

APPENDIX-IVA - E-AUCTION PUBLIC SALE NOTICE 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 PROVISION TO RULE 8(6) OF THE SECURITY INTEREST (ENFORCEMENT) RULES, 2002												
Reg. Offc:- 9 th Floor, Antarksh Bhawan, 22 Kasturba Gandhi Marg, New Delhi-110001, Phones:-011-23357171, 23357172, 23705414, Web:-www.pnbhousing.com												
B.O. VIRAR - 302, Third Floor, Riddhi Arcade, 100th Narangji Bypass Road, Near Big Bazar, Virar (West) Maharashtra - 401303, B.O. BOISAR - 2B, Second Floor, Aameya Park, Navapur Road, Boisar (West), Maharashtra - 401501, B.O. THANE - Office No. 204 Second Floor Dev Corpura Cadbury Junction Eastern Express Highway Thane West, Maharashtra - 400601, B.O. KALYAN - Office No-23, Third Floor, Swami Tirbh Building No. 5, Shelar Park, Near Khadkappa Circle, Kalyan (West), Maharashtra-421301, B.O. BORIVALI - 203 & 204-A, Second Floor Western Edge-I, Near WE Highway, Magathane, Borivali (East), Mumbai, Maharashtra - 400666, B.O. MUMBAI - G-01, Ground Floor, Baba House, Near Western Express Metro Station, Andheri East, Mumbai-400093, B.O. PRABHADEVI - Second Floor, Electric Mansion, Appasaheb Marathe Marg, Prabhadevi, Mumbai, Maharashtra- 400025, B.O. NAVI MUMBAI - 5th Floor, Flat No. 508-509, Persipolis Building, Sector -17,Vashi, Navi Mumbai, Maharashtra - 400703, B.O. PANVEL - Office No. 6-B, First Floor, Neel Empress CHSL, Plot No.92-93, Sector 1/5, Near HDFC Circle, Near Panvel, Maharashtra - 412026												
Notice is hereby given to the public in general and in particular to the borrower(s) & guarantor(s) indicated in Column no-A that the below described immovable property (ies) described in Column no-B mortgaged/pledged to the Secured Creditor for the Securitization of the Property/Secured Credit has been taken (as described in Column no-C) by the authorized Officer of M/s PNB Housing Finance Limited/Secured Creditor, will be sold on "AS IS WHERE IS, AS IS WHAT IS AND WHATEVER THERE IS BASIS" as per the details mentioned below.												
Notice is hereby given to borrower(s)/mortgagor(s)/Legal heirs, Legal Representative, (whether Known or Unknown), executor(s), administrator(s), successor(s), assignee(s) of the respective borrower(s)/mortgagor(s) (since deceased) as the case may be indicated in Column no-A under Rule-8(6) & 9 of the Security Interest Enforcement Rules, 2002 amended as on date. For detailed terms and conditions of the sale, please refer to the link provided in M/s PNB Housing Finance Limited/secured creditor's website i.e. www.pnbhousing.com.												
