



AXIS BANK LIMITED

Registered Office : "Trishul", 3rd Floor Opp. Samartheshwar Temple, Law Garden, Ellisbridge, Ahmedabad - 380006.
Branch Office : Axis Bank Ltd. Stearling Plaza, Ground Floor, Opp. Sai Services Petrol Pump, J.M Road, Pune 411004.

E-AUCTION SALE NOTICE FOR SALE OF IMMOVABLE PROPERTY

Auction Notice for Sale of Immovable Assets under the Securitization and Reconstruction of Financial Assets and Enforcement of Security Interest Act 2002 read with proviso to Rule 8(6) read with Rule 9 (1) 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.)			
1.	1) Abhijeet Pawar 2) Rekha Vijay Pawar Both R/o: S.No. 145, Dhore Bhakat Chal, Sud Road, Nr. Sant Gora Kumbhar School, Pashan Goa, Panhan, Pune-411021. Also at : Flat No. A5-409, on 4th floor Platior Rajgurunagar A5, Gat No. 0189 (Old Survey No.168), At Village, Satkarshat, Tal, Khed, Dist.Pune.	All the piece and parcel of Flat No.A-5 -409, on 4th floor, admeasuring 347.14 Sq. Ft. i.e. 32.25 Sq. Mtrs., along adjacent terrace/balcony admeasuring carpet area of about 26.59 Sq. Ft. shown in the floor plan in red colours, in the project known as Platior Rajgurunagar A5, situated & Constarued on Gat No. 189 (Old Survey No.168) at village Satkarshat, Tal,Khed, Dist.Pune.	Reserve Price : Rs.15,55,200/- (Rupees Fifteen Lakh Fifty Five Thousand Two Hundred Only) EMD Price : Rs.1,55,520/- (Rupees One Lakh Fifty Five Thousand Five Hundred Twenty Only)	20/02/2026 12:00 pm to 1:00 pm Last Date of EMD 18/02/2026	Rs. 24,98,140/- As on Date 15/06/2021			
2.	1) Abhishek Tilak 2) Khushboo Kumari Both R/o: Flat No.B2, 504, B2 3rd, Pride, Powral, Road,Lohegaon, Aashiyana Society, Pune-411047 Also At : Flat No. D- 403, 4th Floor, D- Indus, Nakshatra, Koregaon Bhima, Dist Pune 412216 Also At : S/o. Alok Kumar Mishra, Pushpanjali Enclave, Flat No. B106, North Mandir, Bass Ghat, Kali Mandir, Phulwari, Patana, Bihar, 800001	All the piece and parcel of Flat No. 403, on the 4th Floor, having Carpet area 29.17 Sq. Mtr. and attached Terrace having an area 2.51 Sq. Mtr. Totally admeasuring 31.67 Sq. Mtr. along with the area including the allocated right to use of all common restricted areas in the D- Indus Building in the project known as "Nakshatra" constructed on New Gat. No. 690 (Old Gat. No. 234/24 & 957) situated at Village Koregaon Bhima, Tal. Shirur, Dist. Pune and bounded as per Building Plan.	Reserve Price : Rs.10,46,500/- (Rupees Ten Lakh Forty Six Thousand Five Hundred Rupees Only) EMD Price : Rs.1,04,650/- (Rupees One Lakh Four Thousand Six Hundred Fifty Only)	20/02/2026 12:00 pm to 1:00 pm Last Date of EMD 18/02/2026	Rs. 10,54,600/- As on Date 20/04/2023			
