjri Budruk, S.No.216, 217A, 279, Village Hadapsar, Pune 28 and holding Plot No. 516 in the society, of without making any nomination. Died on 23/01/2023 society hereby invites claims or objections from heir or heirs or other claimants/ objector or objectors to the transfer of the said shares and interest of the deceased member in the capital/property of the society within a period of **15 days** from publication of this notice, with copies of such documents and other proofs in support of his/her/their claims/objections for transfer of shares and interest of the deceased member in the capital/property of the society. If no claims/objections are received within the period prescribed above, the society shall be free to deal with the shares and interest of the deceased member in the capital/property of the society in such manner as is provided under the bye-laws of the society. The claims/objections, if any, received by the society for transfer of shares and interest of the deceased member in the capital/property of the society shall be dealt with in the manner provided under the bye-laws of the society. A copy of the registered bye-laws of the society is available for inspection by the claimants/objectors, in the offices of the society/with the secretary of the society between 10 AM to 6 PM from the date of publication of the notice till the date of expiry of its period

Date: 08/08/2025

Secretary

Chairman

Date: Hadapsar, Pune

Amar Srushti Co-op. Housing Society Ltd.



Bank of India
Relationship beyond banking

Khadki Branch
233, Ganga Heights, C Building, Near Cantt. Hospital, Khadki, Pune-411003
Email-khadki.pune@bankofindia.co.in

APPENDIX-IV
(See rule-8(1))

POSSESSION NOTICE
(for Immovable property)

Whereas The undersigned being the authorised officer of the Bank of India, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred under Section 13(12) read with rule 3 of the Security Interest (Enforcement) Rules, 2002 issued a demand notice dated 30/05/2025 calling upon the **borrower Mr. Shailesh Fulelloo & Mrs Renuka Fulelloo** to repay the amount mentioned in the notice being **Rs. 27,77,513.1 + Uncharged Interest (Rupees Twenty seven lakh seventy seven thousand and five hundred thirteen and paise one plus uncharged interest)** within 60 days from the date of receipt of the said notice.

The guarantor having failed to repay the amount, notice is hereby given to the guarantor and the public in general that the undersigned has taken **possession of the property** described herein below in exercise of powers conferred on him under sub-section (4) of section 13 of Act read with rule 8 of the Security Interest (Enforcement) Rules, 2002 on this the 8th day of August of the year 2025.

The guarantor in particular and the public in general is hereby cautioned not to deal with the property and any dealings with the property will be subject to the charge of the Bank of India for an amount **Rs. 27,77,513.1 + Uncharged Interest (Rupees Twenty seven lakh seventy seven thousand and five hundred thirteen and paise one plus uncharged interest)** interest thereon.

The guarantor'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.

Description of the Immovable Property
All that part and parcel of the property consisting of:- Flat no 301,3rd floor Gulmohar park,dapodi,Pune-411012
Bounded by- East- Flat No 302 South- Passage and thereafter Flat No 303 West- Staircase and thereafter Flat No 304 North- Open
Date: 08-08-2025 Authorised Officer Place: PUNE BANK OF INDIA

CASTEL ROYALE MAGNIFIQUE CO-OPERATIVE HOUSING SOCIETY LIMITED.

REGISTRATION NUMBER:- PNA/PNA (2)HSG(TC)/17657/2016-2017.
REGISTRATION DATE: 25/01/2017.
ADDRESS:- SURVEY NO. 36-69/74/9 TO 5 (OLD), 86 TO 90 NEW, CTS No. 21 40, 2142, 2143, BOPODI PUNE - 411020
ADVOCATE FOR SOCIETY - ADVOCATE AJIT ARJUN CHAUGULE.
CELL:- 9222302302.
EMAIL:- office@ajit-chaugule.com

PUBLIC NOTICE OF ANNUAL GENERAL BODY MEETING (NOTICE OF AGM)