Loan No. Name of the Borrower/Co-Borrower/Guarantor / Legal heirs(A)	Demand Amount & Date (B)	Nature of Possession (C)	Description of the Properties mortgaged (D)	Reserve Price (RP) (E)	EMD (10% of RP) (F)	Last Date of Submission of Bid (G)	Bid Incremental Rate (H)	Inspection Date & Time (I)	Date of Auction & Time (J)	Known Encumbrances Court any (K)		
NHL/THA/0119/629595 & HOU/THA/1218/22448 Mohd Rehan Mohd Ismail Shaikh / Shehzad Rehan Shaikh, B.O.: THANE	Rs. 1795862.25 & 23-06-2021	Physical Possession	Flat No. 04, D Wing, Hans Apartment, Sector-6, Near Kurla, Mumbai, Maharashtra - 401208, Mumbai, India.	Rs. 1,056,000	Rs. 105600	28-03-25	Rs. 10,000	22-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOUTHA/0921917031 Aji Ramadhar Sharmaji Sushma Aji Sharma, B.O.: THANE	Rs. 2760436.57 & 15-12-2022	Physical Possession	Flat No 706, 7th Floor, Shivam Residency Phase I, Tembhode, Padga, Bhivandi, Thane, Maharashtra - 421302, Thane, India.	Rs. 2,637,000	Rs. 263700	21-04-25	Rs. 10,000	18-04-25 12 PM to 04 PM	22-04-25 02 PM to 03 PM	Not Know		
NHLVRR/0118/557122 Ravprakash Mishra, B.O.: VIRAR	Rs. 1048238.26 & 04-03-2021	Physical Possession	Shop No. 4, Ground Floor, Building No. 6, Subiny Apartment, Type H1, Boisar, Thane, Thane, Maharashtra India - 401501	Rs. 576,000	Rs. 57600	28-03-25	Rs. 10,000	20-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOUUMUM/0119/231844 Joyanta Dutta / Sujata Chanda, B.O.: MUMBAI	Rs. 7959043.98 & 04-05-2024	Symbolical Possession	Clarant (Codename X) W17 Q21 Plot C1 6.605, Amara, 60/19, 60/20A, 104/0, 274/1, At: Village Kolshet, Thane (W), Thane, Maharashtra - 400607, India.	Rs. 8,061,000	Rs. 806100	28-03-25	Rs. 20000	22-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/GHKP/0119/636058 Biotech Initiatives Private Limited / Deepak Kumar Prajapati / Poonam Prajapati, B.O.: GHATKOTAR	Rs. 84937727.10 & 14-06-2023	Physical Possession	Flat No. 702, 7th Floor, La Ronche Gokulch CHSL, 4th Road, Bandra West, Mumbai, Maharashtra - 400050, Mumbai, India.	Rs. 51,536,000	Rs. 5153600	28-03-25	Rs. 5,00,000	28-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOUVRR/0119/735017 Suraj Rajdev Pandey / Sunita Suraj Pandey, B.O.: VIRAR	Rs. 1569184.60 & 16-05-2024	Physical Possession	Awadh Type C1 Wing A, 3, 303, Pawan Vihar Complex Building No. 4, and 6, Revised Group Housing Residential Commercial Bldg, Village Nagzari Tal Palghar Dist Palghar, Guj, No. 12A/CT No. 20/H No. 13, 4, Thane, Maharashtra - 401404, India.	Rs. 1,120,000	Rs. 112000	28-03-25	Rs. 10,000	25-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOUUMUM/0321/669595 Ganesh Madhukar Mhaskar / Arati Ganesh Mhaskar, B.O.: MUMBAI	Rs. 2684691.04 & 25-08-2023	Physical Possession	Flat No. 606, Supreme Tower, Hissa 16/1 Survey 157, Majye Temghar, Naka, Bhiwandi, Thane, Maharashtra - 421302, India.	Rs. 2,000,000	Rs. 200000	28-03-25	Rs. 10,000	24-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/BOSR/041/677896 Ramesh B Vishwakarma / Sita Ramesh Vishwakarma, B.O.: BOISAR	Rs. 1069626.94 & 15-04-2024	Physical Possession	Wing B, 1,108, Vrindavan City, S. No. 28 3 1 30 3 at Village Kurguan Tal Palghar, Opp. Boisar Tarapur Road Boisar West, Thane, Maharashtra - 401501, India.	Rs. 8,23,000	Rs. 82300	28-03-25	Rs. 10,000	17-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOUVRR/1118/610105 Mrunal Shyam Kadam / Sani Anant Chalkhe, B.O.: VIRAR	Rs. 1917941.97 & 14-11-2023	Physical Possession	Flat No. 303, B Wing, 3rd Floor Bhagwati Classic Building No. 9 CHSL Kopari Chandanagar Road Virar East Thane Maharashtra - 401305 Thane India.	