3.	1) Adhik Vishwanath Ghadge 2) Amruta Ghadage Both R/o: House No. 501, Lane No. 02, Shiv Chaitanya Colony, Shewale Wadi, Hadapsar, Manjri Khurd, Manjri Farm, Haveli, Pune, Maharashtra 412307 Also at : Flat No. B-301, 3rd Floor, B Wing, Narayani Apartment, Plot No. 1, Gat No. 99/1, Bhairavnagar Nagar, Mouje Girinam, Tal, Daund, Dist. Pune, Maharashtra 413801	All the piece and parcel of Flat No. B - 301, 3rd Floor, Narayani Apartment, built up area 61.61 Sq. Mtrs. situated & constructed on Plot No. 1 to 3 out of Gat No. 99/1, Bhairavnagar Nagar, Mouje Girinam, Tal, Daund, Dist. Pune.	Reserve Price : Rs.9,40,485/- (Rupees Nine Lakh Forty Thousand Four Hundred Fifty Five Only) EMD Price : Rs.94,049/- (Rupees Ninety Four Thousand Forty Nine Only)	20/02/2026 12:00 pm to 1:00 pm Last Date of EMD 18/02/2026	Rs. 10,02,778/- As on Date 16/04/2021			
4.	1) Ajay Mahadev Londhe 2) Chhaya Ajay Londhe Both R/o : 339, Shivaji Nagar, Old Police Line, Shivaji Nagar, Pune-411005 Also at : Flat No. A106, B First Floor, Phase III, Aaple Ghar, Sanaswadi, Pune	All the piece and parcel of Flat No. B-106, in B Wing, in the project known as AAPALA GHAR SANASWADI, Phase III, admeasuring area about 26.85 Sq. Mtrs. i.e. 289 Sq. Ft. carpet i.e. along with adjacent terrace admeasuring about 2.79 Sq. Mtrs. i.e. 30 Sq. Ft. carpet situated on First Floor, Dingrajwadi, Tal, Shirur, Pune. Property bounded as per revenue record.	Reserve Price : Rs.9,94,700/- (Rupees Nine Lakh Ninety Four Thousand Seven Hundred Only) EMD Price : Rs.99,470/- (Rupees Ninety Nine Thousand Four Hundred Seventy Only)	20/02/2026 12:00 pm to 1:00 pm Last Date of EMD 18/02/2026	Rs. 8,95,321/- As on Date 31/10/2018			
5.	1) Akshay Raju Gawade 2) Mr. Sachin S/o Sharad Pavarkar Both R/o: Patas Road, Samta Nagar, Daund, Pune, 413801 Also at : Flat No. 304, Second Floor, Wing B, City Gold building, Daund, Dist. Pune Sarawati Nagar, Swastik Apartment, Daund, Pune, 413801	All the piece and parcel of Flat No. 304, adm. 51.57 Sq.Mtrs. on Second floor, in wing B, City Gold building, on Plot No. 25, 26, 31 and 32 of Lingali Daund, Dist. Pune. Bounded as follows.	Reserve Price : Rs.13,70,850/- (Rupees Thirteen Lakh Seventy Thousand Eight Hundred Fifty Only) EMD Price : Rs.1,37,085/- (Rupees One Lakh Thirty Seven Thousand Eighty Five Only)	20/02/2026 12:00 pm to 1:00 pm Last Date of EMD 18/02/2026	Rs. 17,97,318/- As on Date 24/06/2022			
6.	1) Amar Nirvrtti Patil 2) Mayuri Amar Patil Both R/o: Vira Ganesh Pethal, Khanapur, Nr. Panchmukhi Temple, Vira Khanapur, Tal, Vira, Dist. Sangli, Maharashtra 416416. Also At : Plot No. 01, Gat No. 459 New (Old Gat No. 4599), Situated at Village Chakan, Tal, Khed, Dist. Pune, Maharashtra 410501	All the piece and parcel of Plot No. 01, admeasuring 00 H. 05. 5 R i.e. 5918 Sq.Ft. out of Gat No. 459 New (Old Gat No. 4599), Situated at Village Chakan, Tal, Khed, Dist. Pune.	Reserve Price : Rs.69,21,720/- (Rupees Sixty-Nine Lakh Twenty One Thousand Seven Hundred Twenty Only) EMD Price : Rs.6,92,172/- (Rupees Six Lakh Ninety Two Thousand One Hundred Seventy Two Only)	20/02/2026 12:00 pm to 1:00 pm Last Date of EMD 18/02/2026	Rs. 98,01,677/- As on Date 16/04/2021			