TO, ALL MEMBERS OF:- CASTEL ROYALE MAGNIFIQUE CO-OPERATIVE HOUSING SOCIETY LIMITED. Greetings Dear Members, This E - Public Notice is Herby Given To All Members. That The ANNUAL GENERAL BODY MEETING OF Our Society, Shall Be Held On:- **DATE:- 31st AUGUST 2025, DAY:- SUNDAY, TIME:- 10.30 A.M., VENUE/ LOCATION:- TOWER 1, BANQUET HALL.**
DETAILS REQUIRED FROM MEMBERS:- EMAIL:- MEMBER, Where To Submit The Required Information:- Also Please Note, By Virtue Of This Public Notice, It is Herby Requested To All Members, To Kindly Provide Their Information Such As:- Email Id, Mobile Number, Who Have Not Provided Their Details Till Date, So Provide Your Email ID or Mobile Number With The Society Office & Concern, Details As Under:- SOCIETY OFFICIAL EMAIL:- casteroyaletowers@gmail.com
MEMBERS PLEASE TAKE NOTE OF THE FOLLOWING:- (1) SOCIETY AGM NOTICE DATED:- 10.08.2025 & Agenda of AGM of Society, Are Available With Society officials. So Once The Members, Have Provided Their Information Such As:- EMAIL ID, MOBILE NUMBER, On The Concern Society Details & Its Officials As Above, Then Said Agenda & Also Other Important Details, Will Be Sent Personally To Concern Members By MESSAGE/ WHATSAPP/EMAIL, About AGM Of Our Society. (2) Also As On Date, We Are Conducting Our Society AGM As Above, As Our Society is More Than 50 Members, Hence As Per AGM Rules, The AGM Is Convened, By Following Procedures. Arrangements Are Made & Every Member Are Informed, About The Date, Time, Place & Details Of AGM In Advance Via SMS/ Mail/ Whatsapp. Also Notice Of AGM is Posted At The Notice Board Of Society. Also It Is Requested To All Members To Provide Their Information, As The Society If Required, Shall Send The Subject Matter For Meeting, Also As Required, We The Society By Virtue Of This Public Notice, Have Advertised, Our AGM Information In At Least One Local Newspaper. Our Society AGM As Above Will Be Conducted On The Date & Time Are Already Stated Above. The Society Has Taken All Initiatives To Hold AGM By Strictly Following Guidelines. If QUORUM For Meeting Is Inadequate At Said Time, The Meeting Shall Be Adjourned For 30 MINUTES & Meeting Shall Be Continued At Same Place, To Transact Listed Business As Per Agenda & As Provided In BYE-LAWS, The Agenda Will Be Transacted, Whether There is Quorum Or Not. Also Points Raised At The Eleventh Hour Will Be Considered For Discussion In The Meeting. At The Discretion Of The Chair, DISTRIBUTION:- NOTICE BOARD/ MESSAGE/ WHATSAPP/ EMAIL. PLACE:- PUNE, DATED:- 10.08.2025
xxx/- Advocate For Society:- **Advocate Ajit Arjun Chaugule**, Cell:- 9222302302, Email:- office@ajit-chaugule.com.
Society- Thanks & Regards On Behalf of:- The Managing Committee Of Email:- casteroyaletowers@gmail.com
xxx/- **CASTEL ROYALE MAGNIFIQUE CO-OPERATIVE HOUSING SOCIETY LIMITED.**

AAVAS FINANCIERS LIMITED
(CIN:L65922RJ2011PLC034297) Regd. & Corp. Office: 201-202, 2nd Floor, South End Square, Mansarovar Industrial Area, Jaipur. 302020

Demand Notice Under Section 13(2) of Securitisation Act of 2002

As the Loan Account Became NPA therefore The Authorised Officer (AO) Under section 13 (2) Of Securitisation And Reconstruction of Financial Assets And Enforcement of Security Interest Act 2002 had issued 60 day demand notice to the borrower as given in the table. According to the Notice if the Borrower does not deposit the Amount within 60 days, the amount will be recovered from Auction of the security as given below. As the demand Notice send to the borrower/guarantor has not been served, copy of demand notice has also been affixed on the secured assets as given below. Therefore you the borrower is informed to deposit the loan amount along with future interest and recovery expenses within 60 days, otherwise under the provisions of section 13 (4) and 14 of the said Act, the AO is free to take possession of the Security as given below.