Rs. 1,514,000	Rs. 151400	28-03-25	Rs. 10,000	18-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOUVRR/1020/827566 Malgarn Prajapati / Anurita M Prajapati, B.O.: VIRAR	Rs. 3943887.32 & 16-11-2022	Physical Possession	Flat No. 301, 3rd Floor, Varad Raj Apartment, Tilak Chaurak, Kalyan West, Kalyan West, Maharashtra - 421301, Thane, India.	Rs. 3,075,000	Rs. 307500	28-03-25	Rs. 10,000	19-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/BOSR/051/691735 Tushar G Kadam / Anandi Tushar Kadam, B.O.: BOISAR	Rs. 1240517.96 & 14-11-2023	Physical Possession	Flat No. 201, 2nd Floor Building No. A 3 Uttara Plaghar Shrigaon Thane Maharashtra - 40104 Thane, India.	Rs. 8,59,000	Rs. 85900	28-03-25	Rs. 10,000	27-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOUUMUM/1017/443034 Mohammed Rajesh Iqbal Shaikh / Mumtaz Bes Shaikh, B.O.: MUMBAI	Rs. 3546662.57 & 17-01-2023	Physical Possession	Estela Wing F15, 1506/0, Estela - Palava Project, Special Township Project at Village Khoni and Anterli Tal Kalyan, Dist Thane, Near Talaja Bypass, Thane, Maharashtra - 412026, India.	Rs. 2,421,000	Rs. 242100	28-03-25	Rs. 10,000	24-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/BOSR/082/1907781 Dayashanker Gupta / Rati Devi, B.O.: BOISAR	Rs. 1144438.76 & 28-03-2024	Physical Possession	Wing B Type D, 3, 302, 0, Sadguru Heights Bldg No.5, Sector-2, N. Khidkaleswar Temple, Village Urmoli, Tal Palghar, Thane, Maharashtra - 412076, India.	Rs. 1,171,000	Rs. 117100	28-03-25	Rs. 10,000	18-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/BOSR/051/693376 Ram Bharose Singh / Asha Singh, B.O.: BOISAR	Rs. 1930455.88 & 23-10-2023	Physical Possession	Flat No. 005 Wing 1, Ground Floor, Building No. 1 And 2, Nest Residency, Palghar, Tembhode, Thane, Maharashtra - 401404, Thane, India.	Rs. 1,500,000	Rs. 150000	28-03-25	Rs. 10,000	19-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOUUMUM/051/738478 Shradha Sadashiv Pednekar / Sadashiv M Pednekar, B.O.: MUMBAI	Rs. 3124216.54 & 18-02-2020	Physical Possession	Morgana Wing F 6,605, Lodha Casa Rio Gold Cluster 29/35, Sector-2, N. Khidkaleswar Temple, Village Nilje & Katol, Kalyan Shi Road, Dombivali-E, Thane, Maharashtra - 421201, India.	Rs. 2,100,000	Rs. 210000	28-03-25	Rs. 10,000	17-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOUUMUM/0219/655825 Jamuna Rajesh Pruthi / Rajesh Pruthi, B.O.: MUMBAI	Rs. 1471279.47 & 17-01-2021	Physical Possession	Flat No. B/02, Ground Floor, Gayatri Apartment Kopari Virar East Thane Maharashtra - 401305 Thane India, 423 Sq. Ft Built Up Area)	Rs. 1,116,000	Rs. 111600	28-03-25	Rs. 10,000	26-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOUVRR/0920/815034 & HOUVRR/0221/866250 Gulabji Nilambar Mishra / Annu Lalit Mishra, B.O.: VIRAR	2151638.00&12 May-23	Physical Possession	Flat No. 06, Ground Floor, Govind Paradise Type E, Govind Paradise Type E CHSL, Kargil Nagar Near National School Manpada, Virar East, Thane, Maharashtra - 401305, Thane, India.	Rs. 1,176,000	Rs. 117600	28-03-25	Rs. 10,000	19-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/BRVL/0318/807544 Kunjan Vaishya / Pragna Vaishya, B.O.: BORIVALI	Rs. 5014090.67 & 05-08-2021	Symbolical Possession	Greenville Wing D, 6,606/0, Lodha Upper Thane Codename Superdell, Proposed integrated township Project, At Village Anju Surai Mankoli Tal Bhiwandi, Near Mankoli Naka, Thane, Maharashtra-421308, India.