

दि बघाट अर्बन को. ओप० बैंक लिमिटेड

मुख्य कार्यालय : बघाट बैंक परिसर
राजगढ़ रोड़, सोलन-173212 (हि.प्र.)
दूरभाष : 01792-223076, 226286, 226103
फैक्स : 01792-223076, 224886



E-mail : info@baghatbank.com
The Baghat Urban Co-op. Bank Ltd.

H. O. : Baghat Bank Parisar
Rajgarh Road, Solan - 173212 (H.P.)
Tel. : 01792-223076, 226286, 226103
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PUBLIC NOTICE FOR E-AUCTION FOR SALE OF IMMOVABLE PROPERTIES

LAST DATE TIME OF SUBMISSION OF EMD AND ONLINE APPLICATION 09/01/2026 Up to 4:00 PM.

Date and time of the E-Auction 12/01/2026 from 11:00 AM to 12:00 PM.

Sale of immovable property mortgaged to Bank under Securitization and Reconstruction of Financial assets and Enforcement of Security Interest (SARFAESI) Act, 2002 (No. 54 of 2002) Whereas, the Authorized Officer The Baghat Urban Co-op Bank Ltd had taken possession of the following property/ies pursuant to the notice issued under Sec 13(2) of the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest (SARFAESI) Act, 2002 in the following loan accounts with our Branch with a right to sell the same on **“AS IS WHERE IS BASIS AND AS IS WHAT IS BASIS”** for realization of Bank’s dues. The sale will be done by the undersigned through e-auction platform provided at the website: www.bankauctions.in

| Sr. No. | NAME OF THE ACCOUNT HOLDER AND OWNER OF THE IMMOVABLE SECURED ASSETS (PROPERTY /S) | DESCRIPTION OF THE IMMOVABLE SECURED ASSETS | Reserve Price | Date/Time of E-Auction |
|---------|---|--|---------------------|------------------------------------|
| | | | EMD | |
| | | | Bid Increase Amount | |
| 1. | M/s Asha Mashroom Prop. Asha Gupta, R/o Village & P.O. Basha, Tehsil Kandaghat, Distt Solan HP. | Land & Building Comprised Khata/ Khatauni No. 43/79 Khasra No. 632,638,643,653,659,661,664,672 Total Kitas 8 Total Area Measuring 06-04 Bighas to the extent of 3/124 Share which comes 0-03 Bighas situated in Mauza Basha Hadbast No. 402 Tehsil Kandaghat Distt Solan (H.P.) and share of Smt. Asha D/o Late Dhyan Singh & Jai Singh S/o Late Sh. Dhyan Singh to the extent of their share 1/18 share which comes 7 Biswa of each. Total Area 17 Biswa. | 2311280.00 | 12/01/2026 11:00 AM To 12:00 PM |
| | | | 231128.00 | |
| | | | 20000.00 | |
| 2. | Mr. Kunj Kishore Panwar S/o Mr. Krishan Lal Panwar R/o H.No. 34, W.NO. 11, Village Pajo, PO Kotlanala, Tehsil & Distt Solan HP. | Complete Ground floor of the building Two storied building consisting two bed room, one kitchen, one bathroom, comprising in Khata Khatauni No. 6/18, Khasra No. 888,889,890 Kitas 3, Measuring 43.375 sq. mtrs i.e. 5/40 Shares of total land 347 sq. mtrs. situated in Mauza Ser, Hadbast No. 45, Tehsil & District Solan HP. | 1653000.00 | 12/01/2026 11:00 AM To 12:00 PM |
| | | | 165300.00 | |
| | | | 15000.00 | |
| 3. | Mr. Bir Singh S/o Mr. Baghat Ram R/o Near HFCL Building Basal Road Solan HP. | First floor of the building having total covered area 43.15 sq. mtrs Situated at Village Pajo at Solan to Rajgarh road about 200m away from the road complete Constructed over land comprised Khata/Khatauni No.11/23, Khasra No. 888, 889 &890 Kitas3, total measuring 347sq. mtrs situated in Mauza Ser, Hadbast No. 45, Tehsil & District Solan HP. | 1218000.00 | 12/01/2026 11:00 AM To 12:00 PM |
| | | | 121800.00 | |
| | | | 15000.00 | |
| 4. | Mr. Sonu Singh S/o Mr. Jiya Lal R/o VPO Majhevali, Tehsil Rampur District Shimla HP. | Land Comprising Khata/ Khatauni No. 2/3, Khasra No. 4 measuring 14-14 Bigha to the extent of 5/294 share i.e. 00-05 Bigha situated at Mauza Neri Khurd, Tehsil & District Solan HP. | 301000.00 | 12/01/2026 11:00 AM To 12:00 PM |
| | | | 30100.00 | |
| | | | 10000.00 | |
| 5. | M/s Brijeshwar Apple Agency, prop. Mr. Rajesh S/o Mr. Bhagat Chand New Sabzi Mandi, Bye Pass Road, Distt. Solan HP. | Land/Building Comprised in Khata/Khatauni No. 51/57, Khasra No. 35, 201/37,38,46,53 Kita 5, measuring 29-1 Bighas, to the extent of 16/576 shares which comes to 00-16 Bigha situated at Mauza Bhanan, Tehsil Darlaghat, District Solan HP. | 1053000.00 | 12/01/2026 11:00 AM To 12:00 PM |
| | | | 105300.00 | |
| | | | 10000.00 | |
| 6. | Mr. Rohit Kumar S/o Mr. Gian Chand R/o Ward No. 12 VPO Paprola Tehsil Baijnath District Kangra HP. | Land /Building comprising Khata/ Khatauni No. 57/191, Khasra No. 160, 161, 162, 164 kita-4 measuring 02-02 Hectare to the extent of 3/7th share i.e. 00-86 Hectare situated at Mohal Falehar, Mauza Deahan, Tehsil Palampur District Kangra HP related to Mr. Mr. Suresh Kumar S/o Mr. Polo Ram R/o VPO Dehan, Tehsil Palampur District Kangra HP. | 450000.00 | 12/01/2026 11:00 AM To 12:00 PM |
| | | | 45000.00 | |
| | | | 10000.00 | |
| 7. | Mr. Sanjay Kumar S/o Sh. Nek Ram R/o House No-18, Chhiring Cross Dagshai, Tehsil & Distt Solan HP. | Land & Building Comprising Khata/Khatauni No. 13/15, Khasra No. 91, Measuring 3.19 Bighas to extent of 7900/331800, i.e. 0.2 Bighas and Khata/ Khatauni No. 12/14, Khasra No. 96, measuring 11.01 Bigha to the extent 1/40 share i.e. 0.6 Bigha to total share 8 Biswa, Situated in Mauza Dadhog Solan, Tehsil & Distt Solan HP. | 975000.00 | 12/01/2026 11:00 AM To 12:00 PM |
| | | | 97500.00 | |
| | | | 10000.00 | |