Name of the Borrower	Demand Notice Date and Amount	Description of Mortgaged property
NANDKUMAR VISHWANATH NAVGIRE, REKHA NANDKUMAR NAVGIRE (A/C NO.) 201203021621235	7 AUG 25 Rs. 1558460/- 4 AUG 25	FLAT NO. 04 CHIKHALI GROUND FLOOR, GAT NO. 1453 FORTUNE RESIDENCY VILLAGE, CHIKHALI, TALUKA HAVELI, DIST.- PUNE MAHARASHTRA (INDIA)- 411062 / ADMEASURING 392.21 SQ.FT.
SURAJ RAGHUNATH KAMAT, MOHURA SURAJ KAMAT (A/C NO.) 211203602154064 & 211203602303177	7 AUG 25 Rs. 1036359/- & Rs. 275037/- 4 AUG 25	PLOT NO-33.5 NO-114/3 (OLD S.NO-96A) UNIT NO 2 SHINGANAPUR KARVEER, KOLHAPUR MAHARASHTRA (INDIA)- 416010 / ADMEASURING 37.4100 SQ.MTR.
ANITA SHIVAJI GAVALI, ABHISHEK SHIVAJI GAVALI, SHIVAJI IRAPAPA GAVALI (A/C NO.) 211203602319336 & 211203602319336	7 AUG 25 Rs. 1837703/- 4 AUG 25	PLOT NO.2 UNIT NO.1, GAT NO 14/1/5, GRAM PANCHAYAT MILKAT NO. 4574, MOUJE PACHGAON, TH. KARVEER, DIST.-KOLHAPUR MAHARASHTRA (INDIA)- 416013 / ADMEASURING 54.6 SQ.MTR.
RAJ VILAS RANDIVE, SWATI RAJ RANDIVE GUARANTOR - VICKY ASHOK SONAVNE (A/C NO.) 211222402072074	7 AUG 25 Rs. 776586/- 4 AUG 25	FLAT NO. 2 ON GROUND FLOOR, DR. BABASAHEB HARPALE NAGAR, BUILDING NO. B-6, NEW S. NO. 195 OLD S. NO. 254, VILLAGE - Phursungi, TALUKA PANCHAYAT SAMITI -HAVELI, PUNE MAHARASHTRA (INDIA)- 412308 / ADMEASURING 27.88 SQ.MTR.
VIJAY AMBADAS LAKARE, PARINITA VIJAY LAKARE GUARANTOR - ARUN SHANKAR TIRMAKHE (A/C NO.) 18120990089565	7 AUG 25 Rs. 1081379/- 4 AUG 25	FLAT NO. 52, SECOND FLOOR, D SON'S SOCIETY, PLOT NO. 9B, S. NO. 115/20, KOPARGAON AHMEDNAGAR MAHARASHTRA (INDIA)- 423601 / ADMEASURING 43.75 SQ.MTR.
GANESH DEVIDAS MORE, LATA GANESH KMORE, PRASHANT SUBHASH MORE (A/C NO.) 221203402348865	7 AUG 25 Rs. 347820/- 4 AUG 25	GAT/ MILKAT NO. 0612, purandar Malshiras PUNE MAHARASHTRA (INDIA)- 412104 / ADMEASURING 240 SQ.FT. AND CEMENT PATRA 225 SQ.FT.
BHUPAL RAJARAM KAMBLE, VIDYA BHUPAL KAMBLE, RAJARAM VITTHAL KAMBLE (A/C NO.) 221203602352191	7 AUG 25 Rs. 198839/- 4 AUG 25	MILKAT NO -1545 OLD GRAM PANCHAYAT MILKAT NO. 1319, AMBEDKAR NAGAR SAJANI TAL.- HATHANANGALE, DIST.-KOLHAPUR MAHARASHTRA (INDIA)- 416116 / ADMEASURING 20.91 SQ.MTR.
RAJU DHONDIRAM SUTAR, RAJNANDA RAJU SUTAR (A/C NO.) 221203602731862	7 AUG 25 Rs. 1009179/- 4 AUG 25	C.S.NO.453 PUSHPA NAGAR TAL-BHUDHARGAD KOLHAPUR MAHARASHTRA (INDIA)- 416209 / ADMEASURING 56.4 SQ.MTR.