(Carpet 444 Sq.Ft Approx)	Rs. 3,177,000	Rs. 317700	28-03-25	Rs. 10,000	26-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOUUMUM/1217/471444 Shivaji Khandekar Patil / Kirti Manik Mane, B.O.: MUMBAI	Rs. 6808582.63 & 31-03-2021	Symbolical Possession	Ecopolis Wing A, 17,1704/0, Lodha Upper Thane Codename Superdell, Proposed integrated township Project, At Village Anju Surai Mankoli Tal Bhiwandi, Near Mankoli Naka, Thane, Maharashtra - 421308, India.	Rs. 5,722,000	Rs. 572200	28-03-25	Rs. 20000	26-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
NHLVRR/0119/753569 Nirmal Meghraj Jain / Rinki N Jain, B.O.: VIRAR	Rs. 24666014.57 & 17-12-2021	Physical Possession	Shop No. 4, Ground Floor, Tirupati Heights V N Purav Marg Chunnabhatti Mumbai Mumbai, Maharashtra, India, 400022	Rs. 55,58,000	Rs. 555800	28-03-25	Rs. 20000	25-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	NOT KNOWN		
			Shop No.5, Ground Floor, Tirupati Heights, V N Purav Marg, Chunnabhatti, Mumbai, Mumbai, Maharashtra, India, 400022	Rs. 52,34,000	Rs. 523400							
			Shop No.6, Ground Floor, Tirupati Heights, V N Purav Marg, Chunnabhatti, Mumbai, Mumbai, Maharashtra, India, 400022	Rs. 92,58,000	Rs. 925800							
HOU/THA/0817/422034 / HOU/THA/1117/459735 Mangesh Namdev Patil / Anita Mangesh Patil, B.O.: THANE	Rs. 3956194.08 & 31-03-2021	Physical Possession	Casa Prima wing G Cluster 1.06, Ground 5.0, Lake Shore (The Rise) PALADA, 2, Village Khoni & Anterli, TalukaKalyan, Dist -Thane, Dist-Thane, Maharashtra - 421201, India.	Rs. 3,792,000	Rs. 379200	28-03-25	Rs. 10,000	17-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/PRDV/0219/653528 / HOU/PRDV/0319/667388 Mohammad Rizwan Abdul Rehman / Gulshan Mohammad Rizwan, B.O.: PRABHADEVI	Rs. 1332096.73 & 31-03-2021	Physical Possession	Building No. 4, 2,203, Nirvaana Residency Phase I (Old Name Videcon Residency Phase 2), G.No.106 Sub Plot 1 to 25 at Village Vanjele, Tal Karjat, Maharashtra - 412026, India.	Rs. 1,420,000	Rs. 142000	28-03-25	Rs. 10,000	18-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/KLN/0917/431642 Vinod Kumar Mishra / Pratik / Dev, B.O.: KALYAN	Rs. 904395.28 & 31-03-2021	Physical Possession	B3,3,315/0, Prem Narayan Residency, Prem Nagar- Near Algaon Railway Station, Off. Mumbai Nashik Highway Atgaon - E, Near Algaon Railway Station, Thane, Maharashtra - 431007, India.	Rs. 8,69,000	Rs. 86900	28-03-25	Rs. 10,000	19-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/NAV/0516/287286 Prasad Kondiram Mhaske / Ekta Prasad Mhaske, B.O.: NAVI MUMBAI	Rs. 1697273 & 22-05-2018	Physical Possession	Flat No. 202 2nd Floor, Falco Mangold, Village Balyani, Titwala East, Thane, Maharashtra - 421605, Thane, India.	Rs. 1,631,000	Rs. 163100	28-03-25	Rs. 10,000	17-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/BOSR/0718/559361 Santosh Devendragrasad Singh / Shradha Singh, B.O.: BOISAR	Rs. 2248080.67 & 31-03-2021	Physical Possession	Flat No. 303, C Wing 3rd Floor, Building No. 01, Shivam Aura, Kanchan Universal Mahim Road, Palghar, Thane, Maharashtra - 401404, Thane, India.	