

ONLINE E – AUCTION SALE OF ASSET**KOTAK MAHINDRA BANK LIMITED****REGISTERED OFFICE: 27 BKC, C 27, G-BLOCK, BANDRA KURLA COMPLEX, BANDRA (E), MUMBAI, MAHARASHTRA, PIN CODE - 400 051****BRANCH OFFICE: KOTAK MAHINDRA BANK LTD- ZONE-2 NYATI UNITREE, 4TH FLOOR, YERWADA, PUNE NAGAR HIGHWAY, PUNE – 411006****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 UNDER RULE 8(5) READ WITH PROVISIO TO RULE 8 (6) OF THE SECURITY INTEREST (ENFORCEMENT) RULE, 2002.

NOTICE IS HEREBY GIVEN TO THE PUBLIC IN GENERAL AND IN PARTICULAR TO THE BORROWER (S) AND CO- BORROWER (S) WHOSE DETAILS ARE GIVEN IN BELOW MENTIONED TABLE THAT THE BELOW DESCRIBED IMMOVABLE PROPERTY MORTGAGED/CHARGED TO THE SECURED CREDITOR, THE PHYSICAL POSSESSION OF WHICH HAS BEEN TAKEN BY THE AUTHORISED OFFICER OF SMFG INDIA HOME FINANCE COMPANY LIMITED” (HEREINAFTER REFERRED TO AS “SMFHC”) ON 27.11.2024 AND SUBSEQUENT TO THE ASSIGNMENT OF DEBT IN ITS FAVOUR BY SMFG INDIA HOME FINANCE COMPANY LIMITED TO KOTAK MAHINDRA BANK LIMITED, WILL BE SOLD ON “AS IS WHERE IS”, “AS IS WHAT IS”, AND “WHATEVER THERE IS” BASIS FOR REALIZATION OF BANK’S DUES.

DESCRIPTION OF THE IMMOVABLE PROPERTY WITH KNOWN ENCUMBRANCE, IF ANY

ALL THAT PIECE AND PARCEL OF FLAT NO. B- 102 ON THE FIRST FLOOR WITH BUILT UP AREA 825 SQ. FT I.E., 76.67 SQ.MTRS. (CARPET 649.50 SQ. FT.) TERRACE 50 SQ. FT I.E., 4.65 SQ. MTRS IN BUILT UP KNOWN AS ROHAN PARK CONSTRUCTED ON SURVEY NO. 25/5A/1/1C ADMEASURING 18 ARES SITUATED AS VILLAGE NANDED TAL HAVELI DISTRICT PUNE.

BOUNDED AS:

EAST: ROAD,

WEST: PROPERTY OF MR. AVINASH JOSHI,

NORTH: PROPERTY OF MR. SAWANT OF SURVEY NO. 25/5A/1/1C,

SOUTH: 15 FEET COMMON ROAD

BORROWER/S & GUARANTOR/S NAME & ADDRESS	1.DATE & TIME OF E-AUCTION 2.LAST DATE OF SUBMISSION OF EMD 3.DATE & TIME OF THE PROPERTY INSPECTION	RESERVE PRICE EMD OF THE PROPERTY BID INCREMENT
<p>1. MR. AKSHAY KUNDLIK TANPURE (BORROWER) S/O MR. KUNDLIK SAKHARAM TANPURE AT: FLAT NO. B-102, 1ST FLOOR, B WING, ROHAN PARK SR NO.25/5A/1/1C, NEAR TUKARAM ANGAN NANDED, PUNE- 411041</p> <p>ALSO AT:- M/S KHANDASARI HOTEL THROUGH ITS PROPRIETOR AMIT APARTMENT HOTEL, KHANDASARI LANE NO.04</p>	<p>1) E-AUCTION DATE:- 29.04.2025 BETWEEN 12:00 PM TO 1:00 PM WITH UNLIMITED EXTENSION OF 5 MINUTES</p> <p>2.) LAST DATE OF SUBMISSION OF EMD WITH KYC IS:- 28.04.2025 UP TO 6:00 P.M. (IST.)</p> <p>3.) DATE OF INSPECTION:- 16.04.2025 BETWEEN 11:00 AM TO 4:00 PM (IST)</p>	<p>RESERVE PRICE RS.32,50,000/- (RUPEES THIRTY TWO LAKH FIFTY THOUSAND ONLY)</p> <p>EMD: RS.3,25,000/- (RUPEES THREE LAKH TWENTY FIVE THOUSAND ONLY)</p> <p>BID INCREMENT – RS. 25,000/- (RUPEES TWENTY FIVE THOUSAND ONLY) & IN</p>

<p>DAHANUKAR COLONY, KOTHRUD, PUNE-411038</p> <p>2. MS. SHIVANI SUNIL KSHIRSAGAR (CO-BORROWER) D/O MR. SUNIL SHIVAJI KSHIRSAGAR BOTH AT: FLAT NO. 104, 1ST FLOOR LABHADE GARDEN, A WING, WARJE JAKAT NAKA, WARJE, PUNE, MAHARASHTRA- 411052</p> <p>LOAN ACCOUNT NO. 601939211426205</p> <p>TOTAL OUTSTANDING: RS.43,29,649/- (RUPEES FORTY THREE LAKH TWENTY NINE THOUSAND SIX HUNDRED FORTY NINE ONLY) OUTSTANDING AS ON 19.03.2025 WITH FURTHER INTEREST APPLICABLE FROM 20.03.2025 ALONG WITH ALL COST, CHARGES & EXPENSES UNTIL PAYMENT IN FULL WITH COST AND CHARGES.</p>		<p>SUCH MULTIPLES.</p>
<p>THE EARNEST MONEY HAS TO BE DEPOSITED BY WAY OF DD IN FAVOUR OF “KOTAK MAHINDRA BANK LIMITED” PAYABLE AT MUMBAI .</p> <p>THE BORROWER’S ATTENTION IS INVITED TO THE PROVISIONS OF SUB SECTION 8 OF SECTION 13, OF THE SARFAESI ACT, IN RESPECT OF THE TIME AVAILABLE, TO REDEEM THE SECURED ASSET.</p> <p>PUBLIC IN GENERAL AND BORROWERS IN PARTICULAR PLEASE TAKE NOTICE THAT IF IN CASE AUCTION SCHEDULED HEREIN FAILS FOR ANY REASON WHATSOEVER THEN SECURED CREDITOR MAY ENFORCE SECURITY INTEREST BY WAY OF SALE THROUGH PUBLIC E - AUCTION.</p> <p>IN CASE OF ANY CLARIFICATION/REQUIREMENT REGARDING ASSETS UNDER SALE, BIDDER MAY CONTACT THE BANK’S IVR NO. (+91-9152219751) FOR CLARIFICATIONS. BIDDER MAY ALSO CONTACT MR. SANJAY CHAVAN (MOB NO. +918655312059) FOR CLARIFICATIONS.</p> <p>FOR DETAILED TERMS AND CONDITIONS OF THE SALE, PLEASE REFER TO THE LINK HTTPS://WWW.KOTAK.COM/EN/BANK-AUCTIONS.HTML PROVIDED IN KOTAK MAHINDRA BANK’S WEBSITE I.E. WWW.KOTAK.COM AND/OR ON HTTPS://BANKAUCTIONS.IN/</p> <p>PLACE: PUNE</p> <p>DATE: 09.04.2025</p> <p style="text-align: right;">AUTHORIZED OFFICER KOTAK MAHINDRA BANK LIMITED</p>		

