

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES (Sale thro



HDFC BANK LIMITED

Branch: HDFC Spenta – RPM Dept, 2nd Floor, Next to HDFC Bank House, Mathuradas Mills Compound, Senapati Bapat Marg, Lower Parel (West), Mumbai - 400

Regd. Office: HDFC Bank Ltd., HDFC Bank House, Senapati Bapat Marg, Lower Parel (West), Mumbai 400013.

CIN: L65920MH1994PLC080618 **Website:** www.hdfc.bank.in

The Authorised Officer of **HDFC Bank Limited** (erstwhile HDFC Limited having amalgamated with HDFC Bank Limited by virtue of a Scheme of Amalgamation approved by Hon'ble NCLT-Mumbai vide order dated 17th Assets 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) indicated in Column (A) that the below described immovable property(ies) described in Column (C) mortgaged/c which has been taken as described in column (D) by the Authorised Officer of HDFC Secured Creditor, will be sold on "As is where is", "As is what is", and "Whatever there is" as per the details mentioned below :

Notice is hereby given to Borrower / Mortgagor(s) / legal heirs, legal representatives (whether known or unknown), executor(s), administrator(s), successor(s) and assign(s) of the respective Borrower(s) / Mortgagor Rule 8(6) of the Security Interest (Enforcement) Rules 2002.

For detailed terms and conditions of the sale, please refer to the link provided in Secured Creditor's website i.e. www.hdfc.bank.in

Sr No	(A) Name/s of Borrower(s)/ Mortgager(s)/ Guarantor(s)/ Legal Heirs and Legal Representatives (whether known or unknown) Executor(s), Administrator(s), Successor(s) and Assign(s) of the respective Borrower(s) / Mortgagor(s) / Guarantor(s) (since deceased), as the case may be.	(B) Outstanding dues to be recovered (Secured Debt) (Rs.)*	(C) Description of the Immovable Property / Secured Asset (1 Sq. mtr. is equivalent to 10.76 Sq. ft)
DOMBIVLI [EAST]			
1	MRS RAJE NAMRATA MAYUR & MR RAJE MAYUR SUBHASH	Rs. 33,44,593/- As on 31-MAR-2024*	FLAT NO 2403, 24TH FLOOR, BUILDING A-4, RUNWAL MY CITY, PHASE I, SURVEY NO 36(P) AND 77(P), VILLAGE BETAWADE, DOMBIVLI [EAST], DISTRICT THANE – 400612 ADMEASURING 376.95 SQ. FT. CARPET AREA WHICH IS EQUIVALENT TO 35.02 SQ. MTRS. CARPET AREA OR THEREABOUTS. + 1 COVERED CAR PARKING.
1. Inspection Date & Time: 30-JAN-2026 between 11.00 am to 4.00 pm 2. Minimum bid increment amount: Rs. 25,000/- 3. EMD Amount Submission on or before: 18-FEB-2026			
AMBERNATH [WEST]			
2	MR MAJUMDER ANIRBAN & MS CHOUDHURY ITISHA	Rs. 16,30,947/- As on 29-FEB-2024*	FLAT NO 704, 7TH FLOOR, O WING, BUILDING TYPE 26/4, MOHAN NANO ESTATE, VILLAGE KHOJKUNTAVALI, AMBERNATH [WEST], TALUKA AMBERNATH, DISTRICT THANE – 421505 ADMEASURING 201 SQ. FT. CARPET AREA WHICH IS EQUIVALENT TO 18.71 SQ. MTRS. CARPET AREA OR THEREABOUTS.
1. Inspection Date & Time: 31-JAN-2026 between 11.00 am to 4.00 pm 2. Minimum bid increment amount: Rs. 25,000/- 3. EMD Amount Submission on or before: 18-FEB-2026			
BADLAPUR [EAST]			
3	MR MURKAR RAJENDRA SADASHIV & MRS MURKAR SNEHAL RAJENDRA	Rs. 23,23,156/- As on 30-APR-2023*	FLAT NO 305, 3RD FLOOR, A WING, NEW SPRING WOOD PARK, SURVEY NO 143, HISSA NO 2/A, VILLAGE SHIRGOAN, BADLAPUR [EAST], DISTRICT THANE –421503 ADMEASURING 300 SQ. FT. CARPET AREA WHICH IS EQUIVALENT TO 27.82 SQ. MTRS. CARPET AREA OR THEREABOUTS.
1. Inspection Date & Time: 02-FEB-2026 between 11.00 am to 4.00 pm 2. Minimum bid increment amount: Rs. 25,000/- 3. EMD Amount Submission on or before: 18-FEB-2026			

