

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 provision 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 **29.01.2026**, 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 **28.01.2026**, up to 4:00 pm. The property can be inspected, with prior appointment with Authorised Officer on **27.01.2026** between 10.00 am to 4.00 pm.

Sr No	Name of the Borrower(s)/ Guarantors (s) / Mortgagors (s)	Outstanding dues as on 30.11.2025 and further interest, charges and other cost from 01.12.2025	DETAILS OF SECURITY/IES Area is Sq.ft. (POSSESSION TYPE)	Reserve Price	Canara Bank Account Details	Contact Details
				Earnest Money Deposit (Emd)		
1	Shri. Vinod Baban Dhotre S/o Shri. Baban Dhotre (Borrower and Mortgagor) & Shri. Narendra Bhagwan More S/o Shri. Bhagwan More (Guarantor)	Rs.15,53,392.57	All Part and Parcel of residential Flat No 706,7th Floor, Mahatarangan CHSL, Sector No.5, GTS No.41 Village Oshiwara, Opposite Gudencha Education Academy, Anand Nagar, Jogeshwari West Mumbai 400102 Boundaries of the Property: North:Best Colony Road South: Slum Area, East: Internal Road, West: Oshiwara Police Station Road , Built Up Area: 270 Sq.ft. Possession Type:- SYMBOLIC	Rs.48,60,000.00 Rs.4,86,000.00	CANARA BANK, AC NO 209272434 IFSC CODE: CNRB0015464	Canara Bank SME VALIV [15464] (Senior Manager, Shri.Sagar Vaisiddhanath Kamble, Contact No 9822713532)
2	Smt. Sugandha Devi Anil Jha (Borrower) and Shri Anil Parshuram Jha (Co-Borrower)	Rs.10,04,761.20	All Part & Parcel of residential Flat No.302, 3rd Floor, 'A' Wing, Classic-99, Survey No 199 Of Village Nilmore, Nalasopara, Taluka-Vasai, District Thane-401203. Boundaries of the Property: North: C-wing, South:B-wing, East:E-wing, West:Internal Road, CERSAI Security Id:400034986516, Carpet Area:288.15 Sq.ft Possession Type:-PHYSICAL	Rs.25,08,000.00 Rs.2,50,800.00	CANARA BANK, A/C NO 209272434 IFSC CODE: CNRB0015475	Vasai Road Diwanman [15475] (Senior Manager, Pratik Sinha, Contact No 919765631310)
3	Shri Anand Kumar Bhola Mishra S/o Shri Bhola Mishra (Borrower and Mortgagor)	Rs.12,85,893.86	All Part & Parcel of Residential Flat No.406, 4th Floor, B-Wing, Triveni Lotus Building, Building No.01, Parasnath nagari, Umroli(E), Dist. Palghar 401404. North:Nest Lotus, Building, South: Open Plot, East: Open Plot, West: Prashant Nagar Building No.2,CERSAI:Security ID:400054490143, CARPET AREA:353 SQ.FT. Possession Type:-PHYSICAL	Rs.12,96,000.00 Rs.1,29,600.00	CANARA BANK, AC NO 209272434 IFSC CODE: CNRB0015475	Vasai Road Diwanman [15475] (Manager, Pratik Sinha, Contact No 919765631310)
4	Shri Mohammad Murshed Dukhu Shaikh(Borrower and Mortgagor)	Rs.17,45,144.86	All Part & Parcel of Residential Flat No.404, on the 4th Floor, adm. 24.44 sq.mtrs. (Carpet area) + adm. 5.19 sq.mtrs.(Balcony area), Building No.02, in the building known as PARAMOUNT ENCLAVE , constructed on all that piece and parcel of land bearing Survey No. 1023/1+2/25, New survey no.1023/9,1023/9/1, lying, being and situated at Village: Mahim, Taluka & District Palghar and in the registration District and sub district of Palghar. Boundaries :-North : Flat No 401, South : Open Space East : Flat No 403, West : flat No 405. CERSAI:Security Id:400074626819 BUILT UP AREA:351 SQ.FT. Possession Type:-PHYSICAL	Rs.16,53,000.00 Rs.1,65,300.00	A/CANARA BANK, A/C NO 209272434 IFSC CODE: CNRB0015466	Vadavali Bassein[15466] (Manager, Abhishek Kumar, Contact No 918074306708)
5	Shri Rajesh Ashok Naidu S/o Shri Ashok Naidu (Borrower and Mortgagor) and Smt. Kirti R. Chavan (Alias) Kirti Rajesh Naidu W/o Shri. Rajesh Naidu (Co-Borrower and Mortgagor)	Rs.17,26,767.39	All Part & Parcel of residential Flat No.002 on the Ground Floor, in 'B' Wing admeasuring about 600 Sq. fts. In Sai Empire Complex Bldg.No.4 & 5 known as Sai Siddhi Apartment, Virar, Vasai, Palghar, constructed on land bearing Survey No.156 Hissa No.2/2, admeasuring 2230 sq.mtrs & Survey.No.157 Hissa No.11 admeasuring1160 sq.mtrs.Lying, being & situated at Village Virar, Taluka Vasai, District Palghar Maharashtra 401305. Boundaries :-North: Vakratunda CHS, South : Open Space, East : C Wing of Sai Siddhi Apartment, West: A Wing of Sai Siddhi Apartment, Cersai Id:-400040198027, Built Up Area 600 SQ.FT, Possession Type:-Symbolic	Rs.14,91,000.00 Rs.1,49,100.00	CANARA BANK, A/C NO 209272434 IFSC CODE: CNRB0002663	Mumbai Kandivli East Branch [02663] (Senior Manager, Devendra Kumar, Contact No: 919973323062)
6	Shri. Subhashchandra M Vishwakarma S/o Shri Motilal Vishwakarma (Borrower and Mortgagor)	Rs.18,04,002.29	All Part & Parcel of Residential Flat No.302, 3rd Floor, (Municipal House No 336), Amboji Apartment, Co-Operative Housing Society Ltd. Nallasopara East, District Thane, Maharashtra, Pin: 401209 Boundaries :- North: Internal Road, South: Swapan Diwas Niwas, East: Lakshmi Niwas, West: Nallasopara -Achole Road, Carpet Area 390 Sq.ft Possession Type:-Physical	Rs.14,25,000.00 Rs.1,42,500.00	CANARA BANK, A/C NO 209272434 IFSC CODE: CNRB0015032	Specialised Sme Branch, Mumbai Marol[15032] (Divisional Manager, Shipra Rai, Contact No 91882536577)
7	M/s Dattaria Healthcare Centre, (Proprietor Shri. Haresh Lakhubhai Dattaria)	Rs.13,00,152.08	Commercial 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 Boundaries: North:Shop No.5, South: Internal Road, East:Residential Flat, West: Open Space Built Up Area 237 SQ.FT, Possession Type:-Symbolic	Rs.17,22,000.00 Rs.1,72,200.00	CANARA BANK, A/C NO 209272434 IFSC CODE: CNRB0004641	Palghar Branch[04641] (Senior Manager, Sidharth Dhir, Contact No 919004683345)
8	Shri Rakesh Kumar Gupta	Rs.10,28,443.64	All that part & parcel Flat No.106, on 1st Floor in 'A' Wing in the building No.1 known as Taluka	Rs.10,28,443.64	CANARA BANK	