7.	1) Amol Chandrakant Shaha 2) Anjali Amol Shaha Both R/o : S.No. 771A, Building No. B2, Flat No. 104, Arhant Residency, Navjivan Park, Sasane Nagar, Hadapsar, Pune 411028 Also At : Flat No. 401, C Wing, Kohinoor Ambrosia, Hadapsar, Tal, Haveli, Dist. Pune, 411028	All that Piece and Parcel of Flat No. 401, on Fourth Floor, in building C, in the project known as Kohinoor Ambrosia,adm.868. 88 Sq. Ft. i.e. 80.75 Sq. Mtrs. carpet area including terrace. Constructed on S.No. 73/322 to 73/339, 73/311, 73/319, 73/340, 73/341 Situated at Hadapsar, Tal, Haveli, Dist. Pune. Property bounded as per revenue record	Reserve Price : Rs.46,69,600/- (Rupees Forty Six Lakh Sixty Nine Thousand Six Hundred Only) EMD Price : Rs.4,66,960/- (Rupees Four Lakh Sixty Six Thousand Nine Hundred Sixty Only)	20/02/2026 12:00 pm to 1:00 pm Last Date of EMD 18/02/2026	Rs. 46,33,242/- As on Date 25/06/2019			
8.	1) Aniket Bhagwan Kalbhor 2) Supriya Aniket Kalbhor Both R/o: M. No. 336, Kalbhor Chal, Bhawana Niwas, Nr. PCMC Hospital, Akurdi, Pune, Maharashtra 411035. Also At : Flat No. A-1304, 2 BHK, 13th floor, A Wing, Aishwaryam Courtyard, PHASE NO. 2, situated at Village Chikhali, Nr. Sane Chowk-Pradhikaran, Akurdi Road, Tal, Haveli, Dist. Pune, Maharashtra	All the piece and parcel of Flat No. A-1304, 2 BHK of carpet area admeasuring 50.26 Sq. Mtrs. i.e. 541 Sq. Ft. and exclusive terrace area admeasuring 11.84 Sq. Mtrs. i.e. 127.45 Sq. Ft. and enclosed balcony area admeasuring 5.07 Sq. Mtrs. i.e. 54.57 Sq. Ft. on 13th floor in building A being constructed in the AISHWARYAM COURTYARD, PHASE NO. 2, situated at Gat No.1169,1170, 1171, 1172 & 1241, Village Chikhali, Tal, Haveli, Dist. Pune	Reserve Price : Rs.38,10,950/- (Rupees Thirty Eight Lakh Ten Thousand Nine Hundred Fifty Only) EMD Price : Rs.3,81,095/- (Rupees Three Lakh Eighty One Thousand Ninety Five Only)	20/02/2026 12:00 pm to 1:00 pm Last Date of EMD 18/02/2026	Rs. 45,30,234/- As on Date 16/04/2021			
9.	1) Anita Avinash Waghmare 2) Avinash Sadashiv Waghmare Both R/o : Sr. No. 41/119 Sri Krishna Nagar Lane No.3 Ram Krishna Mangal,Karyalay Pimpale Gurav Punc 411061 Also at : Flat No. 11, On Second Floor, Type "Wing B" Building No. 10 "DREAMS NIVARA PHASE-II" Gut No. 528, 529 at village Koregaon Mul Tq, Haveli Dist Punc.	All piece and parcel of the property i.e. Flat No. 11, Admeasuring Carpet Area 39.94 Sq. Mtrs. situated on Second Floor, Type R, "Wing B" Building No. 10 "DREAMS NIVARA PHASE-II" Gut No. 528, 529 at village Koregaon Mul Tq, Haveli Dist Punc.	Reserve Price : Rs.14,53,725/- (Rupees Fourteen Lakh Fifty Three Thousand Seven Hundred Twenty Five Only) EMD Price : Rs.1,45,373/- (Rupees One Lakh Forty Five Thousand Three Hundred Seventy Three Only)	20/02/2026 12:00 pm to 1:00 pm Last Date of EMD 18/02/2026	Rs. 16,55,212/- As on Date 24/06/2022			