ough e-bidding only)

00 013. Tel: 022-66113020.

7th March 2023) (HDFC) issues E-Auction Sale Notice for Sale of Immovable
ed/charged to the Secured Creditor, the constructive / physical possession of
gor(s) (since deceased), as the case may be, indicated in Column (A) under

(D)	(E)	(F)	(G)
Type of Possession	Reserve Price (Rs.)	Earnest money deposit (Rs.)	Date of Auction and time
PHYSICAL POSSESSION	Rs. 34,60,000/-	Rs. 3,46,000/-	20-FEB-2026 10.00 am to 10.30 am
PHYSICAL POSSESSION	Rs. 14,65,000/-	Rs. 1,46,500/-	20-FEB-2026 10.30 am to 11.00 am
PHYSICAL POSSESSION	Rs. 20,70,000/-	Rs. 2,07,000/-	20-FEB-2026 11.00 am to 11.30 am

BADLAPUR [WEST]

4	MR KASAR KIRAN MAHADEV & MRS KASAR TRUPTI KIRAN	Rs. 29,61,718/- As on 30-APR-2023*	FLAT NO 701, 7TH FLOOR, A WING, PHASE 1, GOVIND VIHAR A, B & C CO-OPERATIVE HOUSING SOCIETY LTD, SURVEY NO 49, HISSA NO 5, VILLAGE KULGAON, BADLAPUR [WEST], TALUKA AMBERNATH, DISTRICT THANE - 421503 ADMEASURING 980 SQ. FT. BUILT-UP AREA INCLUDING OPEN TERRACE.
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1. Inspection Date & Time: 03-FEB-2026 between 11.00 am to 4.00 pm
2. Minimum bid increment amount: Rs. 25,000/-
3. EMD Amount Submission on or before: 18-FEB-2026

BADLAPUR [WEST]

5	MR WATHORE DHAMMAPAL KISAN & MRS WATHORE DURGA DHAMMAPAL	Rs. 20,41,006/- As on 31-MAY-2023*	FLAT NO 501, 5TH FLOOR, BHAKTI PARADISE, SURVEY NO 97/B, HISSA NO 7 (PART), VILLAGE BELAVALI, BADLAPUR [WEST], TALUKA AMBERNATH, DISTRICT THANE - 421503 ADMEASURING 470 SQ. FT. CARPET AREA WHICH IS EQUIVALENT TO 43.66 SQ. MTRS. CARPET AREA OR THEREABOUTS.
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1. Inspection Date & Time: 04-FEB-2026 between 11.00 am to 4.00 pm
2. Minimum bid increment amount: Rs. 25,000/-
3. EMD Amount Submission on or before: 18-FEB-2026

VANGANI [WEST]

6	MR LAWRENCE ANTHONY R	Rs. 14,42,428/- As on 31-MAY-2024*	FLAT NO 202, 2ND FLOOR, BUILDING NO 6, WING NO 27, HIMALAYA COMPLEX, SURVEY NO 148/3/A, (OLD SURVEY NO 215) AND SURVEY NO 167 (OLD SURVEY NO 142), VILLAGE PASHANE, VANGANI [WEST], TALUKA KARJAT, DISTRICT RAIGAD - 410101 ADMEASURING 431 SQ. FT. BUILT-UP AREA WHICH IS EQUIVALENT TO 40.07 SQ. MTRS. BUILT-UP AREA OR THEREABOUTS.
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1. Inspection Date & Time: 05-FEB-2026 between 11.00 am to 4.00 pm
2. Minimum bid increment amount: Rs. 25,000/-
3. EMD Amount Submission on or before: 18-FEB-2026