Rs. 1,283,000	Rs. 128300	28-03-25	Rs. 10,000	20-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/THA/1117/459304 Kartika Nitesh Mestry / Nitesh Yashwant Mestry, B.O.: THANE	Rs. 1749056.71 & 23-10-2019	Physical Possession	Wing I, Ground 2.0 Aravali Sankul Bandhivali Near Shetu Railway Station, Shetu Tal - Karjat, Dist - Raigad 410101 37/1 to 37/3, 38 & 39/2, Near Shetu Railway Station Thane Maharashtra - 410101 India, (497 Built Up)	Rs. 992,000	Rs. 99200	28-03-25	Rs. 10,000	26-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/PRDV/0319/670244 & HOU/PRDV/0619/711819 Aajam Lacharam Choudhary / Santi Aajam Choudhary, B.O.: PRABHADEVI	Rs. 1936644.93 & 31-03-2021	Physical Possession	Building No. 3, 4, 401, Nirvaana Residency Phase I (Old Name Videcon Residency Phase 2), G.No. 106 Sub Plot 1 to 25 at Village Vanjele, Tal Karjat, Maharashtra - 412026, India, (633 Built Up)	Rs. 1,349,000	Rs. 134900	28-03-25	Rs. 10,000	25-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOUUMUM/0417/380702 Anshu Kumar Upadhyay / Sneha Mahendra Pandey, B.O.: MUMBAI	Rs. 6945938.3 & 18-04-2022	Physical Possession	Casa Urbana wing G, 7, 702 The Centre Down Town Special Township Project at Village Khoni & Anterli Taluka Kalyan District Thane Kalyan, Thane, Maharashtra - 421203, India.	Rs. 3,834,044	Rs. 383404	28-03-25	Rs. 10,000	24-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/BOSR/0120/767547 Priyanka Namdeo Borkar / Pratibha Namdeo Borkar, B.O.: BOISAR	Rs. 1727190.41 & 31-03-2021	Physical Possession	Flat No. 303 Wing D 3rd Floor Building Type E Shree Puram Building Boisar Palghar Road Umroli Palghar East Umroli Railway Station Thane Maharashtra - 401404 Thane, India.	Rs. 1,066,000	Rs. 106600	28-03-25	Rs. 10,000	18-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/BRVL/0619/704617 Ramees Ramdhan Chauhan / Sheeta Ramdhan Chauhan, B.O.: BORIVALI	Rs. 1647951.41 & 24-06-2021	Physical Possession	Flat No. 001 Ground Floor Building No. 5 Muskan Apartment Type D Shrigaon Palghar Maharashtra - 401404 Mumbai India.	Rs. 916,000	Rs. 91600	28-03-25	Rs. 10,000	19-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOUVRR/0517/389905 Swati Ram Mane / Ronald Rock Karas, B.O.: VIRAR	Rs. 1735954.64 & 05-10-2021	Physical Possession	Flat No. 101, C Wing 1st Floor Building No. 03 Kanchan Unvers Chandraika Apartment Mahim Palghar Road Palghar West Thane Maharashtra - 401303 Thane, India.	Rs. 1,211,000	Rs. 121100	28-03-25	Rs. 10,000	17-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/KLN/0519/700373 Jitendra Sonu Kulyave / Suvarna Jitendra Kulyave, B.O.: KALYAN	Rs. 18,92,621.01 & 30-05-2023	Physical Possession	Wing B 4, 403, Maple Greens, Building permission for proposed residential use, S.No. 84/H No. 03/Village Ukrol Tal Karjat, Distt Raigad, Near Sarav Residency, Karjat, Maharashtra-410201, India.	Rs. 9,45,000	Rs. 94500	28-03-25	Rs. 10,000	28-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/BOSR/0218/493962 Vikram P Pitroda / Varsha Paresb Pitroda, B.O.: BOISAR	Rs. 12,02,413.45 & 31-03-2021	Physical Possession	Type B, B1 1.4, Bhavani Darshan, Proposed petty CHSL, Boling, Residential Group, Housing Scheme on Buildings on Land Bearing, Land Bearing G Nos 895 and 896pt, Village Shrigaon Tal Palghar, Opp. Canbara Factory, Thane, Maharashtra - 401404, India.	Rs. 6,89,000	Rs. 68900	28-03-25	Rs. 10,000	26-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU/KLN/1218/620912 Arun Jivaba Harer / Vidya Harer, B.O.: KALYAN	Rs. 1177665.27 & 31-03-2021	Physical Possession	Wing A, 5, 502 Panvelkar Utasv Phase I (Wing A) G No. 12 3 4 and G No. 2 at Village Valivali Ambarnath east Thane Maharashtra - 421501, India.	Rs. 8,43,000	Rs. 84300	28-03-25	Rs. 10,000	24-03-25 12 PM to 04 PM	29-03-25 02 PM to 03 PM	Not Know		
HOU												