

E-AUCTION 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 following Borrower(s) and Guarantor(s) that the below described immovable properties mortgaged/charged to Bank Of India (secured creditor), the constructive/ physical possession of which has been taken by the Authorized Officers of Bank Of India will be sold on "as is where is", "as is what is" and "whatever there is" on 10-06-2025 from 11 am to 5 pm for Sr. No. 1 to 19 and 25-06-2025 from 11 am to 5 pm for Sr. No. 20 to 24 for recovery of respective dues as detailed hereunder against the secured assets mortgaged/charged to Bank Of India from the respective Borrower(s) and Guarantor(s). The reserve price and the earnest money deposit is shown there against each secured asset

The sale will be done by the undersigned through e-auction platform (BAANKNET).

E-AUCTION SALE NOTICE UNDER SARFAESI ACT, 2002 CUM NOTICE TO BORROWER/ GUARANTOR

(Rs. In Lakh)

Sr No	Names of the Branch/ Borrower/ Guarantor	Description of the properties	Reserve price/ EMD Amount	O/s Dues (Excluding Int, Penal Int & Exp) In Lakh	Date/Time of on site inspection of property	Contact No
1	Asset Recovery Branch- Navi Mumbai Borrower: M/s Vaco-Syn Bio- tech Pvt. Ltd. (Original facility with Panchpakhadi Branch)	Open Land bearing on survey no. 121/10 and 21/11 situated in village Savare, Near Ghodyachi factory & Ashram, Next to Vrindavan Paradise Farm house Tal Ambarnath, Dist Thane 421503 (Land area: 24660 Sq. Mtr) (Physical possession is with bank)	754.60/ 75.46	1584.06	06-06-2025 11 am to 4 pm	8861604742 022-20872071/72
2	Asset Recovery Branch- Navi Mumbai Borrower: M/s G.D. EXPORT (Original facility with Bhiwandi Branch)	Shop nos. 16,19,20,29,30,128 at Ground floor, Husain Arcade, Plot bearing Survey no 23/5 23/7 & 71, Municipal house no. 1015, Gau- ripada, Bhiwandi 421302 (Symbolic Possession with Bank)	28.45/ 2.84	52.80	06-06-2025 11 am to 4 pm	8861604742 022-20872071/72
3	Asset Recovery Branch- Navi Mumbai Borrower: M/s KAIF FABRICS (Original facility with Bhiwandi Branch)	Commercial Gala No- 109 on 1st Floor Husain Arcade on Plot bearing Survey No- 23/5, 23/7 and 71 Municipal House No- 1015, Village- Gau- ripada at near Asarabhai Mithaiwala Taluka Bhiwandi Dist- Thane 421302 owned by Mrs Zarina Bano Gayasuddin Ansari (Symbolic Possession with Bank)	4.21/ 0.42	51.80	06-06-2025 11 am to 4 pm	8861604742 022-20872071/72
4	Asset Recovery Branch- Navi Mumbai Borrower: M/s KAIF FABRICS (Original facility with Bhiwandi Branch)	Commercial Gala No- 115 on First Floor Husain Arcade on Plot bearing Survey No- 23/5, 23/7 and 71 Municipal House No- 1015, Village- Gauripada at near Asarabhai Mithaiwala Taluka Bhiwandi Dist- Thane 421302 owned by Mr Abdul Waheed Hameed Khan (Symbolic Possession with Bank)	4.21/ 0.42	51.80	06-06-2025 11 am to 4 pm	8861604742 022-20872071/72