ASHOK TUKARAM KUDALE, KALPANA ASHOK KUDALE, AKSHAY ASHOK KUDALE (A/C NO.) 221203402676804 & 221203402840722	7 AUG 25 Rs. 2571713/- & Rs. 93084/- 4 AUG 25	SURVEY NO. 33 HISSA NO.27/2/2A PLOT NO. 09, LAND ALONG WITH CONSTRUCTION HOUSE NO. R-2, GAJANAN NAGAR, KALEWADI PHATA, PUNE MAHARASHTRA (INDIA)- 411017 & PROPERTY NO. 01- PLOT NO. 500 NEAR SHRY KARESHWAR TEMPLE KAREGAON KARDE ROAD TALUKA SHIRUR DIST. PUNE MAHARASHTRA ADMEASURING PROPERTY NO. 01- 2000 SQ.FT. & PROPERTY NO. 02- 1358 SQ.FT.
PRASANNA PRADEEP GOKHALE, PRADEEP MUKUND GOKHALE, PRITI PRADEEP GOKHALE GUARANTOR - NILUSHI VIJAY JADHAV (A/C NO.) 2312211103237853	7 AUG 25 Rs. 2527260/- 4 AUG 25	FLAT NO. 04 3RD FLOOR PANCHSHIL APARTMENT S. NO. 9677 (PART) MAUJE AUNDH TAL. HAVELI PUNE MAHARASHTRA (INDIA)- 411007 / ADMEASURING 430 SQ.FT.
YASHAWANT AVAJI KAMBLE, GUNABAI BALWANT KAMBLE, SINDHU YASHAWANT KAMBLE, BALWANT AVAJI KAMBLE (A/C NO.) 221203602591192 & 211203603504042	7 AUG 25 Rs. 592701/- & Rs. 320358/- 4 AUG 25	GAT NO. 10 MILKAT NO-637, SITUATED AT NANDWAL, TAL. KARVEER, KOLHAPUR MAHARASHTRA (INDIA)- 416001 / ADMEASURING 102.38 SQ.MTR.
SHASHIKALA SHAHAJI PATIL, SWARAJ SHAHAJI PATIL, SHAHAJI SHAMRAO PATIL, BANABAI SHAMRAO PATIL, BAIRAO SHAMRAO PATIL (A/C NO.) 221203602776585	7 AUG 25 Rs. 686047/- 4 AUG 25	GAT NO.15/2/2/8 RAMKRUSHNA COLONY A.P KASBA BAWADA TAL-KARVEER DIST-KOLHAPUR MAHARASHTRA (INDIA)- 416006 ADMEASURING 68A.9 SQ.FT.
BABASO SHIVAPPA KHOT, RUPALI BABASO KHOT, KHOT SHIVAPPA BABU GUARANTOR - GANESH MARUTI KHOT (A/C NO.) 23120360272571	7 AUG 25 Rs. 568159/- 4 AUG 25	G.P. MILKAT NO.473 MOUJE SHIVANAKWADI, TAL-SHIROLI, DIST.- KOLHAPUR MAHARASHTRA (INDIA)- 416143 / ADMEASURING 139.36 SQ. MTR.
DEEPAI SHANKAR RAUT, SHANKAR BHAGWAN RAUT (A/C NO.) 231201303168522	7 AUG 25 Rs. 233105/- 4 AUG 25	FLAT NO. 705, 7TH FLOOR, BUILDING F-18, SECTOR NO. 17 & 19, SITUATED AT VILLAGE CHIKHALI, PIMPRI, PUNE MAHARASHTRA (INDIA)- 411062 / ADMEASURING 39.77 SOMTR.
ANIKET ASHOK KAMTHE, AARTI KAMTHE (A/C NO.) 241203403606334	7 AUG 25 Rs. 2552551/- 4 AUG 25	FLAT NO. 301, THIRD FLOOR, SR NO 46 HISSA NO. 1/1 (PLOT NO. 02) "FOUNTAIN MIAMI" VILLAGE - PISOLI TALUKA- HAVELI, PUNE MAHARASHTRA (INDIA)- 411028 / ADMEASURING 515.03 SQ.FT.

