



AXIS BANK LIMITED

Registered Office:- Axis Bank Limited, "Trishul", 3rd Floor, OppSamartheshwar Temple, Near Law Garden Ellisbridge, Ahmedabad-380006.
Branch Address:- Axis Bank Ltd. 5th Floor, Gigaplex, NPC - 1, TTC Industrial Area, Mugalsan Road, Airoli, Navi Mumbai - 400 708.

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY

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) Rule, 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 is mortgaged / charged to the secured creditor, the Physical Possession (as detailed below) of which has been taken by the Authorised Officer of Secured Creditor will be sold on "As is where is", "As is what is" and "Whatever there is" and "No recourse basis" for recovery of the amount (Shown below in respective column) due to the Axis Bank secured creditor from respective borrower(s) and Guarantor(s) shown below. The Reserve Price and the Earnest Money deposit of respective properties as shown below in respective column for recovery of the amount (Shown below in respective column) due to the Axis Bank secured creditor from respective borrower(s) and Guarantor(s) shown below. The Reserve Price and the Earnest Money deposit of respective properties as shown below in respective column;

Sr. no	Name of Borrower Mortgager	DESCRIPTION OF PROPERTY	RESERVE PRICE EMD Price	Auction Date & Time	OUTSTANDING DUES (IN RS.)	Contact Person Name
1	VILAS PANDURANG SAKPAL / MRS. PRITI VILAS SAKPAL Milind Nagar, Nari Seva Sadan Road, Next To Himalya Chs, Asalpha Village, Ghatkopar, Mumbai - 400084 Also At Flat No. 003, Ground Floor, A-Wing, Thanekar, Hillcrest, Shirgaon, Badlapur (E) - 421503. Also At Raoning Attendant Iii, Modern Veer Rays Security Force India Pvt Ltd, Icici Bank Atm, Godrej Hill Side, Peroja Nagar, Vikhroli (W) - 400079	Flat No. 003, Ground Floor, A -Wing, Thanekar, Hillcrest, Shirgaon, Badlapur (E) - 421503, Admeasuring Carpet Area - 431.31 Sqft	Rs.2170800/- (Rupees Twenty-one Lakh Seventy Thousand Eight Hundred Only) Rs.217080/- (Rupees Two Lakh Seventeen Thousand And Eighty Only)	17-Apr-26 11am to 12 Pm Last Date & Time for Bid Submission: 16-Apr-26	Rs. 3067875.69/- As On Date 11-Dec-25	Authorised Officer Hareesh Gowda/ Ashish Kamble Contact Number 9594597555 / 919773366257/ E-Mail ID- hareesh.gowda@axisbank.com Ashish.Kamble@axisbank.com
2	ASHWINI KIRAN SHELAR / KIRAN KRUSHNA SHELAR 204, Vijay Apartment, Kadva Pada Road, Petrol Pump,Vangani, Thane- 421503. Also At Flat No.204, On The 2nd Floor, In The Building Known As Shiv Utsav Building, Bearing Survey No. 150, Hissa No. 12b, Pashane, Vangani, Taluka Karjat, Dist. Raigad. 400612 Also At Anushka Kiran Stores, 743/1, Ward No. 3, Donewadi, Vangani, Tal-Ambernath, Thane- 421503 Also At Optmetrist, Leela Eye Institute, Happy Eye Opticals, First Floor, Patel Plaza, Next To Ajit Scan Centre, Murbad Road, Kalyan (West), Thane- 421301.	Flat No. 204, On The 2nd Floor, In The Building Know As Shiv Utsav Building, Bearing Survey No.150, Hissa No. 12b, Pashane, Vangani, Taluka Karjat, Dist. Raigad. 400612 Admeasuring : 37.870 Sqr. Mtrs.	Rs.1799680/- (Rupees Seventeen Lakh Ninety-nine Thousand Six Hundred And Eighty Only) Rs.179968/- (Rupees One Lakh Seventy-nine Thousand Nine Hundred And Sixty-eight Only)	17-Apr-26 11am to 12 Pm Last Date & Time for Bid Submission: 16-Apr-26	Rs. 3522164/- As On Date 11-Dec-25	Authorised Officer Hareesh Gowda/ Ashish Kamble Contact Number 9594597555 / 919773366257/ E-Mail ID- hareesh.gowda@axisbank.com Ashish.Kamble@axisbank.com
