

 <p>बँक ऑफ महाराष्ट्र Bank of Maharashtra राज्य बँकात का यश एक प्राचीन एक शक्ति</p>	<p>आस्ति वसूली शाखा दूसरी मंजिल, आगरकर हाईस्कूल बिल्डिंग, सोमवार पेठ, पुणे- 11 Asset Recovery Branch. 2nd Floor, Agarkar High School Bldg, Somwar Peth, Pune- 11 टेली/Tel : (020) 26130029/ 26130030 ई-मेल/E-mail: hrmge1453@mahabank.en.in</p>	 <p>75 Azadi Ka Amrit Mahotsav</p>
AE59/Legal/EAuction/Cartel India/2025-26/		Date 06.10.2025

To

1. Mr. Sandeep Dattatrray Pawar (BORROWER)

D-1102 & 1103 Amit Colori Pisoli Road,
Undri Chowk, Near Reliance, Undri, Pune-411060

Also at

Flat No-406 & 407, 4TH Floor, A1 Wing,
Gagan Akanksha Phase 1, Gat No-524
Koregaon Mul, Next to Prayagdham Hospital,
Pune-412202

2. Mrs. Neha Sandeep Pawar (CO-BORROWER)

D-1102 & 1103 Amit Colori Pisoli Road,
Undri Chowk, Near Reliance, Undri, Pune-411060

Also at

Flat No-406 & 407, 4TH Floor, A1 Wing,
Gagan Akanksha Phase 1, Gat No-524
Koregaon Mul, Next to Prayagdham Hospital,
Pune-412202

Dear Sir / Madam,

Sub: Notice for sale of immovable properties (Appendix - IV -A) Under the Securitization & Reconstruction of Financial Assets & Enforcement of Security Interest Act, 2002

Please take a notice that:

In terms of the powers vested in the undersigned as the Authorized Officer of Bank of Maharashtra under the Securitization and Reconstruction of Financial Assets Act, 2002 (SARFAESI Act) and the Rules, the Authorized Officer of the Bank has taken possession of the assets mentioned below for taking action under the SARFAESI Act and to sell the said assets for recovery of **being Rs. 3,43,93,542.00 (Rupees Three Crore Fourty Three Three Lacs Ninty Three Thousand Five Hundred Fourty Two Only) plus interest thereon @ 10.70 % p.a. w.e.f. 10/12/2023 plus penal interest, costs, charges and expenses as applicable as mentioned in the demand notice dtd 11/12/2023 minus recoveries if any due to Bank of Maharashtra.**

The details of the property, reserve price and earnest money is as under



Short description of the immovable property and type of possession	Reserve Price / Earnest Money Deposit /Bid Increment
<p>1)All that piece and parcel of a Residential Flat bearing No. 1102 admeasuring 87.14 Sq. Mtr. Carpet with attached terrace admeasuring 13.94 Sq. Mtr. Carpet on the Eleventh Floor of the Building No. D with Car Parking space in a scheme known as "AMIT'S COLORI" constructed upon Survey No. 60/2/2(Part) and 60/3 situated at revenue Village: Undri within District: Pune, Sub Registration District: Haveli and within the local limits of Pune Municipal Corporation.</p> <p>Boundaries of the property:</p> <p>On or towards the North: By Flat no.1101 On or towards the East: By open space On or towards the West: By open space On or towards the South: By Wing C</p>	<p>Reserve Price: Rs. 70,30,000.00/- (Rupees Seventy Lakhs Thirty Thousand Only)</p> <p>EMD: Rs.7,30,00.00/- ((Rupees Seven Lakhs Thirty Thousand Seven Hundred Only)</p> <p>Bid Increment amount: Rs.25,000.00/- (Rupees Twenty-Five Thousand Only)</p>
<p>Encumbrances: Not Known</p> <p>Possession: Physical</p>	
<p>2)All that piece and parcel of a Residential Flat bearing No. 1103 admeasuring 87.14 Sq. Mtr. Carpet with attached terrace admeasuring 13.94 Sq. Mtr. Carpet on the Eleventh Floor of the Building No. D with Car Parking space in a scheme known as "AMIT'S COLORI" constructed upon Survey No. 60/2/2(Part) and 60/3 situated at revenue Village: Undri within District: Pune, Sub Registration District: Haveli and within the local limits of Pune Municipal Corporation.</p> <p>Boundaries of the property:</p> <p>On or towards the North: By Flat no.1104 On or towards the East: By open space On or towards the West: By open space On or towards the South: By Wing C.</p>	<p>Reserve Price: Rs. 70,30,000.00/- (Rupees Seventy Lakhs Thirty Thousand Only)</p> <p>EMD: Rs.7,30,00.00/- ((Rupees Seven Lakhs Thirty Thousand Seven Hundred Only)</p> <p>Bid Increment amount: Rs.25,000.00/- (Rupees Twenty-Five Thousand Only)</p>



Date of E-auction: 31.10.2025

It is observed that the amount due to the Bank is not yet paid by you. Please note that the Authorized Officer of the Bank under the powers vested in him under the SARFAESI Act and Rules, shall be selling the said properties or any part of it by any mode prescribed by the Act to any purchaser/s on the terms and conditions as may be determined by the Bank in its sole discretion, after expiry of a period of 30 days from the date of publication of Public Notice for Sale if the entire amount due to the Bank together with up to date interest, costs and charges are not paid by you during this period.

The borrower's attention is invited to the provisions of sub-section 8 of Sec 13 of the Act, in respect of time available, to redeem the secured assets.

Please refer to the enclosed Public Notice for Sale through E-auction under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act (SARFAESI Act), 2002 published in Financial Express and Loksatta on 05.08.2025.

Yours faithfully,



(Sudhir Kulkarni)

Assistant General Manager & Authorized Officer
Asset Recovery Branch, Pune.