Place : Jaipur

Date : 13.08.2025

Authorised Officer Aavas Financiers Limited

AAVAS FINANCIERS LIMITED
(CIN:L65922RJ2011PLC034297) Regd. & Corp. Office: 201-202, 2nd Floor, South End Square, Mansarovar Industrial Area, Jaipur. 302020

APPENDIX-IV-A [See proviso to rule 8(6)] 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)/ Co-Borrower (s)/Mortgagor (s) and Guarantor (s) that the below described immovable properties mortgaged to the Secured Creditor, the constructive/physical possession of which has been taken by the Authorised Officer of **AAVAS FINANCIERS LIMITED**, the same shall be referred herein after as **AFL**. The Secured Assets will be sold on "As is where is", "As is what is", and "Whatever there is" basis through E-Auction for recovery of amount mentioned in the table below along with further interest, cost, charges and expenses being due to **AFL** viz. Secured Creditor.

It is hereby informed you that we are going to conduct public E-Auction through website <https://sarfaesi.auctiontiger.net>


Loan A/c Number / Name of Borrowers/ Co-Borrowers/ Guarantors/Mortgagors	Dues As on	Date & Amount of 13(2) Demand Notice	Date of Possession	Description of Property	Reserve Price For Property	Earnest Money For Property	Date & Time of E-Auction	Date of Bid Submission	E-Auction Place of Tender Submission	Contact Person, Property Visit Date & Time
(AC NO.) LNHAD022216-170029471 CHANDAN YASHWANT DESHMUKH, SUJATA CHANDAN DESHMUKH GUARANTOR - NANDKISHOR EKNATH GOSAVI	Rs. 1861241/- DUES AS ON 26-JUL-2025	04-SEP-2021 Rs. 1142171.41/- DUES AS ON 02-SEP-2021	13 SEP 23	FLAT NO. 403, 4TH FLOOR, S. NO. 41, AKSHAY APT, JADHAV NAGAR, WADGAON BUDRUK, HAVELI, PUNE, MAHARASHTRA, ADMEASURING 300 SQ. FT.	Rs. 777600/-	Rs. 77760/-	11.00 AM TO 01.00 PM 13-SEP-2025	ON OR BEFORE 12-SEP-2025	OFFICE NO. L-218 , 1ST FLOOR,WING - 'L', MEGACENTER , NEAR MAGAPATTA FLY OVER, SOLAPUR ROAD ,HADAPSAR, PUNE- 411028,MAHA RASHTRA- INDIA	PUSHPENDR A MEENA - 9875896876, PROPERTY VISIT DATE 10 SEP 2025 9:00 AM TO 5:00 PM
(AC NO.) LNHNSR02217-180061023 VAISHALI SUNIL SURASHE, SUNIL ASHOK SURASHE GUARANTOR - NAMDEO MADHAV ABUJ	Rs. 2315320/- DUES AS ON 26-JUL-2025	18-DEC-2020 Rs. 908072.41/- DUES AS ON 18-DEC-2020	11 OCT 23	SURVEY NO. 174/276 (OLD SURVEY NO. 2/2), SUB PLOT NO. 67 TO 72/10, PLOT NO. 10 PAKKI, GREEN PHASE 3, ROW HOUSE NO. 17, MOUJE - BHAIKAVATHNAGAR, GONDAVANI, TAL. SHRIRAMPUR, DISTRICT - AHMEDNAGAR, MAHARASHTRA, ADMEASURING 55.275 SQ. MTRS.	