KARJAT

7	MR MAHADIK SANDEEP KASHIRAM & MRS MAHADIK ARCHANA SANDEEP	Rs. 14,68,428/- As on 30-JUN-2024*	FLAT NO 403, 4TH FLOOR, BUILDING A2, NANDADEEP RESIDENCY, SURVEY NO 4/1, 4/2, 4/3, 4/4A2, 4/4B, 3/1B, 81(1B), VILLAGE VADAVALI TARFE, TALUKA KARJAT, DISTRICT RAIGAD - 410201 ADMEASURING 289 SQ. FT. CARPET AREA + 130 SQ. FT. TERRACE IN CARPET.
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1. Inspection Date & Time: 06-FEB-2026 between 11.00 am to 4.00 pm
2. Minimum bid increment amount: Rs. 25,000/-
3. EMD Amount Submission on or before: 18-FEB-2026

PHYSICAL POSSESSION	Rs. 29,80,000/-	Rs. 2,98,000/-	20-FEB-2026 11.30 am to 12.00 noon
PHYSICAL POSSESSION	Rs. 17,95,000/-	Rs. 1,79,500/-	20-FEB-2026 12.00 noon to 12.30 pm
PHYSICAL POSSESSION	Rs. 13,50,000/-	Rs. 1,35,000/-	20-FEB-2026 12.30 pm to 01.00 pm
PHYSICAL POSSESSION	Rs. 12,85,000/-	Rs. 1,28,500/-	20-FEB-2026 01.00 pm to 01.30 pm

VILLAGE BHILEPADA, SUDHAGAD, RAIGAD

8	MR KHANDWANI REHAN MOHAMMED IBRAHIM	Rs. 13,22,803/- As on 30-JUN-2024*	FLAT NO 204, 2ND FLOOR, WING A, BUILDING E, METALICA, 'CITY OF MUSIC' PHASE 1, VILLAGE BHILEPADA, TALUKA SUDHAGAD, DISTRICT RAIGAD – 410205 ADMEASURING 273 SQ. FT. CARPET AREA WHICH IS EQUIVALENT TO 25.36 SQ. MTRS. CARPET AREA OR THEREABOUTS.
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1. Inspection Date & Time: 07-FEB-2026 between 11.00 am to 4.00 pm
2. Minimum bid increment amount: Rs. 25,000/-
3. EMD Amount Submission on or before: 18-FEB-2026

VILLAGE TEMGHAR, BHIWANDI

9	MR NAGI HAREKPAL SINGH HARBHAJAN SINGH & MRS RANJEET KAUR HAREKPAL SINGH NAGI	Rs. 36,43,141/- As on 31-DEC-2021*	FLAT NO 604, SIXTH FLOOR, "JASMINE" MANGALMURTI COMPLEX, SURVEY NO 114/1, 115/2P, VILLAGE TEMGHAR, TALUKA BHIWANDI, DISTRICT THANE – 421302 ADMEASURING 665 SQ. FT. CARPET AREA WHICH IS EQUIVALENT TO 61.89 SQ. MTRS. CARPET AREA OR THEREABOUTS.
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1. Inspection Date & Time: 09-FEB-2026 between 11.00 am to 4.00 pm
2. Minimum bid increment amount: Rs. 25,000/-
3. EMD Amount Submission on or before: 18-FEB-2026

BADLAPUR [EAST]