5	Asset Recovery Branch- Navi Mumbai Borrower: M/s KAIF FABRICS (Original facility with Bhiwandi Branch)	Industrial Premises Having Municipal House No- 1995/8, Maccha Khoni Road Behind Masjid and Water Tank Village Khoni Bhiwandi Dist Thane 421302 (Symbolic Possession with Bank)	29.25/ 2.93	51.80	06-06-2025 11 am to 4 pm	8861604742 022-20872071/72
6	Asset Recovery Branch Navi Mumbai Borrower: M/s Sona Enterprises Huf (Original facility with Kalyan Branch)	Flat No-301, 3rd floor Shalu Palace Plot No- 661, 662 & 679 Sheet No- 60 Chopra Court Turning Near Syndicate Bank Ulhasnagar (Built-up Area 1347 sq.ft.) (Symbolic Possession with Bank)	82.43/ 8.24	234.15	06-06-2025 11 am to 4 pm	8861604742 022-20872071/72
7	Asset Recovery Branch- Navi Mumbai Borrower: Mr. Ashok Prasad Gupta. (Original facility with Kalwa Branch)	Residential Flat: Flat no. 1202, 12th Floor, Tower No.15, Atlanta Eden World, Near Water Tank, Temghar Road, Village Temghar, Taluka Bhiwandi, Dist Thane (Carpet Area: 716 sq. ft.) (Physical Possession with the Bank)	28.97/ 2.90	57.79	06-06-2025 11 am to 4 pm	8861604742 022-20872071/72
8	Asset Recovery Branch- Navi Mumbai Borrower: Mr. Bharath Gopinath Nair (Original facility with Kalwa Branch)	Residential Flat: Flat No-1004, 10th floor tower No14 Atlanta Eden World Survey No-69 Hissa No- 1(P) Survey No-80 Hissa No-1 (p) and Survey No- 83 Situated at Village Temghar Tal- Bhiwandi Dist- Thane (Carpet Area: 716 sq. ft.) (Physical Possession with the Bank)	28.97/ 2.90	51.14	06-06-2025 11 am to 4 pm	8861604742 022-20872071/72
9	Asset Recovery Branch- Navi Mumbai Borrower: Mukeshbhai Govind Vadhre (Original facility with Kalwa Branch)	Residential Flat: Flat No-1201, 12th Floor, Tower No.-15, Atlanta Eden World, Village- Temghar, Taluka- Bhiwandi, Dist.- Thane (Carpet Areas: 716 sq. ft.) (Physical Possession with Bank)	33.40/ 3.34	57.98	06-06-2025 11 am to 4 pm	8861604742 022-20872071/72
10	Asset Recovery Branch- Navi Mumbai Amit Kumar Devisharan Singh (Borrower) & Ajeet Devisharan Singh (Co-borrower) (Original facility with Kalwa Branch)	Flat no. 1002, 10th floor, Tower no. 14, Atlanta Eden World, Survey no. 69/ 1(p), 67/ 4(p), 81(p), 2(p) and 83, near Atlanta Edenworld Tower -2, Temghar, Taluka Bhiwandi, District Thane -421302 (Carpet Area- 716 Sq. ft.) (Symbolic Possession with Bank)	28.97/ 2.90	52.93	06-06-2025 11 am to 4 pm	8861604742 022-20872071/72
11	CHEMBUR Branch Prakash Dilip Khemani (Borrower)	Residential Flat: Flat no. 302, 3rd floor, Building no. A-10, Mateshwari Regency, Near Good Shephard School, Survey no. 1 & 2, Hissa no. 2 & 3, Mouje-Gundage, Taluka- Karjat, District-Raigad, 410201 (Built up Area-537 sq.ft.) (Physical possession is with bank)	20.25/ 2.03	36.71	06-06-2025 11 am to 4 pm	8169623240
12	NEW PANVEL Branch Amit Dashrath Rokade (Borrower)	Residential Flat:- Flat no. 12, 2nd floor, Shivthirti Co - operative housing society Ltd., Plot no. 20, Survey no. 4, Hissa no. 9, Village - Lodhivali, Taluka - Khalapur, Dist - Raigad 410206 (Built up Area - 507 sq. ft.) (Physical possession is with bank)	13.50/ 1.35	13.32	06-06-2025 11 am to 4 pm	6392575328