Rs. 647222.4/-	Rs. 64722/-	11.00 AM TO 01.00 PM 13-SEP-2025	ON OR BEFORE 12-SEP-2025	OFFICE NO-8 ,1ST FLOOR,AMAR DEEP COMPLEX,AB OVE LAPTOP BAZAAR, SARJEPURA, AHMED NAGAR- 414001,MAHA RASHTRA- INDIA	PUSHPENDR A MEENA - 9875896876, PROPERTY VISIT DATE 10 SEP 2025 9:00 AM TO 5:00 PM
(AC NO.) LNHAD00313-140007958 & LNHAD01815-160018038 GANAPATI SHIVAJI PATIL, NAKUSHA GANAPATI PATIL GUARANTOR - SUBHASH MONAPPA PANCHAL	Rs. 8325738/- & Rs. 5108823/- DUES AS ON 26-JUL-2025	26-JUL-2016 Rs. 776655/- & Rs. 559531/- DUES AS ON 23-JUL-2016	12 JAN 18	FLAT NO. -14, 4TH FLOOR, JAI RESIDENCY, SURVEY NO. -94, HISS NO. 3A/1B/103, MANJARI BUDRUK, PUNE, MAHARASHTRA, ADMEASURING AREA - 488 SQ. FT.	Rs. 1037610/-	Rs. 103761/-	11.00 AM TO 01.00 PM 13-SEP-2025	ON OR BEFORE 12-SEP-2025	OFFICE NO.201, ATHARVA PLAZA, 2ND FLOOR, PUNE SATARA ROAD, DHANKAWADI PUNE- 411043,MAHA RASHTRA- INDIA	PUSHPENDR A MEENA - 9875896876, PROPERTY VISIT DATE 10 SEP 2025 9:00 AM TO 5:00 PM
(AC NO.) LNKHP02818-190086947 PANDURANG PATIL, SHOBHA NARAYAN PATIL GUARANTOR - SANJAYKUMAR MARUTI KURANE	Rs. 4710115/- DUES AS ON 26-JUL-2025	07-APR-2021 Rs. 2069529/- DUES AS ON 05-APR-2021	6 DEC 22	CITY SURVEY NO. 2763, FLAT NO. 3, 3RD FLOOR, WARD - D, SHUKRVAR PETH, ABDUT GALI, BHARAT RESIDENCY, K. KARVEER, KOLHAPUR MAHANAGARPALIK A, KOLHAPUR, MAHARASHTRA, ADMEASURING 47.21 SQ. MTRS. SUPER BUILTUP.	Rs. 1433376/-	Rs. 143338/-	11.00 AM TO 01.00 PM 13-SEP-2025	ON OR BEFORE 12-SEP-2025	SHOP NO. 109,1ST FLOOR, REVOLUTION, E- WARD, STATION ROAD, KOLHAPUR- 416001,MAHA RASHTRA- INDIA	PUSHPENDR A MEENA - 9875896876, PROPERTY VISIT DATE 10 SEP 2025 9:00 AM TO 5:00 PM
(AC NO.) LNHAD00314-150014133 SAMPAT BABURAO PATOLE, KOMAL SAMPAT PATOLE GUARANTOR - MANGESH SURYAKANT NAIK	Rs. 6100344/- DUES AS ON 26-JUL-2025	28-FEB-2017 Rs. 1340774/- DUES AS ON 25-FEB-2017	28 SEP 18	GAT NO. 395 (OLD GAT NO. 1878), FLAT NO. A-1 & A-2, 3RD FLOOR, NANDINI APARTMENT, VILLAGE MEDANKARWADI, TALUKA KHEDE, DIST. PUNE, MAHARASHTRA, ADMEASURING 700.00 SQ. FT.	Rs. 1209600/-	Rs. 120960/-	11.00 AM TO 01.00 PM 13-SEP-2025	ON OR BEFORE 12-SEP-2025	OFFICE NO. L-218 , 1ST FLOOR,WING - 'L', MEGACENTER , NEAR MAGAPATTA FLY OVER, SOLAPUR ROAD ,HADAPSAR, PUNE- 411028,MAHA RASHTRA- INDIA	PUSHPENDR A MEENA - 9875896876, PROPERTY VISIT DATE 10 SEP 2025 9:00 AM TO 5:00 PM