10.	1) Ankita Vishnu Sangle 2) Nitesh Dattatray Bhowd Both R/o : 205, Kshiti Vilhar, Phase 4, Shikarpur, Yash Nursing Home, Pune, 412218 Also at : Nandimal Naka, Nr. Maruti Mandir, Pern, Dist. Raigad, 402107 Also at : Flat No. 210, 2nd floor, Swapnashilp, Dingrajwadi, Tal, Shirur, Pune	All that piece and parcel of Flat No. 210, on 2nd floor, in C building, admeasuring 28.36 Sq.Mtrs. carpet area of the flat, 4.25 Sq. Mtrs. carpet area of balcony and 3.52 Sq. Mtrs. carpet area of terrace in total area 36.13 Sq. Mtrs. in the project known as SWAPNASHILP, constructed on Gat No.160/ 1A (P) and Gat No. 160/1B(P) situated at village Dingrajwadi, Tal, Shirur, Dist. Pune. Bounded as per revenue record.	Reserve Price : Rs.11,36,000/- (Rupees Eleven Lakh Thirty Six Thousand Only) EMD Price : Rs.1,13,600/- (Rupees One Lakh Thirteen Thousand Six Hundred Only)	20/02/2026 12:00 pm to 1:00 pm Last Date of EMD 18/02/2026	Rs. 16,56,142/- As on Date 08/05/2023			
11.	1) Anushka Mitun Ragade 2) Mitun Vijay Ragade Both R/o : W/o. Mitun Ragade, Nr. Ganesh Motah Vachanaly, 731, Somvar Peth, Talegaon Dabhade, Nr. Shala Chouk, Pune, 410506 Also at : Flat No. 108, 1st floor, Shraddha Heights, Talegaon Dabhade, Tal, Maval, Dist. Pune	All the piece and parcel of Flat No. 108, admeasuring carpet area 390 Sq.Ft. (i.e. total saleable area is 545 Sq.Ft.) on 1st floor, in a building named & styled as SHRADDAHA HEIGHTS, constructed on S.No. 4509 & 4510 situated at Talegaon Dabhade, Ghatvan, within the local limits of Talegaon Dabhade Municipal Council, Talegaon Dabhade, Tal, Maval, Dist. Pune and bounded as per approved building plan	Reserve Price : Rs.15,09,120/- (Rupees Fifteen Lakh Nine Thousand One Hundred Twenty Only) EMD Price : Rs.1,50,912/- (Rupees One Lakh Fifty Thousand Nine Hundred Twelve Only)	20/02/2026 12:00 pm to 1:00 pm Last Date of EMD 18/02/2026	Rs. 24,19,158/- As on Date 20/04/2021			
12.	1) Apurva Sagar Gaikwad 2) Sagar Naresh Gaikwad Both R/o : Siddhart Nagar Ward No.01,Daund Punc Near Post Office, Daund, Pune 413801 Also at : Apurva Kirana And General Store Daund Tq Daund Dist Punc 413801 Also at : Flat No.111 On The Second Floor Wing B City Plaza -Bsq. No. 71/1B Near Blossom English School Samarth Nagar,Lingali Daund Punc 413801	All Piece And Parcel Of The Flat No.111, On The Second Floor, Wing B, City Pleasure B, Super Built Up Area 550 Sq. Ft. i.e. 51.11 Sq. Mtrs., SR. No. 71/18, Plot No. 98, Near Blossom English School, Samarth Nagar, Lingali, Daund Punc.	Reserve Price : Rs.15,40,000/- (Rupees Fifteen Lakh Forty Thousand Only) EMD Price : Rs.1,54,000/- (Rupees One Lakh Fifty Four Thousand Only)	20/02/2026 12:00 pm to 1:00 pm Last Date of EMD 18/02/2026	Rs. 24,84,778/- As on Date 25/08/2022			
13.	1) Archana Umashankar Singh 2) Umashankar Mahesh Singh Both R/o : Flat No. 01, Block - C,Karmgyo Housing Society, Vatan Nagar, Near Santosh Mata Mandir, Talegaon Dabhade, Tal, Maval, Dist. Pune 410507. Also at : Plot No. 26,27,29 to 33, Sr. No. 17, Shubham Complex,Talegaon Chakan Road, Talegaon Dabhade, Tal, Maval, Dist. Pune Also at : 03, Harshav Residency, Vatan Nagar, Opp. Kalyan Janta Bank, Near Pratap Hospital, Talegaon Dabhade, Pune 410507. Also at : Flat No. 303, Wing A3, 3rd Floor, Parjan Residency, Vatan Nagar, Ambika Park, Talegaon Dabhade, Tal, Maval, Dist. Pune	All that piece and parcel of Flat No. A3-303, admeasuring Carpet area 587 Sq. Ft. i.e. 54.55 Sq. Mtrs. i.e. on Third Floor, along with Open Car Parking Space, the project known as Parjan Residency, constructed on Survey No. 24/1 (Old Survey No. 22), situated at Village Talegaon Dabhade, Tal, Maval, Dist. Pune within the local limits of Talegaon Dabhade Municipal Council and bounded as per approved building Plan.	