केनरा बैंक Canara Bank
भारत सरकार का उपक्रम A Government of India Undertaking
Syndicate Bank

Canara Bank Mumbai Regional Office North ,
Kohinoor Bldg, II Floor, Opp. Siddhivinayak Mandir, Prabhadevi,
Mumbai-400025, **Email** recoveryronorth@canarabank.com
Ph No: 93712 52577/ 9583158117

SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Immovable Properties under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with provison 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 borrower (s) and Guarantor (s) that the below described immovable properties mortgaged to the Secured Creditor, the possession of which has been taken by the Authorized Officer of Canara Bank, will be sold on As is Where is, and **As is What is basis on 28.07.2025**,through online **E-auction between 12.00 pm to 2.00 pm,** for recovery of dues as described here below, due to our various branches indicated therein. The Earnest Money Deposit shall be deposited on or before **25/07/2025, up to 4:00 pm.** The property can be inspected, with prior appointment with Authorised Officer **on 24/07/2025 between 10.00 am to 4.00 pm.**

Sr. No.	Name of the Borrower(s)/ Guarantors (s) / Mortgagors (s)	Outstanding dues as on 31.05.2025 and further interest, charges and other cost from 01.06.2025	DETAILS OF SECURITY/IES Area is Sq.ft. (POSSESSION TYPE)	RESERVE PRICE / EARNEST MONEY DEPOSIT (EMD)	Canara Bank Account Details	Contact Details
1	**Shri Manish Rattibhan Chauhan (Borrower) & Smt. Reshama Chauhan (Co-Borrower)**	18,66,406	Residential Flat No.C/204 (Rera Carpet adm.30.29 sq. mtrs. & 4.27 sq. mtrs.(Balcony Area), 2nd Floor, C-Wing, Mann Complex, Navali, Palghar-401404, situated at land bearing Gut No.122/ S.No.37/6 and 39P., Plot No.12, 13 of Vill.Navali via Surya Prakalp, Taluka & District Palgharest : A Wing of Sai Siddhi Apartment **(Carpet Area 30.29 Sq.Mtrs) Possession Type:- Symbolic**	Rs.18,59,000.00 Rs1,85,900.00	CANARA BANK, AC NO 209272434 IFSC CODE: CNRB00004640	Canara Bank, Vada [04640] SENIOR MANAGER POSI BABU, 919704348856
2	**M/S Dattaria Healthcare Centre, (Proprietor Shri Haresh Lakhubhai Dattaria)**	13,00,152.08	Shop No.06, on ground floor, adm 237 sq.ft, i.e. adm.22.02 sq.mtrs., (Built up area), in the building known as Laxmi Narayan Apartment CHS. Ltd, Constructed on all that piece of parcel of land bearing Survey No.92/A,B, Hissa No.2/1,2,4, Plot No.4, adm.1254 sq.mtrs. Lying, being and situated at Village Palghar, Taluka & District Palghar, in the registration district and Sub District of Palghar. 410404 **(Built Up Area 237 Sq.ft) Possession Type:- Symbolic**	Rs18,13,000.00 Rs.1,81,300.00	CANARA BANK, AC NO 209272434 IFSC CODE: CNRB00004641	Palghar Branch[04641] SENIOR MANAGER SIDHARTH DHIR, 919004683345
3	**Shri Shubham Vilas Pawar (Borrower) and Smt. Sujata Suresh (Co-Borrower)**	28,20,342.72	All that Part and parcel of Flat No 205 on the 2nd Floor Building Known as **DEEP HILLCREST** Sector No. 1 Plot No. 265 Pushpak Vadaghar Near Lakshadeep Elegance Building Wadghar Panvel, District Raigad Maharashtra 410221.**Carpet Area-25.540 Sq. Mts.** Excluding usable enclosed Balcony area of 3.780 Sq. Mts & Chajja area 4.260 Sq. mts.**Boundaries of the property: East:** Icon Park Building, **West:** Road, **North:** Open Plot, **South**: Lakshadeep Elegance, **Cersai Assets id -** 200068538799 Cersai Security Id 400067486766 **(Carpet Area 25.540 Sq.Mts) Possession Type:- SYMBOLIC**	Rs.30,90,000.00 Rs.3,09,000.00	CANARA BANK, AC NO 209272434 IFSC CODE: CNRB0015057	JOGESHWARI WEST-II BRANCH DP CODE 15057 MOHNISH BIJAY BEHERA, 7208015965
4	**M/S Om Ultrasonic (Proprietor Shri Arjun Bhikaji Kadam)**	2,87,127.56	All that part & parcel of Flat No. 207 on 2nd floor Adm. Area 525 Sq. ft. Shrinath Jyoti constructed on piece & parcel of land Admeasuring 1959 sq. mts. bearing old survey No. 93/2 (New Survey No. 7/2), Hissa No. 8 (part) situated at Village Navghar Dist. Thane 401105 within the territory of Mira Bhayander Municipal Corporation. Boundaries of the Property:**North -:** B Wing,**South -:** Open Plot, **East -:** Open Plot & Shiv Temple, **West -:** Open Land **CERSAI: Security Interest id** 400025367874, **Cersai Asset id** 200025316996 **(Built Up Area 487 Sq.ft)Possession Type:- Symbolic**	Rs.33,11,000.00 Rs.3,31,100.00	CANARA BANK, AC NO 209272434 IFSC CODE: CNRB0015470	Goddev[15470] SENIOR MANAGER RAVINDRA KUMAR RAY, 8102353053
5	**Shri Rakesh Kumar Gupta (Borrower)**	1028443.64	Apartment No 106, on 1st Floor in A Wing in the Building No 1 known as Triveni Lotus adm. 251.24 sq Ft (carpet area) + 31 sq.ft. (Terrace Area) situated at Village: Umroli, Taluka: Palghar, bearing Survey No: 133, Hossa No 2 within the limits of Palghar Nagar Parishad 401505 **(Carpet Area 251.24sq.ft.) Possession Type:- Symbolic**	Rs11,26,000.00 Rs. 1,12,600.00	CANARA BANK, AC NO 209272434 IFSC CODE: CNRB0015475	Vasai Road Diwanman[15475] Branch SENIOR MANAGER PRATIK SINHA, 919765631310
6	**Smt. Shobha Kaushal Pise , Shri Kaushal Rajnikant Pise and Shri Advait Kaushal Pise**	72,96,013.37	All that part & parcel of Flat No501 on the 5th Floor Wing A admeasuring 371.03 Sq.ft carpet area & stilt parking no.13, Adm. 96.88 sq. ft. in Building No 9 in the Vinay Unique residency now society known as Vinay Unique residency Co-operative Housing Society Limited situated at Village Bolinj Gokul Township, Virar (W) Dist Palghar Maharashtra 401303 Constructed on all that piece and parcel of land bearing Survey No. 167, Lying, being & situated Village Bolinj Taluka Vasai Dist Palghar Maharashtra. **Boundaries of the Property: East:** Internal Road, **West:** Nallah, **North:** Internal Road, **South:** Gokul Samarpan II, **Cersai Security Id-400064462546, Cersai Assets Id-200065334364(Carpet Area 371.03 Sq.Ft) Possession Type:- Symbolic**	Rs.32,63,000 Rs.3,26,300.00	CANARA BANK, AC NO 209272434 IFSC CODE: CNRB0004641	Palghar Branch[04641] SENIOR MANAGER SIDHARTH DHIR, 919004683345