13	BELAPUR Branch Balasaheb Suryabhan Roham (Borrower) Manisha Balasaheb Roham (Co-borrower)	Residential Flat: Flat no. 401, 4th Floor, A Wing, Building no. 4, Shankar Dwarka - 1, Survey no. 195, Hissa no. 1, 2 & 4, Village - Morbe, Panvel, Raigad - 410206 (Built up Area - 297 sq. ft.) (Physical possession is with bank)	13.65/ 1.37	16.69	06-06-2025 11 am to 4 pm	9629965498
14	KHARGHAR SECTOR - 19, Branch Dhananjay Chandrakant Gandhi (Borrower) Reshma Dhananjay Gandhi (Co-borrower)	Residential Flat: Flat no. 103, 1st floor, A Wing, Sai Greens Building, House no 191 A, Brahman Ali, Palaspe, Taluka Panvel, District Raigad - 410221 (Built up Area - 493 sq. ft.) (Symbolic Possession with Bank)	28.07/ 2.81	23.82	06-06-2025 11 am to 4 pm	8454084680
15	KALWA Branch Bhau Ukha Chavan (Borrower) Muktabai Bhau Chavan (Co-borrower)	Residential Flat: Flat no. 306, 3rd floor, B Wing, Building no. 1, Om Sai Park, Reti Bandar Road, Kalher, Bhiwandi, Thane - 421302 (Built up Area - 635 sq. ft.) (Symbolic Possession with Bank)	21.59/ 2.16	13.43	06-06-2025 11 am to 4 pm	6204985200
16	KHARGHAR SECTOR - 10 Branch Ashok Bairi (Borrower)	Residential Flat: Flat no. G-001, Ground Floor, Shree Krupa Yash, Plot no. 130, Sector-10, Kopara - Kharghar, Taluka Panvel, District Raigad-410210 (Built up Area: 199 sq. ft.) (Symbolic Possession with Bank)	27.23/ 2.73	26.80	06-06-2025 11 am to 4 pm	9939824176
17	TALOJA Branch Kapila Dhanraj Fulsunge (Borrower)	Residential Flat: Flat no. 302, 3rd floor, Building no. 4, Phase - I, Sai Moreshwar Complex, Survey no. 15/ 02, Village - Vanjarpada, Taluka Karjat, District Raigad 410101 (Built up area: 348 sq. ft.) (Physical Possession with Bank)	9.00/ 0.90	17.29	06-06-2025 11 am to 4 pm	7378798164
18	TALOJA Branch Umesh Upendranath Singh (Borrower)	Residential Flat: Flat no. 204, 2nd floor, B - Wing, Building no. 10, Phase-II, Sai Moreshwar Complex, Survey no. 15/ 02, Village - Vanjarpada, Taluka Karjat, District Raigad 410101 (Built up area: 586 sq. ft.) (Physical Possession with Bank)	17.25/ 1.73	24.41	06-06-2025 11 am to 4 pm	7378798164
19	ASANGAON Branch Amit Sukhsagar Dubey (Borrower)	Residential Flat: Flat no. 502, 5th Floor, E Wing, Building-Harmony Enclave Co-op Hsg. Soc. Ltd., Thane Kar Hillcrest Road, Bhosle Nagar, Badlapur (East), Village-Shirgaon, Taluka Ambarnath, Thane-421503 (Carpet Area: 440.25 Sq. Ft.) (Symbolic Possession with Bank)	22.45/ 2.25	22.12	06-06-2025 11 am to 4 pm	8793614055
20	Asset Recovery Branch- Navi Mumbai Borrower: Mr. Shashikant Kishore Bank	Flat No. 1201, A wing on the 12th floor of building known as Vedic Heights constructed on land bearing CTO No 202 & 203 of village Talamb, Dist Thane 421503 (Symbolic Possession with Bank)	88.24/ 8.82	80.79	20-06-2025	8861604742