3	MOHD JAVED ABDUL SAMAD SIDDIQUI / MOHD ADIL JAVED SIDDIQUI 01, Joy House, Cst Road, Behind Bus Depot Kuria (West), Mumbai-400070 Also At Flat No. 404, 4th Floor, H - Wing, Kk Residency, Nari Seva Sadan Rd, Azad Nagar, Ghatkopar - 400072. Also At Javed Auto Head Services, Joy House Bldg, Best Bus Depot, Opp Rehman Hotel, Cst Road, Kuria (West), Mumbai- 400070 Also At Adil Automobiles , Joy House Bldg, Best Bus Depot, Opp Rehman Hotel, Cst Road, Kuria (West), Mumbai-400070	Flat No.404, 4th Floor, H-Wing, Kk Residency, Nari Seva Sadanrd, Azad Nagar, Ghatkopar- 400072, Admeasuring : 390.52 Sq.ft	Rs.7246400/- (Rupees Seventy-two Lakh Forty-six Thousand Four Hundred Only) Rs.724640/- (Rupees Seven Lakh Twenty-four Thousand Six Hundred And Forty Only)	17-Apr-26 11am to 12 Pm Last Date & Time for Bid Submission: 16-Apr-26	Rs. 7971310/- As On Date 01-Jan-26	Authorised Officer Hareesh Gowda/Amol Kamble Contact Number 9594597555/919892503839 E-Mail ID- hareesh.gowda@axisbank.com / Amol4.Kamble@axisbank.com
4	DHRUV RASIK GANGAR B.304, 'Jay Maa Residen, Bldg No.1, Nauzari Naka Behind Hp Petrol Pump, Boisar East Palghar- 401501. Also At Shop No. 06, On The Ground Floor, Of "B" Wing, In The Building No. 01, Type A1, In The Building Known As "Jay Maa Residency" In The Complex Known As "Pawan Vihasr Complex" Which Is Constructed On Gat No. 19a, Lying Being Sitated At Village Nagzari, Nagzari Naka, Behind H.p. Petrol Pump, Boisar(East) Palghar - 401501. Area Admeasuring 10.69 Sq. Mtrs. Carpet (Which Is Inclusive Of The Area Of Balcoines). Also At Shop No. 07, On The Ground Floor, Of "C" Wing, In The Building No. 01, Type A 1b, In The Building Known As "Jay Maa Residency" In The Complex Known As "Pawan Vihasr Complex" Which Is Constructed On Gat No. 19a, Lying Being Sitated At Village Nagzari, Nagzari Naka, Behind H.p. Petrol Pump, Boisar(East) Palghar - 401501. Area Admeasuring 9.27 Sq. Mtrs. Carpet (Which Is Inclusive Of The Area Of Balcoines). Also At Shop No. 11, On The Ground Floor, Of "C" Wing, In The Building No. 01, Type A 1b, In The Building Known As "Jay Maa Residency" In The Complex Known As "Pawan Vihasr Complex" Which Is Constructed On Gat No. 19a, Lying Being Sitated At Village Nagzari, Nagzari Naka, Behind H.p. Petrol Pump, Boisar(East) Palghar - 401501. Area Admeasuring 11.15 Sq. Mtrs. Carpet (Which Is Inclusive Of The Area Of Balcoines). Also At Shop No. 12, On The Ground Floor, Of "C" Wing, In The Building No. 01, Type A 1b, In The Building Known As "Jay Maa Residency" In The Complex Known As "Pawan Vihasr Complex" Which Is Constructed On Gat No. 19a, Lying Being Sitated At Village Nagzari, Nagzari Naka, Behind H.p. Petrol Pump, Boisar(East) Palghar - 401501. Area Admeasuring 9.27 Sq. Mtrs. Carpet (Which Is Inclusive Of The Area Of Balcoines). Also At Shop No. 04, On The Ground Floor, Of "B" Wing, In The Building No. 01, Type A1, In The Building Known As "Jay Maa Residency" In The Complex Known As "Pawan Vihasr Complex" Which Is Constructed On Gat No. 19a, Lying Being Sitated At Village Nagzari, Nagzari Naka, Behind H.p. Petrol Pump, Boisar(East) Palghar - 401501. Area Admeasuring 9.28 Sq. Mtrs. Carpet (Which Is Inclusive Of The Area Of Balcoines).	Shop No. 12, On The Ground Floor, Of "C" Wing, In The Building No. 01, Type A 1b, In The Building Known As "Jay Maa Residency" In The Complex Known As "Pawan Vihasr Complex" Which Is Constructed On Gat No. 19a, Lying Being Sitated At Village Nagzari, Nagzari Naka, Behind H.p. Petrol Pump, Boisar(East) Palghar - 401501. Area Admeasuring 9.27 Sq. Mtrs. Carpet (Which Is Inclusive Of The Area Of Balcoines).	Rs.1680000/- (Rupees Sixteen Lakh Eighty Thousand Only) Rs.168000/- (Rupees One Lakh Sixty-eight Thousand Only)	29-Apr-26 11am to 12 Pm Last Date & Time for Bid Submission: 28-Apr-26	Rs.1927694/- As On Date 03-Nov-25	Authorised Officer Hareesh Gowda/Amol Kamble Contact Number 9594597555/919892503839 E-Mail ID- hareesh.gowda@axisbank.com / Amol4.Kamble@axisbank.com