10	MR SHIVASHARAN SUHAS PANDIT & MRS SHIVASHARAN KOMAL SUHAS MR DINESH KAUTIK BASTE [Guarantor]	Rs. 17,57,172/- As on 30-SEP-2021*	FLAT NO 705, 7th FLOOR, SAI MEGHDUT RESIDENCY, SURVEY NO 13, HISSA NO 6, PLOT NO 5, 12 & 13, VILLAGE SHIRGAON, TALUKA AMBERNATH, BADLAPUR [EAST], DIST THANE – 421503 ADMEASURING 510 SQ. FT. BUILT UP AREA WHICH IS EQUIVALENT TO 47.39 SQ. MTRS. BUILT UP AREA OR THEREABOUTS.
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1. Inspection Date & Time: 10-FEB-2026 between 11.00 am to 4.00 pm
2. Minimum bid increment amount: Rs. 25,000/-
3. EMD Amount Submission on or before: 18-FEB-2026

* together with further interest, cost and charges as applicable from time to time, up to the date of payment and / or realisation thereof.

The highest bid shall be subject to approval of HDFC Bank Ltd. Authorised officer reserves the right to accept / reject all or any of the offers/bids so received, or cancel the auction/sale without assigning any reason therefor.

DISCLOSURE OF ENCUMBRANCES / CLAIMS

In the abovementioned cases the prospective purchasers are requested to independently ascertain amounts that might be due towards Society/Builder/Others prior to submitting the Bid Documents shall clear the outstanding dues and other related charges.

ILLUSTRATION ON DISCLOSURE OF ENCUMBRANCES:

IN PARTLY DISBURSED CASES WHERE THE VENDOR / BUILDER – DEVELOPER CLAIMS TO HAVE RECEIVED PART OF THE SALE CONSIDERATION.

- 1) In the case of MRS RAJE NAMRATA MAYUR & MR RAJE MAYUR SUBHASH mentioned at Sr. No. 1 out of the total sanctioned loan of Rs. 33,14,000/- (Rupees Thirty Three Lakh Fourteen Thousand Three Hundred Only).
- 2) In the case of MR MAHADIK SANDEEP KASHIRAM & MRS MAHADIK ARCHANA SANDEEP mentioned at Sr. No. 7 out of the total sanctioned loan of Rs. 15,21,000/- (Rupees Fifteen Lakh 14,96,000/- (Rupees Fourteen Lakh Ninety Six Thousand Only).
- 3) In the case of MR KHANDWANI REHAN MOHAMMED IBRAHIM mentioned at Sr. No. 8 out of the total sanctioned loan of Rs. 13,00,000/- (Rupees Thirteen Lakh Only), HDFC has disbursed an amount of Rs. 1,00,000/- (Rupees One Lakh Only) and the balance of Rs. 12,00,000/- (Rupees Twelve Lakh Only) is pending to be disbursed by HDFC.

In the circumstances, the prospective purchasers are requested to independently ascertain amounts that might be due to the Vendor / Builder, Society prior to submitting the Bid Documents / Tender Documents. The prospective purchasers shall be cleared by prospective purchaser along with the transfer and other related charges.

Date: 20-JAN-2026

Place: Mumbai

PHYSICAL POSSESSION	Rs. 12,85,000/-	Rs. 1,28,500/-	20-FEB-2026 01.30 pm to 02.00 pm
PHYSICAL POSSESSION	Rs. 36,52,000/-	Rs. 3,65,200/-	20-FEB-2026 02.00 pm to 02.30 pm
PHYSICAL POSSESSION	Rs. 14,18,000/-	Rs. 1,41,800/-	20-FEB-2026 02.30 pm to 03.00 pm

signing any reason whatsoever. His/her decision shall be final and binding

s / Tender Documents / Offer Documents and the prospective purchaser

usand Only), HDFC has disbursed an amount of Rs. 31,48,300/- (Rupees

h Twenty One Thousand Only), HDFC has disbursed an amount of Rs.

n amount of Rs. 12,91,605/- (Rupees Twelve Lakh Ninety One Thousand

er Documents / Offer Documents and an outstanding amount if any, due

For HDFC Bank Ltd.

Sd/-

Authorised Officer