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Stressed Asset Management Branch, Mumbai
PNB Pragati Tower, 1st Floor, Plot No. C-9, G-Block, Bandra Kurla Complex, Bandra (East), Mumbai - 400051, **Email:** zs8356@pnb.bank.in

SALE NOTICE FOR SALE OF IMMOVABLE PROPERTIES

E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso 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 property mortgaged/charged to the Secured Creditor, the constructive/physical/ symbolic possession of which has been taken by the Authorised Officer of the Bank/ Secured Creditor, will be sold on **"As is where is", "As is what is", and "Whatever there is"** on the date as mentioned in the table herein below, for recovery of its dues due to the Bank/ Secured Creditor from the respective borrower (s) and guarantor (s). The reserve price and the earnest money deposit will be as mentioned in the table below against the respective properties.

SCHEDULE OF THE SECURED ASSETS

Lot No.	Name of the Branch / Name of the Account / Name & addresses of the Borrower/ Guarantors Account	Description of the Immovable Properties Mortgaged/ Owner's Name (Mortgagers Of Property(ies))	A) Dt. Of Demand Notice u/s 13(2) of SARFESI ACT 2002 B) Outstanding Amount as on 31.12.2024 C) Possession Date u/s 13(4) of SARFESI ACT 2002 D) Nature of Possession Symbolic / Physical/ Constructive	A) Reserve Price (Rs. in Lacs) B) EMD (In Lac) C) Bid Increase Amount	Date / Time of E-Auction	Details of the encumbrances known to the secured creditors
1.	**Stressed Asset Management Branch, Mumbai** **M/s. Green Shield Enterprises Private Limited.,** Room No. 5, Hetal Apartment, Netaji Subhash Chandra Road, Mulund West, Mumbai - 400080, **And:-** Unit Address: V-27, Patra Shed, Raj Laxmi Commercial Complex, Vill – Kalher, Bhiwandi, Thane - 400086 **Ms. Arti Ashish Kanodia** (Director / Guarantor) B-9/10, Ekta Apartment CHS, Opp. – Santoshi Mata Mandir, LBS Marg, Mulund West, Mumbai - 400080. **M/s. Reynold Shirting Ltd.** (Corporate Guarantor) 143, Shiv Shakti Industrial Estate, Andheri Kurla Road, Andheri (E) Mumbai - 400059 **Mr. Sandeep Ramachandra Pol** (Director / Guarantor) 4, Kumbhlar Chawl, Golibar Road, Ghatkopar (W) Mumbai - 400086 **Mr. Sudhir Vijay Goyal** (Director / Guarantor) Room No. 5, Hetal Apartment, Netaji Subhash Chandra Road, Mulund West, Mumbai - 400080, And:- Flat No. R/64, Gurunanak Nagar CHS, LBS Marg, Ghatkopar West, Mumbai - 400086.	**Property 1:-** Unit No. H-201, 202 & 203 on 2nd Floor, Tex Centre premises Co-operative society Ltd, Wing- H, Off Sakivihar Road, Near Chandivali Studio CTS No. 14, Village Sakinaka, Andheri East, Mumbai, Area Admeasuring: 3121 Sq ft. Carpet Area. **M/s. Reynold Shirting Limited.**	**A- 06.08.2020** **B- Rs. 26.27 Cr** plus further interest and charges thereon **C- 14.12.2020** **D- Physical Possession**	**A- 392.00** **B- 39.20** **C- 0.50**	**18.02.2026 11:00AM to 04:00PM**	Not Known
	Stressed Asset Management					

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	Mumbai - 400086.					
2.	**Stressed Asset Management Branch, Mumbai** **M/s. Pradhvi Multitrade Pvt. Ltd. (Borrower)** 12, Mata Ram Devi Niwas, N S Road, Mulund-W, Mumbai - 400080, **And:-** Unit AG-4A, W-18, Patra Shed Rajlaxmi commercial complex, Bhiwandi, Village Kalher, Kalyan, Thane - 400086. **Rajpal Singh Daudhar** (Guarantor Director) Flat No. R64, Gurunanak Nagar CHS, LBS Marg, Ghatkopar (W), Mumbai - 400086. **Ashish Kanodia** (Director) B/9/10 Ekta Apartment, 2nd Floor, LBS Marg, Mulund West, Mumbai - 400059. **Raynold Shirting Ltd.,** (Guarantor) 143, Andheri Kurla Road, Shiv Shakti Industrial Estate, 3rd Phase, Opp Mittal Estate. Andheri (East), Mumbai - 400059. **Ms. Preeti Malik,** (Guarantor) Flat No. 1 Sati CHSL Plot No 12, Sector 6, Kopar Khairane, Navi Mumbai - 400709 **Kalathil Ravindra Memon** (Director Guarantor) A-204, Satyam, Link Road, Borivali West, Mumbai - 400709. **Anita Sandeep Shriya**, 17, Jaldarshan, 51, Napeansea Road, Mumbai - 4000026.	**Property 2:-** Office premises 1145/1146/1147, 1st Floor, D wing, Oberoi estate, Chandivali, Andheri-East, Mumbai - 400072. Area Admeasuring: As per Deed SBUA 1270 sq ft., **M/s. Raynold Shirting Ltd.**	**A- 19.04.2021** **B- Rs. 11.61 Cr** plus further interest and charges from the date of NPA ie. **08.07.2020** minus recoveries if any **C- 11.08.2021** **D- Physical Possession**	**A- 139.00** **B- 13.90** **C- 0.50**	**18.02.2026 11:00AM to 04:00PM**	Not Known

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TERMS AND CONDITIONS: The sale shall be subject to the Terms & 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 BASIS" and "AS IS WHAT IS BASIS" and "WHATEVER THERE IS BASIS"**
2. The particulars of Secured Assets specified in the Schedule hereinabove have been stated to the best of the information of the Authorised Officer, but the Authorised Officer shall not be answerable for any error, misstatement or omission in this proclamation.
3. The Sale will be done by the undersigned through e-auction platform provided at the Website **https://baanknet.com** on **18.02.2026 from 11.00 AM to 04:00 PM.**
4. Property 1 is having a society dues of **Rs. 56.19 lacs as on 01.10.2024**
5. Property 2 is having a society dues of **Rs. 46.29 lacs as on 31.12.2025**
6. For detailed term and conditions of the sale, please refer https://baanknet.com & www.pnbindia.in

SD/-

Date: 02.02.2026
Place: Mumbai

Authorized Officer, Punjab National Bank
Secured Creditor, Mob: 8452817277