	Mtrs. Carpet (Which is Inclusive Of The Area Of Balconies).					
5	DHRUV RASIK GANGAR B 304, Jay Maa Residen, Bldg No.1, Nazgari Naka Behind Hp Petrol Pump, Boisar East Palghar- 401501. Also At Shop No. 06, On The Ground Floor, Of "B" Wing, In The Building No. 01, Type A1, In The Building Known As "Jay Maa Residency" In The Complex Known As "Pawan Vihar Complex" Which Is Constructed On Gat No. 19a, Lying Being Situated At Village Nagzari, Nagzari Naka, Behind H.p. Petrol Pump, Boisar(East) Palghar - 401501. Area Admeasuring 10.69 Sq. Mtrs. Carpet (Which is Inclusive Of The Area Of Balconies). Also At Shop No. 07, On The Ground Floor, Of "C" Wing, In The Building No. 01, Type A 1b, In The Building Known As "Jay Maa Residency" In The Complex Known As "Pawan Vihar Complex" Which Is Constructed On Gat No. 19a, Lying Being Situated At Village Nagzari, Nagzari Naka, Behind H.p. Petrol Pump, Boisar(East) Palghar - 401501. Area Admeasuring 11.15 Sq. Mtrs. Carpet (Which is Inclusive Of The Area Of Balconies). Also At Shop No. 12, On The Ground Floor, Of "C" Wing, In The Building No. 01, Type A 1b, In The Building Known As "Jay Maa Residency" In The Complex Known As "Pawan Vihar Complex" Which Is Constructed On Gat No. 19a, Lying Being Situated At Village Nagzari, Nagzari Naka, Behind H.p. Petrol Pump, Boisar(East) Palghar - 401501. Area Admeasuring 9.27 Sq. Mtrs. Carpet (Which is Inclusive Of The Area Of Balconies). Also At Shop No. 04, On The Ground Floor, Of "B" Wing, In The Building No. 01, Type A1, In The Building Known As "Jay Maa Residency" In The Complex Known As "Pawan Vihar Complex" Which Is Constructed On Gat No. 19a, Lying Being Situated At Village Nagzari, Nagzari Naka, Behind H.p. Petrol Pump, Boisar(East) Palghar - 401501. Area Admeasuring 9.28 Sq. Mtrs. Carpet (Which is Inclusive Of The Area Of Balconies)."	Shop No. 04, On The Ground Floor, Of "B" Wing, In The Building No. 01, Type A1, In The Building Known As "Jay Maa Residency" In The Complex Known As "Pawan Vihar Complex" Which Is Constructed On Gat No. 19a, Lying Being Situated At Village Nagzari, Nagzari Naka, Behind H.p. Petrol Pump, Boisar(East) Palghar - 401501. Area Admeasuring 9.28 Sq. Mtrs. Carpet (Which is Inclusive Of The Area Of Balconies).	Rs.1440000/- (Rupees Fourteen Lakh Forty Thousand Only) Rs.144000/- (Rupees One Lakh Forty-four Thousand Only)	29-Apr-26 11am to 12 Pm Last Date & Time for Bid Submission: 28-Apr-26	Rs.1644077/- As On Date 03-Nov-25	Authorised Officer Hareesh Gowda/Amol Kamble Contact Number 9594597555/919892503839 E-Mail ID- hareesh.gowda@axisbank.com / Amol4.Kamble@axisbank.com