			371.03 Sq.Ft) Possession Type:- Symbolic			
7	**Shri Kaushal Rajnikant Pise, Smt. Shobha Kaushal Pise and Shri Advait Kaushal Pise**	**72,96,013.37**	EMT of Flat No.502, Admeasuring 604.00 Sq. Feet i.e.56.11 Sq. Meters (carpet area), on the Fifth Floor of the A wing of the building named as Vinay Unique Residency Building No. 9 of the complex known as Vinay Unique Residency, lying being & situated at land bearing Survey No.165/11+12+13,169/2+3,365,165/1A,165/1B.165/2,165/3,165/4,165/5,165/6,165/7,165/8,165/9,165/10.167/1/1,67/1/2,167/2,168/1,168/2,169/1/1A,169/1/2,173/1&173/2of revenue Village Bolinj, Tal-Vasai, Dist- Palghar, dated 29/11/2017, which is duly registered at the office of sub- registrar Vasai-2 Virar) at Sr. No.10250/2017, dated 29/11/2017 7/12 extracts of the land bearing Survey No.165/11+12+13,169/2+3,365,165/1A ,165/1B,165/2,165/3,165/4,165/5,165/6,165/7,165/8,165/9,165/10. 167/1/1, 167/1/2,167/2,168/1.168/2,169/1/1A.169/1/2,173/1 &173/2 of revenue Village Bolinj, Tal Vasai, Dist Palghar, issued under the seal & signatures of Talathi Saja Bolinj, Tahasil- Vasai **Boundaries of the Property: East:** Internal Road,**West:** Nallah **North:** Internal Road, **South:** Gokul Samarpan II **Cersai Security Id-400074171114 Cersai Assets id-20007563421(Carpet Area 56.11 Sq.Meters) Possession Type:- Symbolic**	**Rs.50,31,000.00 Rs. 503100.00**	**CANARA BANK, AC NO 209272434 IFSC CODE: CNRB0004641**	**Palghar Branch[04641] SENIOR MANAGER SIDHARTH DHIR, 919004683345**
8	**Shri Sharad Chauhan (Borrower)**	**41,00,931.00**	All that part & parcel of Residential Bungalow/Row House No.16, on the Stilt +G+2 Floors, Cluster No.11, adm.34.03 sq.mtrs.(Carpet area), adm. 5.5 Sq. mtrs. (Enclosed balcony area), adm.20.55 sq.mtrs. (Pocket terrace area) & adm.33.80 sq.mtrs.(Stilt area), in the Project known as ORCHID VILLA, constructed on all that piece & parcel of land bearing Survey No. 57/1,58/1,59/1,60/1, lying being situated at Village: Chinchoti, Taluka: Vasai & District: Palghar & in the registration district Palghar & sub district of Vasai 401208. **Boundaries of the Property:North-:** Road, **South -:** Open Space, **East -:** Row House No.17, **West -:** Row House No.15, **CERSAI:** Security Interest id 400073839825, **Asset Id:**200075288405 **(Carpet Area 34.03Sq.Mtrs) Possession Type:- Symbolic**	**Rs.47,36,000.00 Rs. 4,73,600.00**	**CANARA BANK, AC NO 209272434 IFSC CODE: CNRB0002678**	**Specialised Sme Branch, Mumbai Midc Andheri(2678) Chief Manager Pradeep Kumar Verma 9557784909**