The terms and conditions of e-auction sale:-
(1.) The E-Auction sale of Secured Asset is on "as is where is", "as is what is", "whatever there is" and "no recourse" basis for and on behalf of the Secured Creditor viz. AUSFB and there is no known encumbrance which exists on the said property. (2.) For participating in online e-auction sale, Bid document, copies of PAN Card, Board Resolution in case of Company and photo ID, address proof are required to be submitted along with EMD, which is payable by way of RTGS/NEFT/DD in the name of **AAVAS FINANCIERS LIMITED, Current account No.00548470000107 AAVAS FINANCIERS LIMITED**, Regd. & Corp Office : 201-202, 2nd Floor, South End Square, Mansarovar Industrial Area, Jaipur 302020 IFSC Code: HDFC0000054, Once an Online Bid is submitted, same cannot be withdrawn. Further any EMD submitted by bidder will be required to send the RTGS/Ref no/DD No of the RTGS/NEFT/DD with a copy of cancelled cheque on the following email IDs i.e. **auction@avfas.in** (3.) All interested participants / bidders are requested to visit the website <https://sarfaesi.auctiontiger.net> and <https://aavas.in/sarfaesi-sale-notices> for further details help procedure & online training on E-Auction prospective bidder may contact including Terms & Conditions, to take part in e-auction sale proceeding and are also advised to contact e-mail **auction@avfas.in** & **ramprasad@auctiontiger.net**, Contact No. 8000023297
Please Note:- This is also a 30 days notice Under Rule 8(6) read with Rule 9(1) to the Borrowers/Co Borrowers/Mortgagors of the above said loan account about sale through tender / inter se bidding on the above mentioned date. The property will be sold, if their outstanding dues are not repaid in full by the borrower in the given notice period.

Place : JAIPUR

Date : 13-08-2025

Authorised Officer Aavas Financiers Limited



GIC HOUSING FINANCE LTD.

Corporate Office / Head Office : Gicfl, National Insurance Building 6th Floor, 14, Janshedji Tata Road, Churchgate, Mumbai - 400020. Tel No- 022-43041900. EMAIL ID : corporate@gicfl.com Website : www.gicflindia.com
● **CHINCHWAD BRANCH** : Office no. 202 & 203, 2nd floor, Premier Plaza II, G-Wing, Old Pune- Mumbai Highway, Above Hastakala Saree Shop, Chinchwad, Pune-411019 Branch mail Id: chinchwad@gicflindia.com Authorised Officer : **Amy Mairal: 9834833606**
● **PUNE BRANCH** : Neelkanth, C.T.S No 1018, F.P.No 370, Deep Bungalow Chowk, Near Model Colony, Shivaji Nagar, Bhamburda, Pune- 411016 Branch email ID : pune@gicflindia.com Authorised Officer : **Rajendra Giri : 9552161428**

E-AUCTION SALE NOTICE

E-AUCTION DATE : 29-08-2025 / Last Date for Bid Submission : 28-08-2025.

WHEREAS the undersigned being the Authorized Officer of GIC Housing Finance Ltd. (GICHL), under Securitization & Reconstructions of Financial Assets and Enforcement of Security Interest Act, 2002 & in exercise of powers conferred under section 13 (12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 had issued Demand Notice to following Borrowers/Mortgagors calling upon them to repay the outstanding due amount mentioned in the said notices. However, The Borrower/Mortgagor having failed to repay the said due amount, the undersigned has taken **PHYSICAL POSSESSION** of the following property in exercise of powers conferred U/s 13(4) and U/s 14 of the said Act read with the Rule 8 of the said Rules.