6	PRAVIN SONAJI TELANG / SWATI PRAVIN TELANG Flat No A /401, 4th Floor, Ramchandra Park, B R Nagar, Diwa (E) 400612. Also At H.bldg/Apt Room No 3, Chawl No 1, Ashok Nagar, Kanjurgaoon (East) - 400042. Also At Flat No.2102, 21th Floor, D-Wing, Versatile Valley, Old Sur-11/9, 13,14 Kother, New Survey No. 1219,14,15 Other, Nilje, Dombivai East, Thane-421201. Also At Proprietor, M/S Unitech Services, 03, First Floor, Apna Ghar Chs, Bhoirwada, Birla College, G K Rd, Near Kotak Mahindra Bank, Kalyan (W) Thane -421301	Flat No.2102, 21th Floor, D-Wing, Versatile Valley, Old Sur-11/9, 13,14 Kother, New Survey No. 1219,14,15 Other, Nilje, Dombivai East, Thane-421201. Admeasuring: 55.76 Sqr Mtrs Carpet Area	Rs.7064400/- (Rupees Seventy Lakh Sixty-four Thousand Four Hundred Only) Rs.706440/- (Rupees Seven Lakh Six Thousand Four Hundred And Forty Only)	29-Apr-26 11am to 12 Pm Last Date & Time for Bid Submission: 28-Apr-26	Rs.8287607/- As On Date 29-Nov-25	Authorised Officer Hareesh Gowda/Amol Kamble Contact Number 9594597555/919892503839 E-Mail ID- hareesh.gowda@axisbank.com / Amol4.Kamble@axisbank.com
7	LALITADEVI ARVIND KUMAR JAISWAL / MR.ARVIND KUMAR MUSAFIR JAISWAL Room No 5 Near Chhatrapati Shivaji High School Shivani Hardware Shaniwar Market, Jasai Uran Ulwe Navi Mumbai Maharashtra 410206 India Also At Post Jasai, Jasai, Raigad- 410206 Also At Flat No 401, 4th Floor Jaymaa Residency Building No.1, Wing B, Type A1, Nagzari Naka, Behind Hp Petrol Pump, Boisar (East) Palghar 401501 Also At Puja Shungar, Shop No 01 Shanivar Market Jaisaishivani, Hardware Nr Chhatrapatishivaji School Uran Ulwe Navi Mumbai Maharashtra 410206 India	Flat No 401, 4th Floor Jaymaa Residency Building No.1, Wing B, Type A1, Nagzari Naka, Behind Hp Petrol Pump, Boisar (East) Palghar 401501 Also At Puja Shungar, Shop No 01 Shanivar Market Jaisaishivani, Hardware Nr Chhatrapatishivaji School Uran Ulwe Navi Mumbai Maharashtra 410206 India	Rs.1120000/- (Rupees Eleven Lakh Twenty Thousand Only) Rs.112000/- (Rupees One Lakh Twelve Thousand Only)	29-Apr-26 11am to 12 Pm Last Date & Time for Bid Submission: 28-Apr-26	Rs.1851333/- As On Date 01-Dec-25	Authorised Officer Hareesh Gowda/ Ashish Kamble Contact Number 9594597555/919773366257/ E-Mail ID- hareesh.gowda@axisbank.com Ashish.Kamble@axisbank.com