7	M/s Dattaria Healthcare Centre, (Proprietor Shri. Haresh Lakhubhai Dattaria)	Rs.13,00,152.08	Commercial 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 Lakmi Narayan Apartment GHS. 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 Boundaries: North: Shop No.5, South: Internal Road, East: Residential Flat, West: Open Space Built Up Area 237 SQ.FT, Possession Type:-Symbolic	Rs.17,22,000.00 Rs.1,72,200.00	CANARA BANK, A/C NO 209272434 IFSC CODE CNRB0004641	Palghar Branch(04641) (Senior Manager, Sidharth Dhir, Contact No 919004683345)
8	Shri Rakesh Kumar Gupta (Borrower and Mortgagor) and Smt. Nisha R Gupta (Co-Borrower and Mortgagor)	Rs.10,28,443.64	All that part & parcel Flat No.106, on 1st Floor in 'A' Wing in the building No.1 known as Triveni Lotus, admeasuring 251.24 Sq.ft.(Carpet Area)+31Sq.Ft.(Terrace Area) situated at Village:Umroli, Taluka : Palghar, bearing Survey No.133, Hossa No.2 within the limits of Palghar Nagar Parishad 401505. Boundaries of the Property:East: Open Plot, West: Open Plot North: B Wing, South: Internal Road, CERSAI ID:Assets ID:200037952162 Security ID: 400038018255 BUILT UP AREA 237 SQ.FT, Possession Type:-Symbolic	Rs.10,70,000.00 Rs.1,07,000	CANARA BANK, A/C NO 209272434 IFSC CODE CNRB0015475	Vasai Road Diwanman[15475] (Senior Manager, Pratik Sinha, Contact No 919765631310)
9	M/s Kiran Infra Services (Borrower) (Prop: Mr. Suhas Narayan Patil), Sri Kiran S Patil(Guarantor) , Sri Narayan B Patil(Guarantor) and Sri Suhas N atil(Guarantor)	Rs.9,95,81,871.04	Unit No. 1038 on 1st Floor, L Wing, Building Known as AKSHAR BUSINESS PARK, Situated at Plot No. 03, Sector-25 of Village Vashi, Near Mapco Market, Vashi, Navi Mumbai 400 703. Boundaries: North: Unit No 1037, South: Unit no 1039, East: Open, West: Lift, CERSAI:Security Id:400071193144, BUILT UP AREA:2663.17 SQ.FT, Possession Type:-Physical	Rs.2,80,00,000.00 Rs.28,00,000.00	CANARA BANK, AC NO 209272434 IFSC CODE: CNRB0002411	Specialised SME, Sakinaka Branch, Mumbai[2411] (Senior Manager Mukesh Kumar Contact No 917739307053)

Other terms and conditions :

- 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).
- The property/ies will not be sold below the Reserve Price.
- The property can be inspected on date as mentioned above between 10.00 AM and 4.00 PM.
- 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.
- Auction would commence at Reserve Price, as mentioned above. Bidders shall improve their offers in multiples of Rs. 50,000/- 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.
- 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.
- All charges for conveyance, stamp duty and registration etc., as applicable shall be borne by the successful bidder only.
- 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.
- Authorised officer reserves the right to postpone/cancel or vary the terms and conditions of auction without assigning any reason thereof.
- 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: 29.12.2025

Authorised Officer