	ReshmaDhananjay Gandhi (Co-borrower)	sq.ft.) (Symbolic Possession with Bank)				
15	KALWA Branch Bhau Ukha Chavan (Borrower) Muktabai Bhau Chavan (Co-borrower)	Residential Flat: Flat no. 306, 3rd floor, B Wing, Building no. 1, Om Sai Park, Reti Bandar Road, Kalher, Bhiwandi, Thane – 421302 (Built up Area – 635 sq. ft.) (Symbolic Possession with Bank)	21.59/ 2.16	13.43	06-06-2025 11 am to 4 pm	6204909200
16	KHARGHAR SECTOR - 10 Branch Ashok Bairi (Borrower)	Residential Flat: Flat no. G -001, Ground Floor, Shree Krupa Yash, Plot no.130, Sector-10, Kopara – Kharghar, Taluka Panvel, District Raigad-410210 (Built up Area: 199 sq. ft.) (Symbolic Possession with Bank)	27.23/ 2.73	26.80	06-06-2025 11 am to 4 pm	9939824176
17	TALOJA Branch Kapila Dhanraj Fulsunge (Borrower)	Residential Flat: Flat no. 302, 3rd floor, Building no. 4, Phase - I, Sai Moreshwar Complex, Survey no. 15/ 02, Village – Vanjarpada, Taluka Karjat, District Raigad 410101 (Built up area: 348 sq. ft.) (Physical Possession with Bank)	9.00/ 0.90	17.29	06-06-2025 11 am to 4 pm	7378798164
18	TALOJA Branch Umesh Upendranath Singh (Borrower)	Residential Flat: Flat no. 204, 2nd floor, B – Wing, Building no. 10, Phase-II, Sai Moreshwar Complex, Survey no. 15/ 02, Village – Vanjarpada, Taluka Karjat, District Raigad 410101 Built up area: 586 sq. ft. (Physical Possession with Bank)	17.25/ 1.73	24.41	06-06-2025 11 am to 4 pm	7378798164
19	ASANGAON Branch Amrit Sukhsagar Dubey (Borrower)	Residential Flat: Flat no. 502, 5th Floor, E Wing, Building-Harmony Enclave Co-op Hsg. Soc.Ltd., Thanekar Hillcrest Road, Bhosle Nagar, Badlapur (East), Village-Shirgaon, Taluka Ambernath, Thane-421503 (Carpet Area: 440.25 Sq.Ft.) (Symbolic Possession with Bank)	22.45/ 2.25	22.12	06-06-2025 11 am to 4 pm	8793614055
20	Asset Recovery Branch- Navi Mumbai Borrower Mr Shashikant Kashiram Parab & Mrs Aarti Shashikant Parab (Original facility with Ghodbun- der Branch)	Flat No. 1201, A wing on the 12th floor of building known as Vedic Heights constructed on land bearing CTS No.163-A (pt) at village Akurli at Veer Tanaji Nagar, Wadarpada Road No.02, Hanuman Nagar, Kandivali (E) Mumbai- 400 101, admeasuring 376 sq. ft of carpet area including the balcony. (Symbolic Possession with Bank)	88.24/ 8.82	80.79	20-06-2025 11 am to 4 pm	8861604742 022-2087207172
21	Kalwa Branch Umesh Mau-rya (Borrower)	Residential Flat: Flat no. 02, Ground floor, Sai Sagar Apartment, Survey no. 277/ 7, Village- Kalher, Narpoli, Near Sai Baba Temple, Narpoli Village Road, Bhiwandi, Thane- 421302 (Built – up area: 675 sq. ft.) (Symbolic Possession with bank)	21.575/ 2.1575	16.85	20-06-2025 11 am to 4 pm	8210872541
22	Dhamankar Naka Branch Saiva Ramchandra Ramlu (Borrower) & Bhagyaxmi Ramchandra Saiva (Co-borrower)	Residential Flat: Flat no. 103, First floor, A – 1 Wing, Adarsh Park 'AB' CHSL, near Nana Nani Park, Adarsh Park Road, Kasar Alley, Bhiwandi, District Thane – 421302 (Carpet area: 471 sq. ft.) (Symbolic Possession with bank)	28.05/ 2.805	22.83	20-06-2025 11 am to 4 pm	8898818883
23	Badlapur West Branch Hasmukh Virajibhai Patel (Borrower) & Varsha Hasmukh Patel (Co-borrower)	Residential Flat: Flat no. 603, 6th floor, Om Yashwant Plaza, Survey no. 97, Hissa no. 1 (p), near Bank of India, Village – Belavali, Badlapur – 421503 (Carpet area: 466 sq. ft.) (Symbolic Possession with bank)	33.165/ 3.3165	21.18	20-06-2025 11 am to 4 pm	6206130257
24	Badlapur West Branch Yogita Shivaji Dokhale (Borrower) & Shivaji Chhagan Dokhale (Co-borrower)	Residential Flat: Flat no. 001, Ground Floor, Indigo CHS Ltd., Survey no – 43, Hissa no. 2 (p), Plot no. 28, Situated near Nikhat Heights, Village – Katrap, Badlapur – 421503 (Built up Area: 540 sq. ft.) (Symbolic Possession with bank)	20.59/ 2.059	21.65	20-06-2025 11 am to 4 pm	6206130257

*The bid price to be submitted shall be above the Reserve Price and bidders shall improve their further offers in multiples of Rs. 0.25 lakh (Rupees Twenty-Five Thousand only).

Terms and Conditions of the E-auction are as under:

E-Auction is being held on "as is where basis", "as is as what is basis" and "whatever there is basis" and will be conducted "On Line". The auction will be conducted through Government of India approved service provider BAANKNET Integrated Portal (<https://Baanknet.com>).

E-Auction bid form, Declaration, General Terms and Conditions of online auction sale are available in website (<https://www.bankofindia.co.in>).

Place: Navi Mumbai

Date: 18.05.2025

Authorised Officer(S)

BANK OF INDIA