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|----|---|--|------------|----------------------------|
| 8. | Mr. Ashwani Kumar S/O Sh. Mr. Hans Raj R/o Village Madhan, P.O. Mandli, Tehsil Bangana, Distt Una HP. | La & building Situated at Mohal Kholi, Mauza Teehra, Sub Tehsil Bihru, Tehsil Bangana Distt Una (H.P.) Comprised in Khewat No-9 min, Khasra No.112, area measuring 112 sq. mtrs. And Khewat No-10, Khatuni No-14, Khasra No-113, area measuring 147 hectare i.e. 147/370 share out of total land 370 sq. mtrs. | 1350000.00 | 12/01/2026 |
| | | | 135000.00 | 11:00 AM To 12:00 PM |
| | | | 10000.00 | |

The sale shall be subject to the terms and conditions prescribed in the security interest (enforcement) rules 2002 and to the following further conditions:-

1. The properties are being sold on “AS IS WHERE IS” and “AS IS WHAT IS BASIS” And “WHATEVER THERE IS BASIS”.
2. The particulars of secured assets specified in the schedule herein above have been stated to the best of information of the Authorised officer, but the Authorised officer shall not be answerable for any error, misstatement or omission in the proclamation.
3. The EMD will be deposit upto one day before the auction i.e. 09/01/2026 in account no. 733102000000170
4. , IFSC IBKL0000733 favoring BAGHAT BANK Solan name of the Bank IDBI Solan.
5. The sale will be done by the undersigned through E-auction platform provided at the website <https://www.bankauctions.in> on 12/01/2026 at 11:00 AM to 12:00 PM.
6. For detailed terms and conditions of the sale, please refer <https://www.bankauctions.in> & <https://www.baghatbank.com>. For any further details/clarifications, prospective bidders may contact authorized officer on Mobile No. +91-98052-00422 & +91-98052-00438.
7. The time for visit of properties is fixed on 30/12/2025 and 06 /01/2026 at 11:00 A.M.

STATUTORY 15 DAYS SALE NOTICE UNDER RULE 9(1) & 8(6) THE SARFAESI ACT, 2002.

Date: 23/12/2025

Authorised Officer

Place: Solan HP.

The Baghat Urban Co-op Bank Ltd