8	AMJAD ANNU KHAN / MRS. NAZMABEGUM ANNU KHAN Room No. 3480, Samta Nagar Chawl, Samta Nagar Mori Naka, Opp Sai Pooja Medi Cal Satvalli, Vasai East, Thane - 401208, Maharashtra.	All The Piece And Parcel Of Flat No. 402, 4th Floor, Wing A, Type A2, Bldg No 2, In The Building Known As "Tulip", In The Complex Known As "Yashwant Sankal", Situated At Village - Saravali, Tq & Dist. Palghar - 404501. Admeasuring :- 327.01 Sq. Ft. Carpet Area (Which is Inclusive Of Balconies Area).	Rs.1622400/- (Rupees Sixteen Lakh Twenty-two Thousand Four Hundred Only) Rs.162240/- (Rupees One Lakh Sixty-two Thousand Two Hundred And Forty Only)	17-Apr-26 11am to 12 Pm Last Date & Time for Bid Submission: 16-Apr-26	Rs.3710415/- As On Date 23-Jan-26	Authorised Officer HAREESH GOWDA/ BANSRAJ PATEL Contact Number 919594597555/919867695323 E-Mail ID- hareesh.gowda@axisbank.com / bansraj.patel@axisbank.com
9	YASIN ABDUL QUDDUS KHAN House No.111, Old Hill Quarters, Adarsh Nagar, Goregaon, East, Near Saibaba Mandir, 400065	Flat No.G-711, 7th Floor, Orchid, G-Wing, Golden Dream, Sector No.10, Off, Talaja Midc, Khoni Kalyan Road, Thane, 421,204 Area 551 Sqr. Ft	Rs.2225000/- (Rupees Twenty-two Lakh Twenty-five Thousand Only) Rs.222500/- (Rupees Two Lakh Twenty-two Thousand Five Hundred Only)	17-Apr-26 11am to 12 Pm Last Date & Time for Bid Submission: 16-Apr-26	Rs.4423528/- As On Date 25-Mar-26	Authorised Officer Hareesh Gowda/ Ashish Kamble Contact Number 9594597555/919773366257/ E-Mail ID- hareesh.gowda@axisbank.com Ashish.Kamble@axisbank.com
10	NADEEM AHMED KASMANI / REHANA MOHD IQBAL KASMANAI B/19, 2nd Floor, Noorani Manzil, Mumbai Pune Road, Near Alishan Theater, Mumbra Thane 400612. Also At Flat No 903, 9th Floor, Golden Dream Orchid H.wing, Sector 11, Dombivli Badlapur Road, Off-Taloja Bypass Phata, Midc Road Khoni, Pagadyacha Pada, Kalyan 421204, Admeasuring Carpet Area Of 305 Sq.ft. Also At Proprietor, Easy Pay, Shop No 15, Ground Floor, A Wing Guru Krupa Building, Mumbra Thane -400612	Flat No 903 9th Floor H Wing, Orchid A To L Wings Sector 10 Off Taloja, Midc Road Khoni Kalyan Thane, Thane, 421,204 Area Of 305 Sq.ft	Rs.1874080/- (Rupees Eighteen Lakh Seventy-four Thousand And Eighty Only) Rs.187408/- (Rupees One Lakh Eighty-seven Thousand Four Hundred And Eight Only)	17-Apr-26 11am to 12 Pm Last Date & Time for Bid Submission: 16-Apr-26	Rs.2805152/- As On Date 24-Mar-26	Authorised Officer Hareesh Gowda/ Ashish Kamble Contact Number 9594597555/919773366257/ E-Mail ID- hareesh.gowda@axisbank.com Ashish.Kamble@axisbank.com