Reserve Price : Rs.22,31,175/- (Rupees Twenty Two Lakh Thirty One Thousand Seven Hundred Seventy Five Only) EMD Price : Rs.2,23,178/- (Rupees Two Lakh Twenty Three Thousand One Hundred Seventy Eight Only)	20/02/2026 12:00 pm to 1:00 pm Last Date of EMD 18/02/2026	Rs. 23,06,175/- As on Date 27/04/2021			
14.	1) Arjun Kisan Jadhav 2) Lata Arjun Jadhav Both R/o : Flat No. B- 405, 6th Floor, Gat No.- 1 & 3 , XRBIA , Hinjewadi Road, Phase II, Bebadovhar, Tal, Maval, Dist. Pune Also at : C/o Kisan Jadhav, Kashid Galli NO 2, Near Ravi Maind, Pimples Gurav Pune 411027	All that piece and parcel of Flat No. B-405, on 6th Floor, admeasuring carpet area 29.75 Sq. Mtrs. and further attached Balcony area 6.72 Sq. Mtr. and attached Terrace area 1.88 Sq. Mtr. in building 'B' of the Project Known as 'Xrbia Hinjewadi Road Phase - II' constructed on Gat No. 1 and 3, situated at Village Bebadovhar, Tal, Maval, Dist. Pune and bounded as per Building Plan	Reserve Price : Rs.20,77,075/- (Rupees Twenty Lakh Seven Thousand Seventy Five Only) EMD Price : Rs.2,07,708 (Rupees Two Lakh Seven Thousand Seven Hundred Eighty Only)	20/02/2026 12:00 pm to 1:00 pm Last Date of EMD 18/02/2026	Rs. 22,59,750/- As on Date 22/07/2023			
15.	1) Ashokumar Babulal Bohra 2) Madhubala Ashokumar Bohra, Both R/o: Flat No.407, 3rd Floor, Gat No. 1329, Dhage Mala, In front of Gokul Complex, Chakan, Tal, Khed, Pune-410507. Also at : 88, Bhraman Galli, Ghavati, Tal, Desuri, Jilla Pali, Rajasthan-306703.	All the piece and parcel of Flat No. B - 407, situated on 3rd floor, admeasuring 396 Sq. Ft. i.e. 49.62 Sq. Mtrs. in the project known as NISAR, constructed on Gat No. 1329 New (Gat No. 3533 Old) Dhage Mala, in front of Gokul Complex, Chakan, Tal, Khed, Pune.	Reserve Price : Rs.12,14,850/- (Rupees Twelve Lakh Four Hundred Fifty Only) EMD Price : Rs.1,21,485/- (Rupees One Lakh Twenty One Thousand Four Hundred Eighty Five Only)	20/02/2026 12:00 pm to 1:00 pm Last Date of EMD 18/02/2026	Rs. 11,04,587/- As on Date 22/06/2021			
16.	1) Atul Govind Dhamne 2) Rupali Atul Dhamne Both R/o : A103, Pristine City, Opp. Weikfield Foods, Bakori Road, Wagholi, Pune, 412207 Also at : Flat No. 303, B wing, Pristine City BEF PH. I, Gat No. 157, Opp. Weikfield Foods Pvt. Ltd., BJS College Road, Wagholi Bakori, Pune, 412207 Also at : Dhamane Building, Shiva Ji Ghat, Challgaon, Dist. Jalgaon, 412401.	All the piece and parcel of Flat No.303, admeasuring carpet area 41.59 Sq.Mtrs. along with attached exclusive terrace area of about 6.27 Sq.Mtrs. enclosed balcony area of about 6.02 Sq.Mtrs., external usable area of about 0.33 Sq.Mtrs. situated on Third floor, in wing/building B, in the project PRISTINE CITY BEF in Phase I, constructed on GAT No. 157 village Bakori, Tal, Haveli, Dist. Pune.	Reserve Price : Rs.1					