Sr. No.	File No./ Branch Name / Name Of Borrower/ Co-Borrower	Property Address & Area Of Property Details(Built Up)	Demand notice issued date	Date of Physical Possession	Total Outstanding as on 11.08.2025 (Incl. POS, Interest and Other charges) (In Rupees)	Reserve Price on 11.08.2025 (In Rupees)
1	MH0270610002272 [CHINCHWAD BRANCH] KISHOR SADASHIV PISAL/ SHOBHA KISHOR PISAL	Gut No: 82 Hissa No 10, Building Name: Sneha Vihar, House No: D 2 504, Floor No: Fifth, Plot No: 82, Street Name: Anant Nagar, Land Mark: Nr Anant Dangat Industrial, Village: Shivane, Location: Shivane, Taluka: Haveli, State: Maharashtra, Pin Code: 411026 / B/U Area: 1005 Sq Ft	28.05.2018	03.09.2019	58,90,945/-	22,00,649/-
2	MH0130610003103 [PUNE BRANCH] CHARUDATTA JOGLEKAR/ KETAKI JOGLEKAR	Gut No: 111, House No: 132, Floor No: Gr Gf, Plot No: 7 10 15 16 17 18, Street Name: Waygaon Road, Land Mark: Near Borevi Village, Village: Vyahali, Location: Vyahali, Taluka: Wai, State: Maharashtra, Pin Code: 412803 / B/U Area: Land: 29450 Sq Ft And Building: 2680 Sq Ft	13.02.2020	05.06.2023	4,65,97,988/-	2,06,21,769/-
3	MH0270610003405 [CHINCHWAD BRANCH] USHA SAMPAT DHAVDE	Gut No: 103/1, Building Name: Gurukrupa Apartment, House No: 05, Floor No: 1st, Plot No: 73, Street Name: Udayan Nagar Nehru Park, Land Mark: Nr Ti Cycle Company, Village: Pimpri Waghare, Location: Pimpri P F, Taluka: Haveli, State: Maharashtra, Pin Code: 411018 / B/U Area: 454 Sq Ft	03.08.2023	06.03.2025	14,29,267/-	18,97,538/-

DATE OF E-AUCTION & TIME : 29-08-2025 at the Web-Portal (<https://www.bankauctions.in>) from 3.00 PM TO 04.00 PM. with unlimited extensions of 5 minutes each.
Last date of submission of Tender/Sealed Bid in the prescribed tender form along with EMD & KYC either through online mode or at the above mentioned GICHF Office at 28-08-2025 before 5.00 PM.
Further to this **PUBLIC NOTICE** for E-Auction Sale of the above said Assets / properties (in terms and conditions of the SARFAESI Act, 2002 and rules thereunder) GICHL invites **OFFERS EITHER** in sealed covers or in Online mode to purchase the said properties on "**AS IS WHERE IS BASIS**" and "**AS IS WHAT IS BASIS**".

TERMS & CONDITIONS OF THE AUCTION SALE ARE AS FOLLOWS:-

- E-Auction** is being held on "As is where is Basis", "As is what is Basis", "Whatever there is" And "Without Any Recourse Basis", and will be conducted "Online". The E-Auction will be conducted through GICHF approved E-auction service provider "M/s.4 closure"
- The intending bidders should register their names at portal <https://bankauctions.in/> and get their user-id and password free of cost. Prospective bidders may avail online training on E-Auction from the service provider M/s. 4closure, # 605 A, 6th Floor Maitrivanam, Ameerpet, Hyderabad – 500038, Telangana. Office Land Line No: 040-23736405; Backend team : 8142000062 / 66, Mr. Prakash : 8142000064 / 8142000075, prakash@bankauctions.in, Mr. Nitesh Pawar, Manager, Mumbai, No:8142000725, mail id: Nitesh@bankauctions.in, Property enquiries, CONTACT DETAILS : **AMEY MAIRAL: 9834833606 / RAJENDRA GIRI : 9552161428**
- The E-auction Sale is subject to the conditions prescribed in the SARFAESI Act/Rules 2002 and the terms and conditions mentioned hereunder/website also subject to conditions in the offer/bid documents to