11	SWATI SAMIR GOWALE / SAMIR SHANKAR GOWALE Room No 15 Bhagubai Sadan Koperoad Near Ambamartia Mandir Dobivai W Dobivai Vali Vishnugar Thane Maharashtra 421202 India	Flat No 201 E Wing 2nd Floor 2, Prayag Yash Phase II Adal Opp Indraprast, Residency Adal Village Road Panvel, Panvel, 410,206 Admeasuring: 338.80 Sq. Ft., Balcony 26.64 Sq. Ft., Enclosed Balcony 25.15 Sq. Ft, Terrace 49.51 Sq. Ft. Carpet Area	Rs.3724500/- (Rupees Thirty-seven Lakh Twenty-four Thousand Five Hundred Only) Rs.372450/- (Rupees Three Lakh Seventy-two Thousand Four Hundred And Fifty Only)	29-Apr-26 11am to 12 Pm Last Date & Time for Bid Submission: 28-Apr-26	Rs. 5309516.35/- As On Date 25-Mar-26	Authorised Officer Hareesh Gowda/ Ashish Kamble Contact Number 9594597555/919773366257/ E-Mail ID- hareesh.gowda@axisbank.com Ashish.Kamble@axisbank.com
12	VILAS PUNDE H 8 1 Heenat Garden Pipeline Road Gandhare Khadakpada Kalyan West, Kalyan Thane -421301. Also At Flat No. 303, On Third Floor, In The Building Known As Sumesh Apartment In The Society Known As Sumesha Co. Op. Housing Society Ltd. Situated At Village-Belvali, Talukaambarnath, Badlapur (W) Dist. Thane - 421503.	Flat No 303 3rd Floor Sumesha Chsl, Plot No 17 Village Belavali, Badlapur West, Thane, 421,504 Area Admeasuring: - 457 Sq. Ft. Carpet	Rs.1290000/- (Rupees Twelve Lakh Ninety Thousand Only) Rs.129000/- (Rupees One Lakh Twenty-nine Thousand Only)	17-Apr-26 11am to 12 Pm Last Date & Time for Bid Submission: 16-Apr-26	Rs.3476803/- As On Date 25-Mar-26	Authorised Officer Hareesh Gowda/ Ashish Kamble Contact Number 9594597555/919773366257/ E-Mail ID- hareesh.gowda@axisbank.com Ashish.Kamble@axisbank.com

For detailed terms and conditions of the sale, please refer to the link provided in the secured creditor's website i.e. <https://www.axisbank.com/auction-retail> and the Bank's approved service provider M/S C1 India Private Limited at their web portal <https://www.bankeauctions.com>

The auction will be conducted online through the Bank's approved service provider M/s.C1 India Private Limited at their web portal <https://www.bankeauctions.com>. Also note that the said sale is subject to outcome of Securitization Application filed before Debt Recovery Tribunal, if any.

For any other assistance, the intending bidders may contact authorized officers During Office Hours. The bid is not transferable.

Bid Incremental Amount are Rs. 10,000/- (Rupees Ten Thousand Only) For each Account.

VENUE For Bid Submission: Axis Bank Ltd., 5th Floor, Gigaplex, NPC-1, TTC Industrial Area, Mugalsan Road, Airoli, Navi Mumbai-400708

Inspection will be subject to the prior Appointment

Date: 28.03.2026

Place: Thane

sd/- Authorised Officer,
Axis Bank Ltd.