www.antauction.com 9920[illegible]5671

Other terms and conditions :

a. The property/ies will be sold in "AS IS WHERE IS" condition, including encumbrances if any. (There are no encumbrances to the knowledge of the Bank. For details of encumbrance, contact the branch before deposit of the Earnest Money Deposit (EMD).

b. The property/ies will not be sold below the Reserve Price.

c. The property can be inspected on date as mentioned above between **10.00 AM and 4.00 PM.**

d. The intending bidders shall deposit Earnest Money Deposit (EMD), being 10 % of the Reserve Price, by way of deposited in E-Wallet of M/s PSB Alliance Private Limited (BAANKNET) portal directly or by generating the Challan therein to deposit the EMD through RTGS/NEFT in the account details as mentioned in the said challan, on or **before 4.00 pm as dated above.**

e. Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiplies of **Rs. 10,000/-** The bidder who submits the highest bid (above the Reserve price) on closure of 'Online' auction shall be declared as successful bidder. Sale shall be confirmed in favour of the successful bidder, subject to confirmation of the same by the secured creditor.

f. The successful bidder shall deposit 25 % of the sale price (inclusive of EMD already paid), immediately on the sale being knocked down in his/ her favour and the balance within 15 working day from the date of confirmation of sale. If the successful bidder fails to pay the sale price as stated above, the deposit made by him shall be forfeited.

g. All charges for conveyance, stamp duty and registration etc., as applicable shall be borne by the successful bidder only.

h. **For sale proceeds of Rs. 50,00,000.00 (Rupees Fifty Lakhs Only)** and above, the successful bidder will have to deduct TDS at the rate 1% on the Sale proceeds and submit the original receipt of TDS certificate to the Bank.

i. Authorised officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reason thereof.

j. **For further details the service provider BAANKNET (M/s PSB Alliance Pvt. Ltd), (Contact No. 8291220220, Email: Support.BAANKNET@psballiance.com.) or branch Head contact details as given above may be contacted during office hour on any working day.**

Place: Mumbai
Date: 26.06.2025

Authorised Officer